



**Manatee Association of Realtors®
Monthly Sales Trend Indicator
2011**

Sales by Price Range - Single Family Homes & Villas

Price Range	Jan-11	Feb-11	Mar-11	Apr-11	May-11	Jun-11	Jul-11	Aug-11	Sep-11	Oct-11	Nov-11	Dec-11	YTD Total	Curr Month	YTD
\$1 - 49,999	21	28	25	36	28	25	17	17	17	21			235	11.05%	10.52%
\$50,000 - 59,999	8	11	9	10	12	7	8	7	8	8			88	4.21%	3.94%
\$60,000 - 69,999	6	8	15	9	12	8	5	10	6	8			87	4.21%	3.89%
\$70,000 - 79,999	7	8	9	4	16	8	5	3	6	13			79	6.84%	3.54%
\$80,000 - 89,999	6	6	10	4	12	9	10	7	9	3			76	1.58%	3.40%
\$90,000 - 99,999	7	5	10	8	12	6	6	7	9	5			75	2.63%	3.36%
\$100,000 - 119,999	16	17	17	12	21	18	17	23	14	18			173	9.47%	7.74%
\$120,000 - 139,999	18	24	21	19	14	25	14	22	15	23			195	12.11%	8.73%
\$140,000 - 159,999	10	20	24	25	20	22	20	14	19	18			192	9.47%	8.59%
\$160,000 - 179,999	13	14	25	14	17	11	20	12	11	11			148	5.79%	6.62%
\$180,000 - 199,999	9	13	18	8	9	13	13	14	12	8			117	4.21%	5.24%
\$200,000 - 249,999	16	19	21	16	36	29	26	24	16	19			222	10.00%	9.94%
\$250,000 - 299,999	9	13	18	18	16	20	30	16	19	11			170	5.79%	7.61%
\$300,000 - 349,999	10	7	14	9	15	9	17	17	10	9			117	4.74%	5.24%
\$350,000 - 399,999	4	6	5	11	6	6	11	9	9	7			74	3.68%	3.31%
\$400,000 - 499,999	9	6	8	6	7	11	8	6	7	3			71	1.58%	3.18%
\$500,000 - 599,999	2	5	3	7	7	4	5	4	8	1			46	0.53%	2.06%
\$600,000 - 699,999	0	4	3	6	3	2	2	1	1	2			24	1.05%	1.07%
\$700,000 - 799,999	3	1	2	2	0	1	2	0	2	1			14	0.53%	0.63%
\$800,000 - 899,999	0	0	0	1	2	1	2	1	2	0			9	0.00%	0.40%
\$900,000 - 999,999	1	0	1	0	0	0	1	0	2	0			5	0.00%	0.22%
\$1,000,000 - and over	0	0	3	3	1	2	3	1	3	1			17	0.53%	0.76%
Current Year	175	215	261	228	266	237	242	215	205	190			2,234		
Previous Year	142	176	255	218	240	236	195	210	198	174	176	209	2,429		
Change from last month		22.86%	21.40%	-12.64%	16.67%	-10.90%	2.11%	-11.16%	-4.65%	-7.32%					
Change from last year	23.24%	22.16%	2.35%	4.59%	10.83%	0.42%	24.10%	2.38%	3.54%	9.20%					
Current YTD	175	390	651	879	1,145	1,382	1,624	1,839	2,044	2,234					
Previous YTD	142	318	573	791	1,031	1,267	1,462	1,672	1,870	2,044	2,220	2,429			
% Change YTD	23.24%	22.64%	13.61%	11.13%	11.06%	9.08%	11.08%	9.99%	9.30%	9.30%					



