

**March
2001**

<http://www.tarmls.com>

MLS Month in Review

Tucson Association of REALTORS® Multiple Listing Service, Inc.

"The Voice for Real Estate" in Tucson, Arizona

1622 North Swan Road, Tucson, Arizona, 85712



For Immediate Release: **April 18, 2001**

Contact: Mike Waling, President, (520) 544-4477
Gary E. Doran, Chief Executive Officer, (520) 327-4218

March 2001 Residential Home Sales

The Tucson Association of REALTORS® Multiple Listing Service, Inc. reports that March's average sale price for all residential types rose by 1% to \$154,034 in 2001 from \$151,985 in 2000. The average sale price for Single Family Residences was \$167,478 in March 2001 compared to \$167,388 in March 2000. The median sale price, the price at which half the homes were sold above and below, rose by 7% from March 2000's \$117,000 to \$124,700 in March 2001. March 2001's total sales volume decreased 2% from last year's \$168,095,126 to \$164,662,185, while existing home sales decreased by 3% from 1106 units sold in March 2000, to 1069 in March 2001.

Average days on market dropped by 7% to 55 in March, 2001, compared to 59 in March, 2000, with 48% of all closed listings selling in the first 30 days on the market. Pending contracts, those transactions subject to contract, but not yet closed escrow, increased by 6% from 1216 in March, 2000, to 1285 in March, 2001. The 4,609 active listings in March, 2001, were 17% over the 3,938 in March, 2000, and the 1,710 listings added during March, 2001, are 12% over the 1,527 added in March, 2000.

"The first quarter of 2001 seems to be very similar to the first quarter of 2000." said Mike Waling, President of the Tucson Association of REALTORS® Multiple Listing Service, Inc. "Total sales volume in the first quarter 2001 is 1% above that of 2000; \$384,860,843 to \$381,050,172 and total units sold are 2,526 for the first quarter 2001 vs. 2573 for the same period in 2000." He continued. "Active listings are up by 17% through the first quarter of 2001, 14,033 vs. 11,981 in 2000." Mr. Waling said, "48.4% of the resale homes were sold in the first 30 days at 98% of the listing price, which indicates that the market is still moving at a strong pace."

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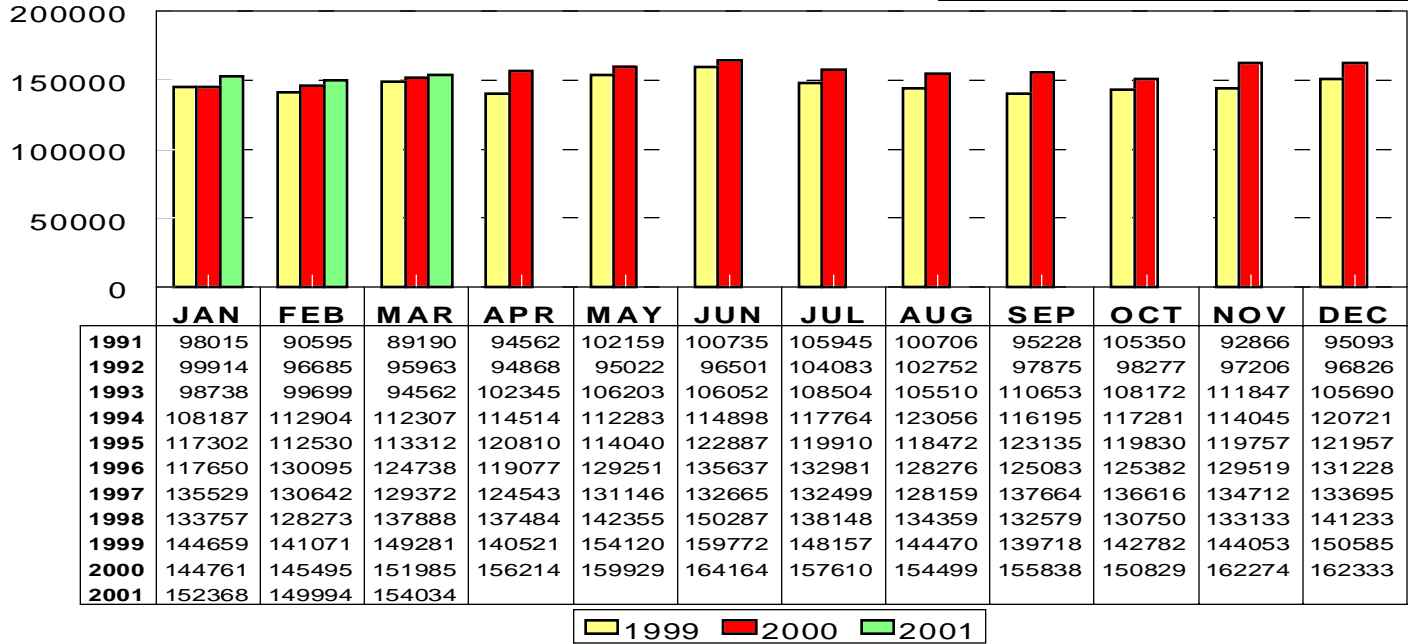
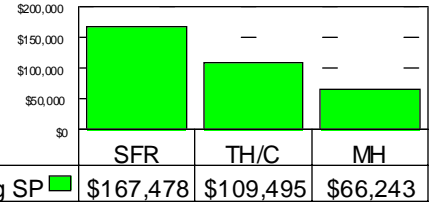
The Tucson Association of REALTORS® Multiple Listing Service, Inc. is a wholly owner subsidiary of the Tucson Association of REALTORS®. With more than 3,800 members, it is affiliated with the Arizona Association of REALTORS® and the National Association of REALTORS®. Only members of the Association can use the term REALTOR®. Its members provide professional real estate services to buyers and sellers and adhere to the organization's strict professional Code of Ethics.

