

Real Estate Market Activity Table

Regional Residential Benton and Washington Counties

2004 Annual

Current Existing Home Market

Price Range	End of Yr Listings	Annual Sales	Sales / Month	Months Supply	DOMP (Median)	P/SF (Median)	SP/LP (Median)	Sales Volume	Price Range
0-99	108	1400	116.7	0.9	22	\$67	99.6%	\$107,792,479	0-99
100-149	148	2037	169.8	0.9	35	\$81	100.0%	\$252,977,236	100-149
150-199	134	1070	89.2	1.5	57	\$88	98.9%	\$182,217,776	150-199
200-249	203	537	44.8	4.5	69	\$98	98.6%	\$118,934,303	200-249
250-299	316	331	27.6	11.5	63	\$102	98.7%	\$89,084,533	250-299
300-349	235	114	9.5	24.7	61	\$109	98.5%	\$36,713,874	300-349
350-399	129	102	8.5	15.2	88	\$117	98.1%	\$37,435,725	350-399
400-449	148	51	4.3	34.8	63	\$121	98.1%	\$21,375,588	400-449
450-499	96	41	3.4	28.1	65	\$126	96.2%	\$18,469,218	450-499
500-549	37	13	1.1	34.2	102	\$135	100.0%	\$6,688,614	500-549
550-599	15	28	2.3	6.4	98	\$129	97.7%	\$15,555,024	550-599
600-699	13	13	1.1	12.0	54	\$147	97.1%	\$8,368,100	600-699
700-799	10	11	0.9	10.9	78	\$140	95.9%	\$7,911,000	700-799
800-999	4	10	0.8	4.8	250	\$159	93.9%	\$8,034,868	800-999
1,000+	15	6	0.5	30.0	47	\$238	97.3%	\$9,065,000	1,000+
Totals	1,611	5,764	480.3	3.4	49	\$80	99.4%	\$920,623,338	Totals

Current New Construction Market

Price Range	End of Yr Listings	Annual Sales	Sales / Month	Months Supply	DOMP (Median)	P/SF (Median)	SP/LP (Median)	Sales Volume	Price Range
0-99	0	471	39.3	0.0	21	\$65	99.6%	\$36,332,460	0-99
100-149	1	650	54.2	0.0	33	\$82	100.0%	\$81,251,174	100-149
150-199	81	370	30.8	2.6	55	\$88	98.9%	\$63,300,874	150-199
200-249	197	215	17.9	11.0	75	\$99	98.7%	\$47,868,397	200-249
250-299	332	102	8.5	39.1	71	\$100	98.3%	\$27,506,127	250-299
300-349	202	56	4.7	43.3	58	\$106	97.6%	\$17,725,263	300-349
350-399	140	41	3.4	41.0	77	\$112	98.1%	\$15,147,160	350-399
400-449	183	14	1.2	84.0	31	\$130	98.3%	\$5,860,895	400-449
450-499	122	17	1.4	84.0	53	\$122	98.6%	\$8,013,550	450-499
500-549	35	9	0.8	46.7	47	\$125	100.0%	\$4,724,875	500-549
550-599	17	4	0.3	51.0	90	\$126	95.5%	\$2,205,000	550-599
600-699	10	11	0.9	10.9	144	\$144	100.0%	\$7,207,754	600-699
700-799	1	4	0.3	3.0	153	\$156	98.7%	\$2,958,814	700-799
800-999	2	1	0.1	24.0	0	\$119	100.0%	\$820,000	800-999
1,000+	0	2	0.2	0.0	476	\$125	79.5%	\$2,200,000	1,000+
Totals	1,323	1,967	163.9	8.1	42	\$83	99.4%	\$323,122,343	Totals

Total Market-All Price Categories

End of Year and Annual

End of Yr Listings	Annual Sales	Ave Sales / Month	Months Supply	DOMP (Median)	P/SF (Median)	SP/LP (Median)	Sales Volume
2,934	7,731	644.3	4.6	52	\$80.0	99.3%	\$1,243,745,681

Median Sales Prices

Existing	New Cons	Total
\$134,900	\$137,500	\$135,000

Data is taken from the MLS database on the 12th of January and should be considered a preliminary report.
Sales and listings not in the database and Time Shares are excluded.