**Manatee Association of Realtors®
Monthly Sales Trend Indicator
2011**

Sales by Price Range - Condominiums, Townhouses and Co-Op

Price Range	Jan-11	Feb-11	Mar-11	Apr-11	May-11	Jun-11	Jul-11	Aug-11	Sep-11	Oct-11	Nov-11	Dec-11	YTD Total	Curr Month	YTD
\$1 - 49,999	22	20	33	24	26	19	15	19	16	17			211	30.36%	27.37%
\$50,000 - 59,999	5	7	7	7	11	11	5	4	3	4			64	7.14%	8.30%
\$60,000 - 69,999	1	1	13	8	5	1	1	3	8	4			45	7.14%	5.84%
\$70,000 - 79,999	3	4	5	7	9	9	4	6	4	5			56	8.93%	7.26%
\$80,000 - 89,999	6	4	8	0	4	4	1	4	3	5			39	8.93%	5.06%
\$90,000 - 99,999	2	0	3	6	4	2	5	2	1	4			29	7.14%	3.76%
\$100,000 - 119,999	5	5	15	11	10	6	4	2	4	6			68	10.71%	8.82%
\$120,000 - 139,999	4	6	6	7	5	8	4	5	4	2			51	3.57%	6.61%
\$140,000 - 159,999	5	5	4	7	6	0	4	1	1	3			36	5.36%	4.67%
\$160,000 - 179,999	1	2	3	2	1	3	3	2	2	0			19	0.00%	2.46%
\$180,000 - 199,999	2	3	0	3	2	2	2	1	2	2			19	3.57%	2.46%
\$200,000 - 249,999	2	3	7	11	4	5	3	2	5	1			43	1.79%	5.58%
\$250,000 - 299,999	2	5	2	3	5	4	3	4	2	0			30	0.00%	3.89%
\$300,000 - 349,999	2	1	7	3	1	5	0	1	0	1			21	1.79%	2.72%
\$350,000 - 399,999	0	0	2	2	4	1	4	2	0	2			17	3.57%	2.20%
\$400,000 - 499,999	1	0	4	1	2	1	1	0	0	0			10	0.00%	1.30%
\$500,000 - 599,999	1	0	0	0	1	1	0	0	2	0			5	0.00%	0.65%
\$600,000 - 699,999	1	0	2	0	1	0	1	1	0	0			6	0.00%	0.78%
\$700,000 - 799,999	0	0	0	0	1	0	0	0	0	0			1	0.00%	0.13%
\$800,000 - 899,999	0	0	0	0	0	0	0	0	0	0			0	0.00%	0.00%
\$900,000 - 999,999	0	0	0	0	0	0	0	0	0	0			0	0.00%	0.00%
\$1,000,000 - and over	0	0	0	0	0	0	0	1	0	0			1	0.00%	0.13%
Current Year	65	66	121	102	102	82	60	60	57	56			771		
Previous Year	45	64	98	95	89	80	46	51	66	66	55	75	830		
Change from last month		1.54%	83.33%	-15.70%	0.00%	-19.61%	-26.83%	0.00%	-5.00%	-1.75%					
Change from last year	44.44%	3.13%	23.47%	7.37%	14.61%	2.50%	30.43%	17.65%	-13.64%	-15.15%					
Current YTD	65	131	252	354	456	538	598	658	715	771					
Previous YTD	45	109	207	302	391	471	517	568	634	700	755	830			
% Change YTD	44.44%	20.18%	21.74%	17.22%	16.62%	14.23%	15.67%	15.85%	12.78%	10.14%					



Manatee Association of Realtors®
Monthly Sales Trend Indicator
2011
Sales by Price Range - Overall