RESIDENTIAL STATISTICS

Including: Single Family, Townhouse, Condominium, Mobile Home, and New Construction

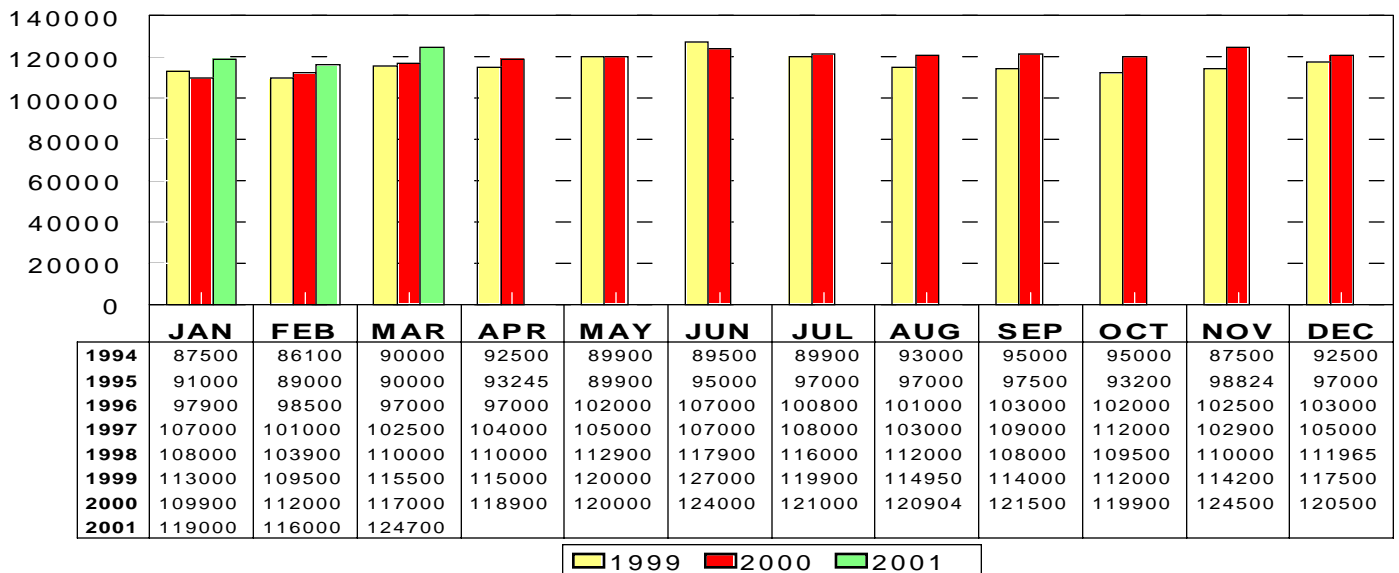
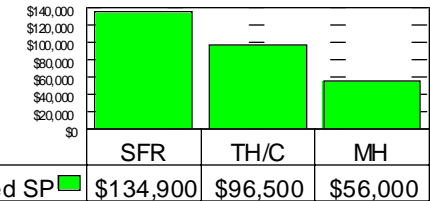
Average Sale Price

