MLS of Greater Cincinnati **Revised: 24-July-2009**

MLS Monthly Update

2007 - 2008	MAY	2008 JUNE	JULY	AUG	SEP	OCT	NOV	DEC	2008 Total/Avg Full Year	Jan-Dec. Variance 07 -'08	JAN	FEB	MAR	APR	MAY	2009 JUNE	% June Variance 08 -'09	2009 Total/Avg YTD	Jan-June Variance 08 -'09
Membership:																			
Offices	695	700	700	708	701	695	693	692	699	-1.18%	691	688	672	670	667	670	-4.29%	676	-3.36%
Licensees	5,648	5,646	5,579	5,591	5,551	5,471	5,427	5,394	5,599	-6.48%	5,224	5,239	5,208	5,206	5,213	5,228	-7.40%	5,220	-8.35%
Active Inventory	**21,028**	**21,647**	**21,737**	**21,416**	**21,137**	**20,465**	**19,671**	**17,791**	20,402		**17,752**	**17,839**	**18,641**	**18,726**	**18,965**	**18,959**	-12.42%	18,480	
Residential	16,039	16,437	16,689	16,387	16,032	15,403	14,734	13,273	15,486	-5.71%	13,132	13,094	13,764	13,787	14,052	14,051	-14.52%	13,647	-12.25%
Multi-Fam. & Apts.	1,203	1,268	1,237	1,236	1,231	1,217	1,161	1,049	1,191		1,041	1,013	1,014	993	1,008	1,008	-20.50%	1,013	
Commercial & Indus.	850	871	888	868	870	853	864	791	843		779	823	852	872	881	869	-0.23%	846	
Land & Lots	2,936	3,071	2,923	2,925	3,004	2,992	2,912	2,678	2,882		2,800	2,909	3,011	3,074	3,024	3,031	-1.30%	2,975	
New Listings (All)	5,122	4,960	4,846	4,331	3,842	3,830	2,718	2,547	50,653	-14.35%	3,588	3,467	4,537	4,324	4,102	4,273	-13.85%	24,291	-14.88%
New Listings (SF&C)	4,382	4,148	4,219	3,656	3,161	3,212	2,284	2,142	42,773	-14.46%	2,987	2,845	3,849	3,642	3,560	3,678	-11.33%	20,561	-14.68%
Expirations	1,464	1,550	1,884	1,741	1,789	1,926	1,897	2,628	1,804	-6.75%	1,671	1,332	1,425	1,249	1,203	1,516	-2.19%	1,399	-14.22%
Cancelled (SF & C)	794	852	872	815	861	830	607	657	782	-9.38%	658	591	633	659	589	635	-25.47%	628	-20.62%
Pending Sales																			
New (SF & C)	2,115	1,988	1,951	1,862	1,553	1,587	1,148	1,215	1,739	-12.06%	1,441	1,452	1,782	2,214	2,064	2,171	9.21%	1,854	-3.73%
New (Monthly) -Total	2,276	2,149	2,141	2,012	1,710	1,714	1,298	1,336	1,899	-13.07%	1,511	1,586	1,955	2,392	2,226	2,306	7.31%	1,996	-4.76%
Pending	*1,814*	*1,661*	*1,638*	*1,543*	*1,390*	*1,272*	*936*	*950*			*1,341*	*1,362*	*1,602*	*2,040*	*1,925*	*1,952*			
Sold	*448*	*469*	*482*	*453*	*304*	*425*	*335*	*375*			*157*	*203*	*332*	*328*	*272*	*320*			
Other (C,W,E)	*14*	*19*	*21*	*16*	*16*	*17*	*27*	*11*			*13*	*21*	*21*	*24*	*29*	*34*			
BOM (in Month)	692	657	725	575	629	691	414	635	668	-10.44%	696	581	658	583	605	679	3.35%	634	-12.62%
Waiting To Close	3,495	3,277	3,130	3,094	2,852	2,620	2,386	2,169	2,932	-6.63%	2,444	2,669	2,861	3,626	3,814	3,696	12.79%	3,185	0.97%