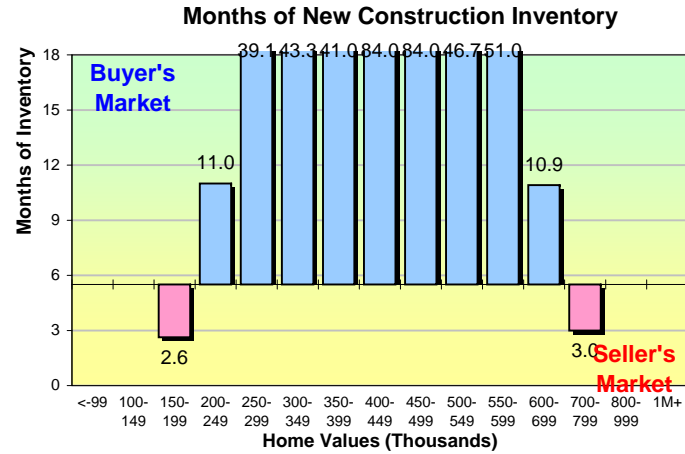
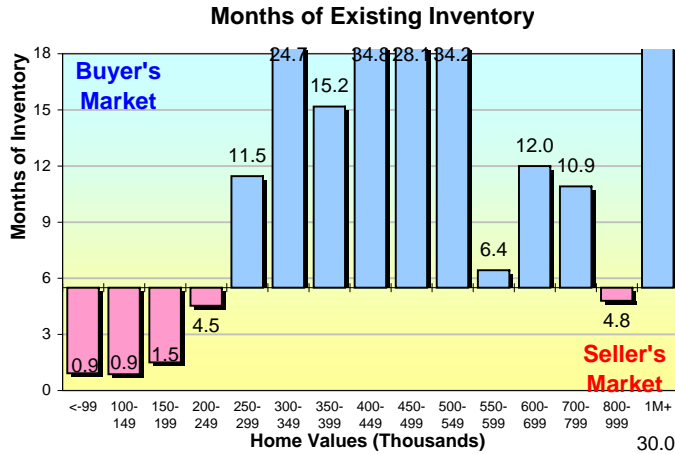
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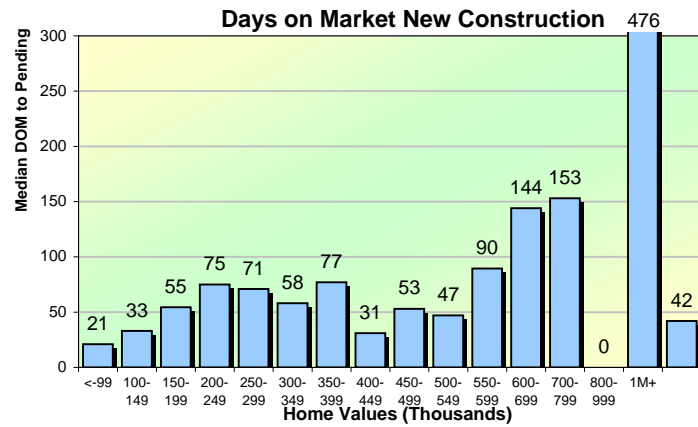
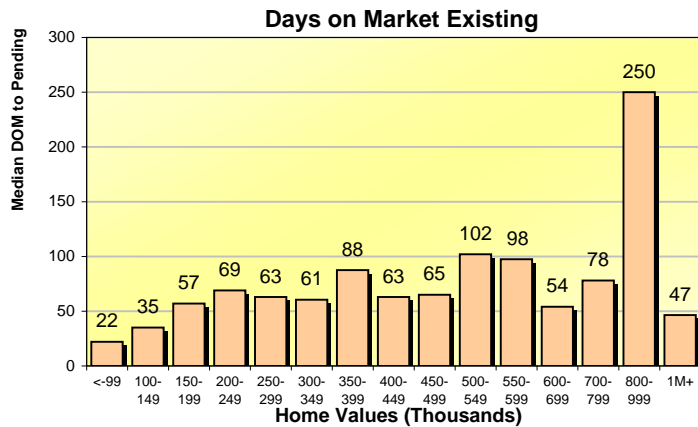
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Months of Inventory 2004 Annual Regional Market Residential



