

Buncombe County
5/10/2011



***Absorption Rate
Report
(Residential Properties)**

PRICE RANGE	ACTIVE LISTINGS	PENDING	PENDING RATIO	6 Month EXPIRED	6 Month CLOSINGS	Avg Sales Price	ABSORPTI ON RATE	Diff	List/Sale%	AVG DOM
0 - 74,999	72	20	27.8%	96	62	\$47,260	7.0	-0.2	93.7%	86
75,000 - 99,999	121	28	23.1%	119	56	\$82,759	13.0	0.0	91.3%	174
100,000 - 124,999	201	27	13.4%	153	68	\$102,384	17.7	2.2	90.1%	168
125,000 - 149,999	265	43	16.2%	285	98	\$129,203	16.2	-2.5	94.2%	171
150,000 - 174,999	268	38	14.2%	264	87	\$155,017	18.5	0.7	95.7%	190
175,000 - 199,999	299	38	12.7%	312	122	\$178,488	14.7	1.1	94.8%	176
200,000 - 249,999	433	56	12.9%	431	110	\$216,667	23.6	-0.3	94.6%	186
250,000 - 299,999	357	40	11.2%	343	97	\$262,314	22.1	0.9	93.7%	176
300,000 - 349,999	237	29	12.2%	208	68	\$307,509	20.9	-0.3	94.0%	241
350,000 - 399,999	208	27	13.0%	193	45	\$349,106	27.7	0.4	92.0%	194
400,000 - 449,999	96	14	14.6%	113	31	\$396,526	18.6	-1.1	92.5%	237
450,000 - 499,999	128	13	10.2%	88	24	\$455,256	32.0	-0.3	93.8%	263
500,000 - 599,999	120	10	8.3%	101	24	\$512,542	30.0	-2.0	91.4%	265
600,000 - 699,999	84	3	3.6%	64	14	\$619,041	36.0	3.2	92.2%	349
700,000 - 799,999	71	2	2.8%	46	10	\$706,035	42.6	-6.9	91.8%	339
800,000 - 899,999	57	2	3.5%	26	9	\$792,974	38.0	8.0	93.2%	411
900,000 - 999,999	46	2	4.3%	34	8	\$828,313	34.5	-2.3	86.3%	523
1 Million +	209	2	1.0%	125	18	\$1,220,528	69.7	9.7	88.4%	424
TOTAL	3272	394	12.0%	3001	951	\$247,453	20.6	0.2	92.7%	198

Scott Raines - Realtor® - Mobile: 828-551-0087 Overall Median sales Price: \$190,000

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*Absorption Rate=# of months it would take for present inventory to sell based on the past 6 months sales averaged monthly