Price Range	Jan-11	Feb-11	Mar-11	Apr-11	May-11	Jun-11	Jul-11	Aug-11	Sep-11	Oct-11	Nov-11	Dec-11	YTD Total	Curr Month	YTD
\$1 - 49,999	47	64	71	73	64	50	33	44	37	45			528	17.37%	16.58%
\$50,000 - 59,999	13	20	22	20	27	18	15	14	12	14			175	5.41%	5.50%
\$60,000 - 69,999	7	9	31	19	19	9	6	15	16	14			145	5.41%	4.55%
\$70,000 - 79,999	11	14	20	12	26	18	14	10	10	19			154	7.34%	4.84%
\$80,000 - 89,999	13	11	19	6	18	14	11	12	14	9			127	3.47%	3.99%
\$90,000 - 99,999	11	8	13	14	16	8	11	9	10	9			109	3.47%	3.42%
\$100,000 - 119,999	21	22	36	23	33	25	21	25	19	24			249	9.27%	7.82%
\$120,000 - 139,999	22	30	28	27	20	34	18	28	19	25			251	9.65%	7.88%
\$140,000 - 159,999	15	25	29	33	26	23	24	15	20	21			231	8.11%	7.26%
\$160,000 - 179,999	15	17	28	16	18	14	23	14	13	11			169	4.25%	5.31%
\$180,000 - 199,999	11	16	18	11	11	15	15	15	14	10			136	3.86%	4.27%
\$200,000 - 249,999	18	22	29	27	40	35	29	27	21	20			268	7.72%	8.42%
\$250,000 - 299,999	11	18	20	21	21	24	33	20	21	11			200	4.25%	6.28%
\$300,000 - 349,999	12	8	21	12	17	14	17	18	10	10			139	3.86%	4.37%
\$350,000 - 399,999	4	6	7	13	11	7	15	11	9	9			92	3.47%	2.89%
\$400,000 - 499,999	10	6	13	7	9	12	9	6	7	3			82	1.16%	2.58%
\$500,000 - 599,999	3	5	3	7	8	5	5	4	11	1			52	0.39%	1.63%
\$600,000 - 699,999	1	4	5	6	4	2	3	2	1	2			30	0.77%	0.94%
\$700,000 - 799,999	3	1	2	2	1	1	2	0	2	1			15	0.39%	0.47%
\$800,000 - 899,999	0	0	0	1	2	1	2	1	2	0			9	0.00%	0.28%
\$900,000 - 999,999	1	0	1	0	0	0	1	0	2	0			5	0.00%	0.16%
\$1,000,000 - and over	0	0	3	3	1	2	3	2	3	1			18	0.39%	0.57%
Current Year	249	306	419	353	392	331	310	292	273	259			3,184		
Previous Year	201	262	373	337	343	327	250	274	277	247	241	301	3,433		
Change from last month		22.89%	36.93%	-15.75%	11.05%	-15.56%	-6.34%	-5.81%	-6.51%	-5.13%					
Change from last year		16.79%	12.33%	4.75%	14.29%	1.22%	24.00%	6.57%	-1.44%	4.86%					
Current YTD	249	555	974	1,327	1,719	2,050	2,360	2,652	2,925	3,184					
Previous YTD	201	463	836	1,173	1,516	1,843	2,093	2,367	2,644	2,891	3,132	3,433			
% Change YTD	23.88%	19.87%	16.51%	13.13%	13.39%	11.23%	12.76%	12.04%	10.63%	10.13%					



Manatee Association of Realtors®
Monthly Sales Trend Indicator
2011
Sales by Bedroom Count

Bedrooms	Jan-11	Feb-11	Mar-11	Apr-11	May-11	Jun-11	Jul-11	Aug-11	Sep-11	Oct-11	Nov-11	Dec-11	YTD Total	Curr Month	YTD
0	0	0	0	0	0	1	1	0	0	0	0	0	2	0.00%	0.06%
1	9	12	25	24	17	19	9	9	13	15	0	0	152	5.79%	4.77%
2	88	124	164	143	151	109	84	98	86	105	0	0	1,152	40.54%	36.18%
3	105	123	173	140	171	151	146	128	116	107	0	0	1,360	41.31%	42.71%
4	36	41	49	45	44	46	66	48	50	28	0	0	453	10.81%	14.23%
5	10	4	7	0	7	4	4	6	5	4	0	0	51	1.54%	1.60%
6+	1	2	1	1	2	1	0	3	3	0	0	0	14	0.00%	0.44%
Total	249	306	419	353	392	331	310	292	273	259	0	0	3,184	100.00%	100.00%