March 2001: \$154,034



Median Sale Price

March 2001: \$124,700



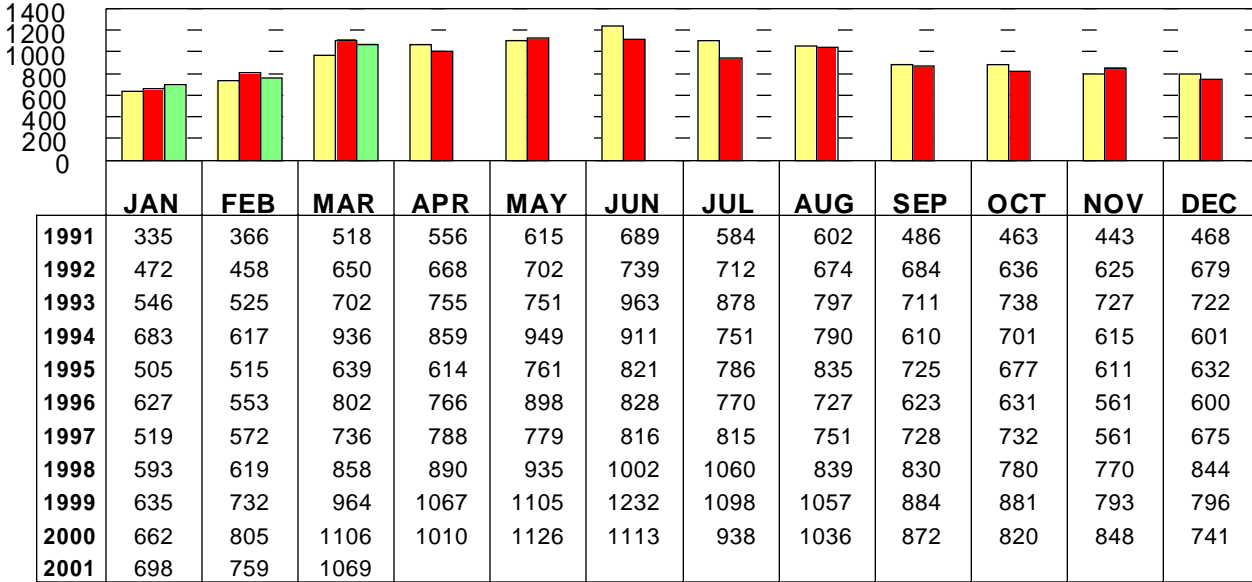
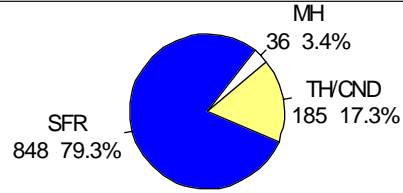
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Total Unit Sales