Days-On-Market to Pending Graphs

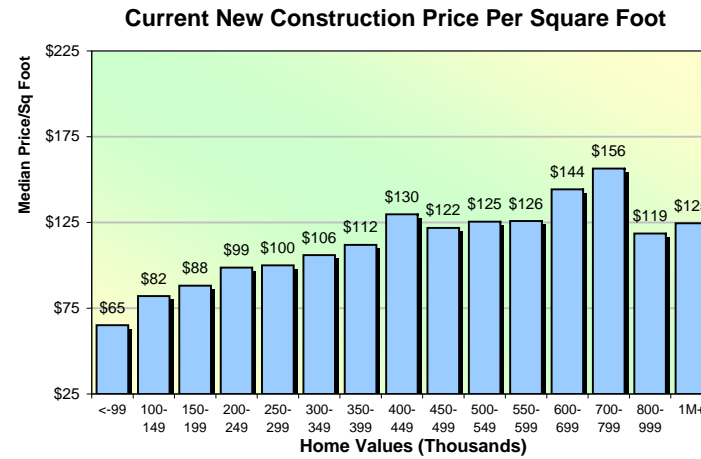
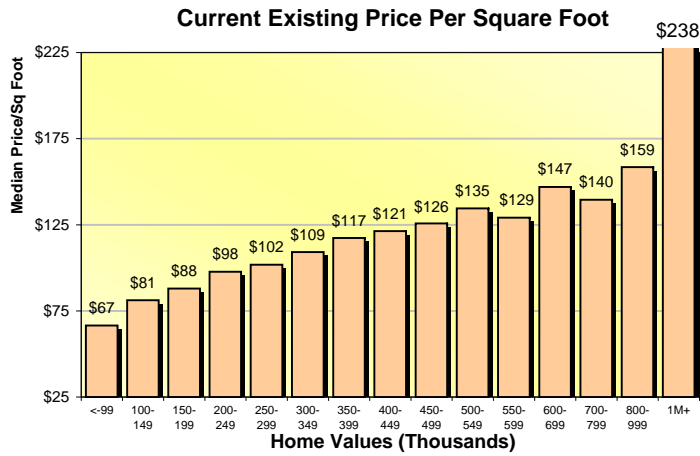


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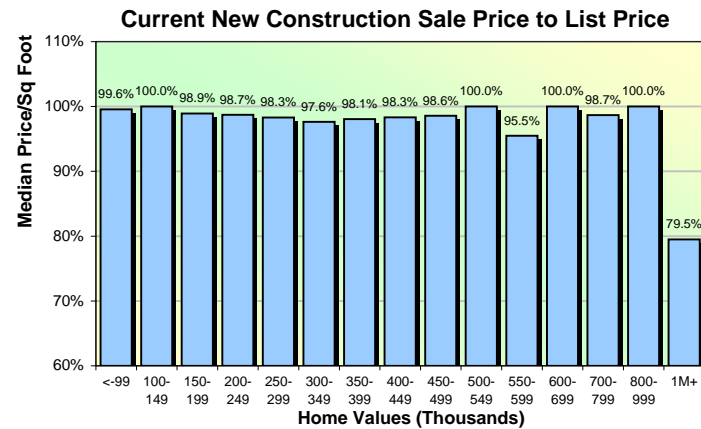
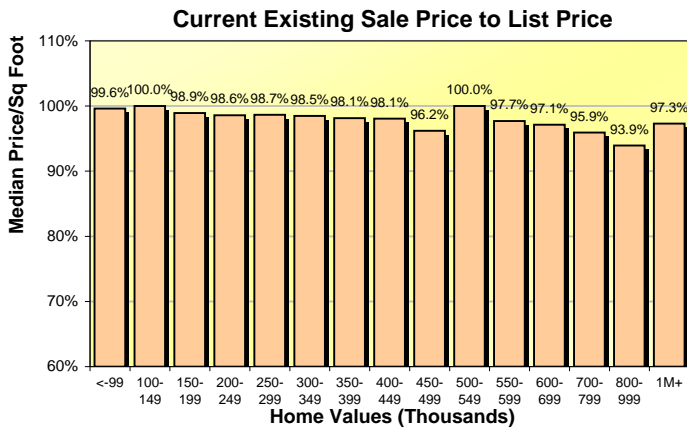
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Median Price Per Square Foot Graphs 2004 Annual Regional Market Residential



Median Sale Price to List Price Ratio Graphs



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