Sales by Bathroom Count

Bathrooms	Jan-11	Feb-11	Mar-11	Apr-11	May-11	Jun-11	Jul-11	Aug-11	Sep-11	Oct-11	Nov-11	Dec-11	YTD Total	Curr Month	YTD
1	46	59	62	59	55	45	31	36	41	44	0	0	478	16.99%	15.01%
2	161	211	305	258	282	237	212	205	175	192	0	0	2,238	74.13%	70.29%
3	31	31	40	30	48	37	55	43	48	20	0	0	383	7.72%	12.03%
4	11	5	9	6	5	11	11	4	9	3	0	0	74	1.16%	2.32%
5	0	0	1	0	1	1	1	0	0	0	0	0	4	0.00%	0.13%
6+	0	0	2	0	1	0	0	4	0	0	0	0	7	0.00%	0.22%
Total	249	306	419	353	392	331	310	292	273	259	0	0	3,184	100.00%	100.00%



Manatee Association of Realtors®
Monthly Sales Trend Indicator
2011
Sales by Housing Style

Style	Jan-11	Feb-11	Mar-11	Apr-11	May-11	Jun-11	Jul-11	Aug-11	Sep-11	Oct-11	Nov-11	Dec-11	YTD Total	Curr Month	YTD
Single Family Home	162	197	237	206	242	217	235	205	195	177	0	0	2,073	68.34%	65.11%
Condominium	59	56	106	92	94	76	51	54	56	53	0	0	697	20.46%	21.89%
Villa	13	18	24	22	24	20	7	10	10	13	0	0	161	5.02%	5.06%
Manufactured/Mobile H	8	22	35	21	21	8	7	13	9	13	0	0	157	5.02%	4.93%
Townhouse	5	7	15	7	8	6	9	6	1	3	0	0	67	1.16%	2.10%
Half Duplex	1	2	1	0	3	3	1	3	2	0	0	0	16	0.00%	0.50%
Co-Op	1	3	0	3	0	0	0	0	0	0	0	0	7	0.00%	0.22%
Planned Unit Developpr	0	1	0	2	0	1	0	0	0	0	0	0	4	0.00%	0.13%
Modular	0	0	1	0	0	0	0	1	0	0	0	0	2	0.00%	0.06%
Total	249	306	419	353	392	331	310	292	273	259	0	0	3,184	100.00%	100.00%



Manatee Association of Realtors®

Multiple Listing One Month Sales and Inventory Report - October 1 to October 31, 2011

Price Range	Sold Units	Market Share	Average List	Average Sale	% List to Sell	Avg DOM	Inventory on Market	Months Supply
			Price	Price				
\$1 - 49,999	45	17.37%	35,502	32,098	90.00%	86	229	5.1
\$50,000 - 59,999	14	5.41%	59,995	54,018	90.00%	263	116	8.3
\$60,000 - 69,999	14	5.41%	69,607	64,700	93.00%	268	98	7.0
\$70,000 - 79,999	19	7.34%	80,139	75,337	94.00%	110	100	5.3
\$80,000 - 89,999	9	3.47%	95,811	83,467	87.00%	266	85	9.4
\$90,000 - 99,999	9	3.47%	96,444	94,056	98.00%	135	86	9.6
\$100,000 - 119,999	24	9.27%	114,303	106,687	93.00%	223	139	5.8
\$120,000 - 139,999	25	9.65%	135,240	128,532	95.00%	141	154	6.2
\$140,000 - 159,999	21	8.11%	156,965	148,342	95.00%	114	127	6.1
\$160,000 - 179,999	11	4.25%	183,455	170,355	93.00%	123	109	9.9
\$180,000 - 199,999	10	3.86%	195,520	188,845	97.00%	149	94	9.4
\$200,000 - 249,999	20	7.72%	238,880	228,395	96.00%	108	194	9.7
\$250,000 - 299,999	11	4.25%	291,171	271,548	93.00%	124	174	15.8
\$300,000 - 349,999	10	3.86%	346,859	317,700	92.00%	176	119	11.9
\$350,000 - 399,999	9	3.47%	387,422	363,667	94.00%	158	108	12.0
\$400,000 - 499,999	3	1.16%	454,333	419,167	92.00%	401	141	47.0
\$500,000 - 599,999	1	0.39%	549,000	503,000	92.00%	78	92	92.0
\$600,000 - 699,999	2	0.77%	664,250	634,375	96.00%	103	68	34.0
\$700,000 - 799,999	1	0.39%	780,000	750,000	96.00%	171	35	35.0
\$800,000 - 899,999	0	0.00%	0	0	0.00%		27	
\$900,000 - 999,999	0	0.00%	0	0	0.00%		21	
\$1,000,000 - and over	1	0.39%	1,400,000	1,325,000	95.00%	61	83	83.0
Totals	259	100.00%	156,043	146,317	94.00%	152	2,399	9.3