March 2001: 1069 Units

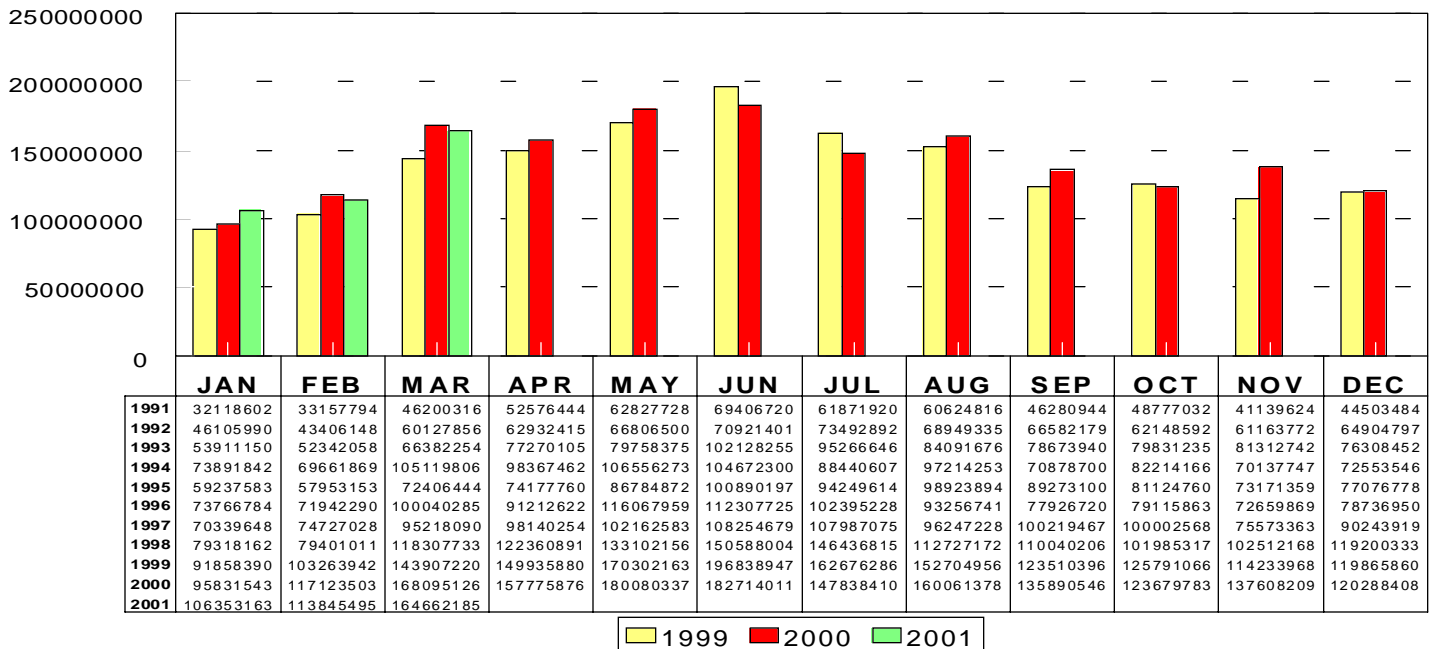
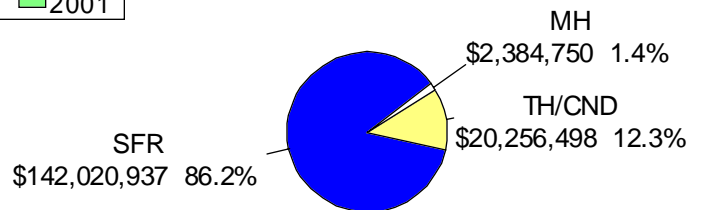