Closings:	2008 MAY	2008 JUNE	JULY	AUG	SEP	OCT	NOV	DEC	2008 Total/Avg Full Year	Jan-Dec. Variance 07 -'08	JAN	FEB	MAR	APR	MAY	2009 JUNE	% June Variance 08 -'09	2009 Total/Avg YTD	Jan-June Variance 08 -'09
Total Sold Properties	2,035	2,086	1,988	1,904	1,773	1,637	1,270	1,426	20,323	-16.49%	999	1,230	1,501	1,497	1,799	2,108	1.05%	9,134	-11.54%
$ Volume (000's)	$335,882	$383,192	$351,209	$306,164	$272,167	$242,365	$178,965	$194,747	3,216,750	-22.52%	$122,362	$155,071	$199,244	$199,221	$271,053	$332,995	-13.10%	1,279,946	-23.41%
Single Family	1,722	1,771	1,682	1,606	1,449	1,334	1,079	1,142	16,881	-14.66%	826	1,028	1,251	1,246	1,498	1,760	-0.62%	7,609	-11.41%
$ Volume (000's)	$295,852	$340,698	$311,079	$269,027	$228,045	$203,638	$153,936	$157,553	2,767,247	-21.31%	$99,997	$134,700	$171,618	$173,388	$235,460	$297,195	-12.77%	1,112,359	-22.97%
Avg. DOM	84	83	76	77	78	81	85	79	83	-3.28%	89	89	81	84	84	79	-4.82%	84	-3.28%
Avg. Price	$171,807	$192,376	$184,946	$167,514	$157,381	$152,652	$142,665	$137,962	$163,927	-7.79%	$121,062	$131,031	$137,185	$139,156	$157,183	$168,861	-12.22%	$146,190	-13.04%
Median Price	$143,250	$147,500	$141,100	$135,000	$128,000	$121,250	$113,000	$100,000	$130,000	-11.86%	$88,750	$100,950	$112,900	$118,000	$130,000	$134,900	-8.54%	$120,000	-18.64%
Condominiums	199	169	184	170	200	165	100	137	1,891	-23.72%	97	101	138	141	180	196	15.98%	853	-8.77%
$ Volume (000's)	$28,244	$26,684	$26,718	$24,184	$29,678	$27,080	$16,639	$23,132	279,416	-21.07%	$17,240	$12,098	$19,588	$17,774	$25,251	$24,530	-8.07%	116,482	-11.75%
Avg. DOM	109	121	110	87	109	95	99	114	106	9.75%	149	108	125	122	113	114	-5.79%	120	9.75%
Avg. Price	$141,928	$157,896	$145,205	$142,256	$148,389	$164,120	$166,386	$168,848	$147,761	3.48%	$177,736	$119,782	$141,944	$126,060	$140,285	$125,153	-20.74%	$136,556	-3.26%
Median Price	$120,000	$125,000	$121,720	$116,726	$120,000	$129,000	$117,000	$123,500	$120,000	-4.00%	$129,000	$97,000	$123,950	$110,500	$120,750	$105,450	-15.64%	$113,875	-8.90%
Multi-Family (2-4)	58	71	58	57	62	72	56	70	758	-17.88%	51	66	71	62	51	76	7.04%	377	-1.57%
$ Volume (000's)	$3,999	$6,074	$3,173	$4,214	$4,327	$3,549	$2,759	$3,708	49,410	-38.75%	$2,202	$3,050	$2,463	$2,780	$3,067	$3,998	-34.18%	17,560	-36.56%
Apartments (5+)	5	14	5	9	3	5	4	7	96	-10.28%	5	3	3	3	7	20	42.86%	41	-34.92%
$ Volume (000's)	$1,419	$1,740	$1,858	$1,365	$1,150	$816	$1,993	$2,216	20,065	-43.56%	$696	$390	$782	$559	$732	$620	-64.37%	3,779	-64.57%
Commercial/Invest	6	13	13	18	12	16	11	17	177	-30.86%	5	11	14	13	15	15	15.38%	73	-18.89%
$ Volume (000's)	$948	$2,942	$2,411	$3,493	$3,447	$2,778	$2,395	$2,954	39,866	-38.49%	$1,409	$1,506	$1,401	$1,858	$3,177	$2,956	0.48%	12,307	-45.03%
Farms & Acreage	4	6	2	2	3	1	1	3	33	-38.89%	1	3	0	1	3	3	-50.00%	11	-47.62%
$ Volume (000's)	$1,102	$2,339	$878	$530	$984	$240	$75	$688	10,146	-46.07%	$155	$657	$0	$220	$937	$689	-70.54%	2,658	-60.63%
Construction Lots	41	42	44	42	44	44	19	50	487	-34.01%	14	18	24	31	45	38	-9.52%	170	-30.33%
$ Volume (000's)	$4,319	$2,715	$5,092	$3,351	$4,536	$4,264	$1,169	$4,496	50,599	-37.88%	$662	$2,670	$3,391	$2,641	$2,429	$3,007	10.76%	14,800	-46.55%