This data represents all residential sales. Reported sales are dependent upon timeliness of sales and totality of information Reported by participants.

The data reflects only The sales published through My Florida Regional MLS and does not include all sales in The Reported areas.

Neither The Association/Board nor The MFRMLS is in any way responsible for its accuracy.



Manatee Association of Realtors®

Multiple Listing YTD Sales and Inventory Report - January 1 to October 31, 2011

Price Range	Sold Units	Market Share	Average List	Average Sale	% List to Sell	Avg DOM	Inventory on Market	Months Supply
			Price	Price				
\$1 - 49,999	528	16.58%	38,462	34,047	89.00%	129	229	4.3
\$50,000 - 59,999	175	5.50%	59,982	54,032	90.00%	166	116	6.6
\$60,000 - 69,999	145	4.55%	68,685	64,302	94.00%	132	98	6.8
\$70,000 - 79,999	154	4.84%	80,433	74,116	92.00%	138	100	6.5
\$80,000 - 89,999	127	3.99%	91,227	84,100	92.00%	166	85	6.7
\$90,000 - 99,999	109	3.42%	100,334	93,842	94.00%	122	86	7.9
\$100,000 - 119,999	249	7.82%	116,710	109,251	94.00%	146	139	5.6
\$120,000 - 139,999	251	7.88%	135,468	129,040	95.00%	130	154	6.1
\$140,000 - 159,999	231	7.26%	157,922	148,464	94.00%	130	127	5.5
\$160,000 - 179,999	169	5.31%	177,982	167,748	94.00%	107	109	6.5
\$180,000 - 199,999	136	4.27%	201,359	188,368	94.00%	113	94	6.9
\$200,000 - 249,999	268	8.42%	237,035	222,312	94.00%	138	194	7.2
\$250,000 - 299,999	200	6.28%	290,404	271,277	93.00%	157	174	8.7
\$300,000 - 349,999	139	4.37%	343,757	322,025	94.00%	168	119	8.6
\$350,000 - 399,999	92	2.89%	391,783	368,576	94.00%	137	108	11.7
\$400,000 - 499,999	82	2.58%	480,070	441,303	92.00%	184	141	17.2
\$500,000 - 599,999	52	1.63%	595,235	547,463	92.00%	191	92	17.7
\$600,000 - 699,999	30	0.94%	681,137	649,492	95.00%	195	68	22.7
\$700,000 - 799,999	15	0.47%	807,900	740,687	92.00%	189	35	23.3
\$800,000 - 899,999	9	0.28%	901,811	834,000	92.00%	240	27	30.0
\$900,000 - 999,999	5	0.16%	1,105,400	920,000	83.00%	310	21	42.0
\$1,000,000 - and over	18	0.57%	1,809,278	1,560,539	86.00%	189	83	46.1
Totals	3,184	100.00%	184,420	171,133	93.00%	141	2,399	7.5

This data represents all residential sales. Reported sales are dependent upon timeliness of sales and totality of information Reported by participants.

The data reflects only The sales published through My Florida Regional MLS and does not include all sales in The Reported areas.