Mar 2001

Area	Sales
C	194
CCO	10
CPI	22
CSC	1
E	103
N	97
NE	94
NW	229
S	28
SE	91
SW	60
W	62
XNW	43
XS	9
XSE	7
XSW	3
XW	16

Total Sales Volume

March 2001: \$164,662,185

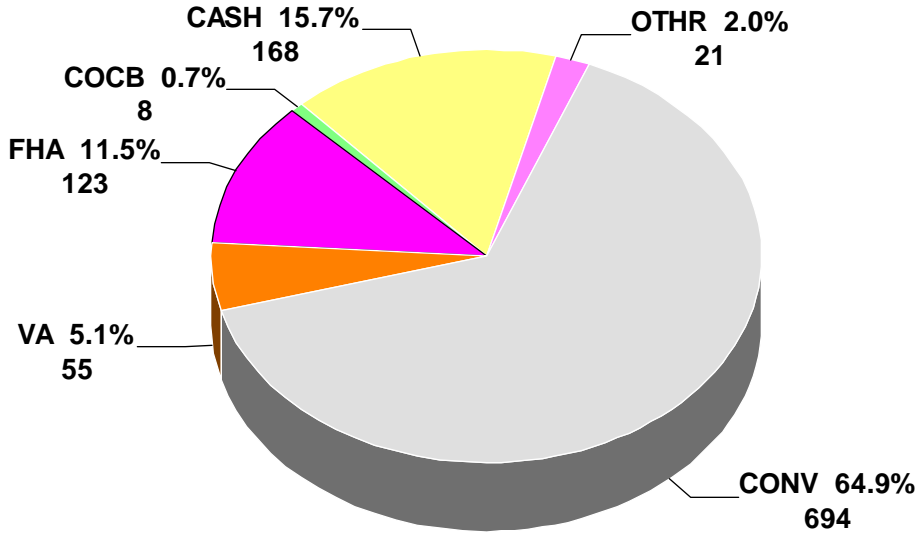


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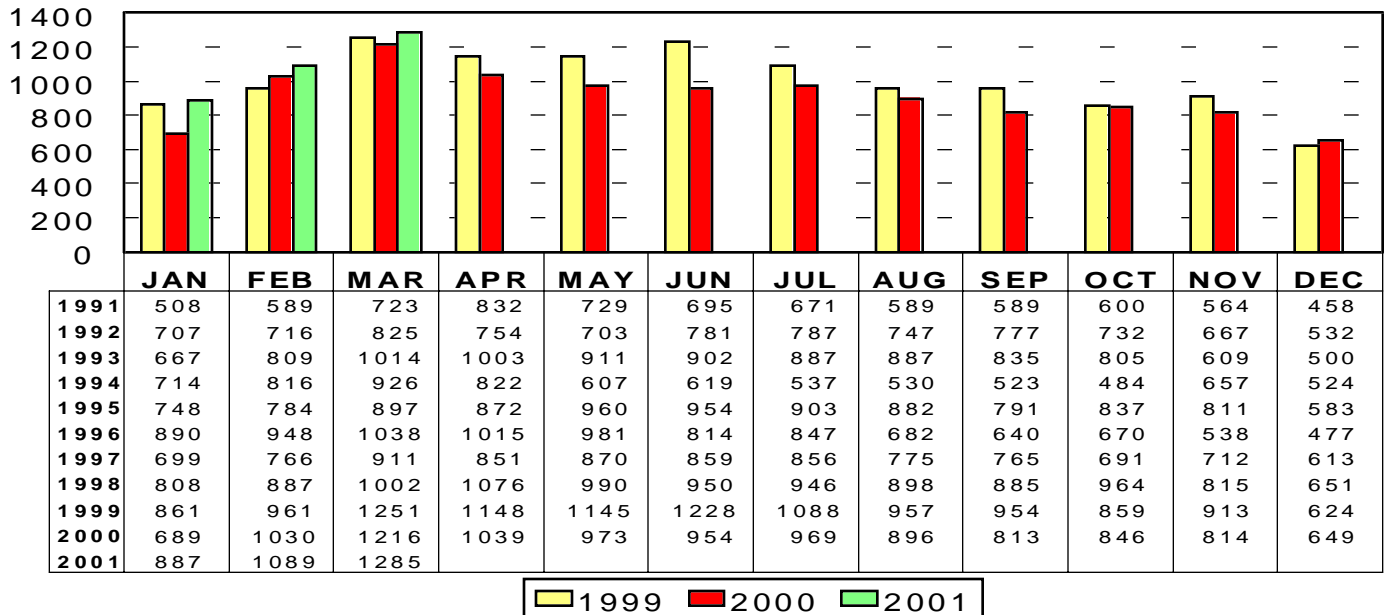
Including: Single Family, Townhouse, Condominium, Mobile Home, and New Construction