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Manatee Association of Realtors®
Four Year Sales and Inventory History 2007 - 2011
Compiled from Monthly Sales and Inventory Reports

Month	Monthly Sales	Average List Price	Average Sale Price	% Diff Sell/List	Avg DOM	Current Inventory	Months Inventory
01-NOV-07	236	295,997	270,616	91%	104	7,465	31.6
01-DEC-07	237	323,291	288,684	89%	122	7,175	30.3
01-JAN-08	202	322,950	293,174	91%	112	6,940	34.4
01-FEB-08	223	283,295	257,336	91%	110	6,821	30.6
01-MAR-08	261	282,089	255,789	91%	119	6,665	25.5
01-APR-08	310	311,143	283,121	91%	116	6,288	20.3
01-MAY-08	325	295,819	267,377	90%	116	5,717	17.6
01-JUN-08	326	304,995	275,126	90%	124	5,451	16.7
01-JUL-08	255	281,131	258,743	92%	103	4,862	19.1
01-AUG-08	179	291,327	262,191	90%	127	4,597	25.7
01-SEP-08	170	261,184	230,360	88%	130	4,467	26.3
01-OCT-08	182	220,697	197,500	89%	111	4,390	24.1
01-NOV-08	183	219,493	199,244	91%	101	4,345	23.7
01-DEC-08	211	234,514	211,160	90%	129	4,270	20.2
01-JAN-09	169	201,771	182,424	90%	108	4,174	24.7
01-FEB-09	207	195,551	176,885	90%	130	4,179	20.2
01-MAR-09	257	213,454	188,829	88%	137	4,094	15.9
01-APR-09	282	198,552	179,283	90%	145	3,910	13.9
01-MAY-09	267	193,440	174,805	90%	145	3,725	14.0
01-JUN-09	284	202,288	185,208	92%	152	3,632	12.8
01-JUL-09	262	214,363	192,310	90%	146	3,540	13.5
01-AUG-09	221	219,382	201,123	92%	152	3,515	15.9
01-SEP-09	271	229,219	209,257	91%	133	3,501	12.9
01-OCT-09	278	217,749	201,955	93%	130	3,497	12.6
01-NOV-09	245	210,080	193,605	92%	146	3,511	14.3
01-DEC-09	294	201,513	184,879	92%	157	3,490	11.9
01-JAN-10	201	207,672	191,631	92%	125	3,525	17.5
01-FEB-10	262	216,910	200,359	92%	133	3,517	13.4
01-MAR-10	373	197,666	182,991	93%	138	3,568	9.6
01-APR-10	337	208,168	191,682	92%	133	3,575	10.6
01-MAY-10	344	201,370	186,909	93%	127	3,460	10.1
01-JUN-10	327	199,425	185,236	93%	108	3,525	10.8
01-JUL-10	250	190,699	177,783	93%	127	3,427	13.7
01-AUG-10	276	184,738	170,023	92%	126	3,452	12.5
01-SEP-10	278	195,487	179,333	92%	124	3,457	12.4
01-OCT-10	247	179,371	166,617	93%	113	3,398	13.8
01-NOV-10	243	172,515	159,819	93%	121	3,499	14.4
01-DEC-10	309	209,504	191,952	92%	131	3,394	11.0
01-JAN-11	249	171,646	159,125	93%	119	3,392	13.6
01-FEB-11	306	160,942	149,258	93%	140	3,237	10.6
01-MAR-11	419	180,746	164,552	91%	139	3,083	7.4
01-APR-11	353	188,148	173,975	92%	134	2,882	8.2
01-MAY-11	392	174,138	162,637	93%	159	2,697	6.9
01-JUN-11	331	187,132	173,275	93%	129	2,594	7.8
01-JUL-11	310	222,698	206,498	93%	152	2,456	7.9
01-AUG-11	292	189,125	176,760	93%	146	2,474	8.5
01-SEP-11	273	213,104	199,993	94%	133	2,455	9.0
01-OCT-11	259	156,043	146,317	94%	152	2,399	9.3