Terms of Sale: March 2001



Total Listings Under Contract Reported

March 2001: 1285



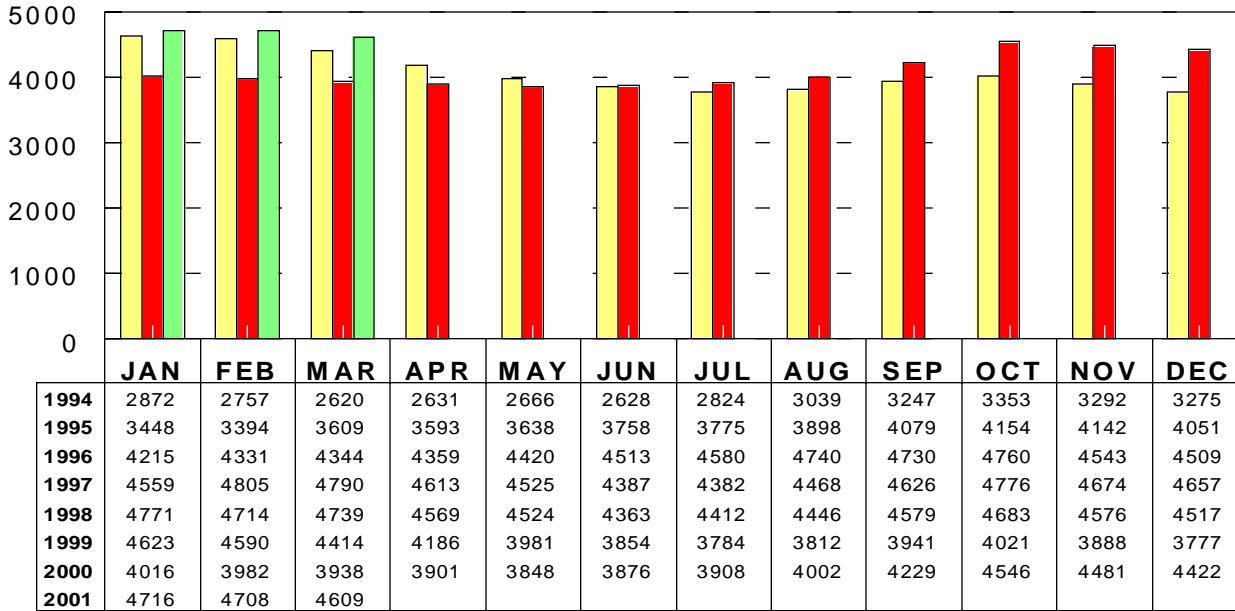
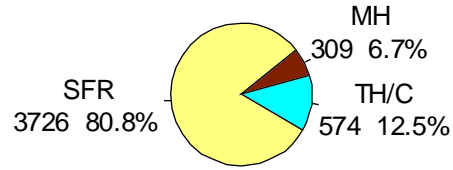
*** Note: 1995 and forward data includes listings under contract that remained active on the market**

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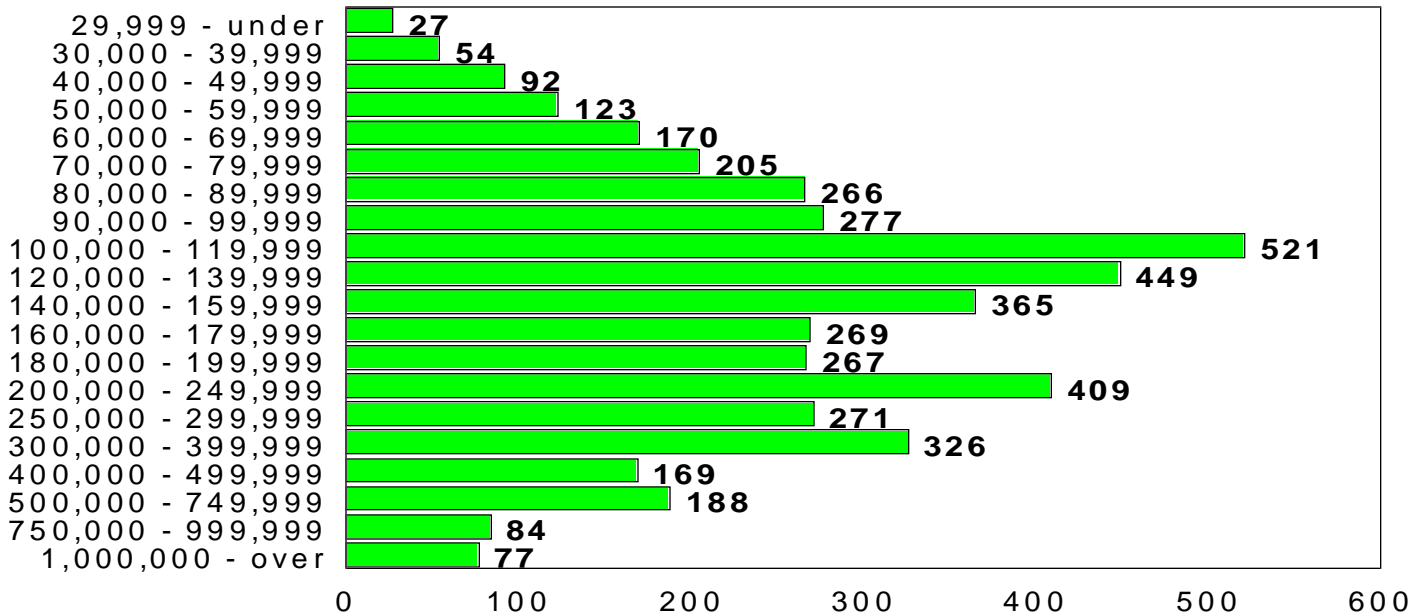
Active Listings March 2001: 4609



Mar 2001

Area	Listings
C	540
CCO	136
CGI	3
CGR	3
CPI	210
CSC	64
E	309
MEX	6
N	481
NE	351
NW	856
S	142
SE	267
SW	255
W	275
XNE	2
XNW	239
XS	88
XSE	60
XSW	145
XW	177

Active Listing Price Breakdown March 2001: Average Price: \$222,708



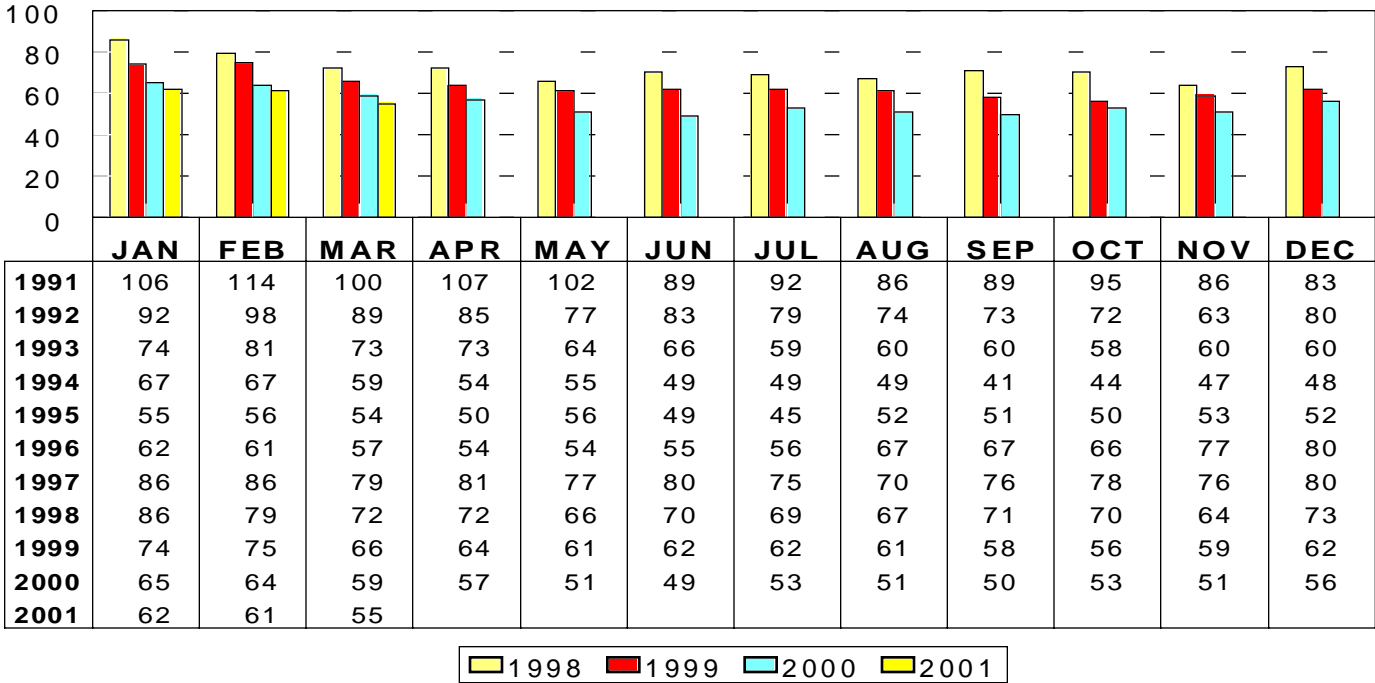
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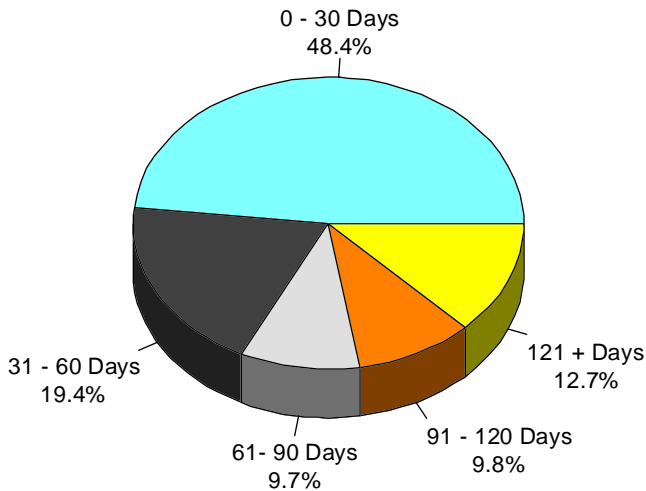
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Average Days on Market

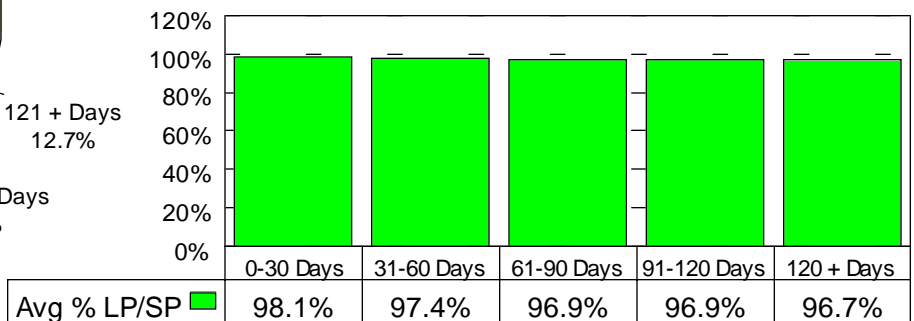
March 2001: 55 days



March 2001 Average Days on Market Breakdown



Average % of List Price Received on Solds by Market time - March 2001



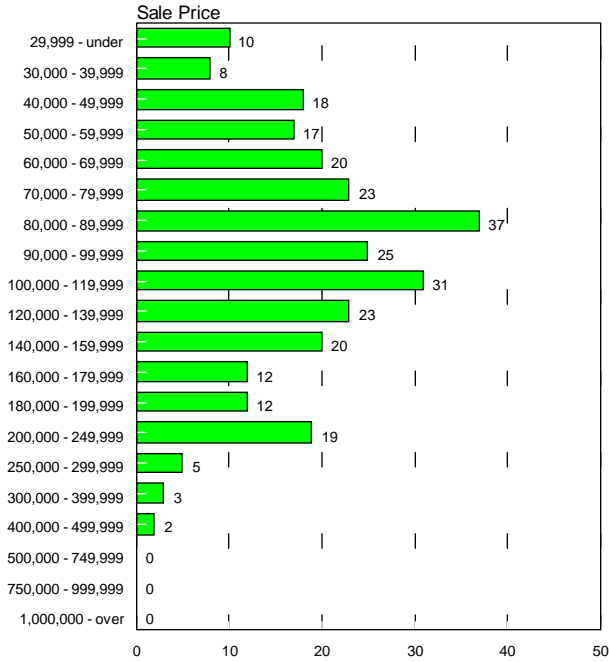
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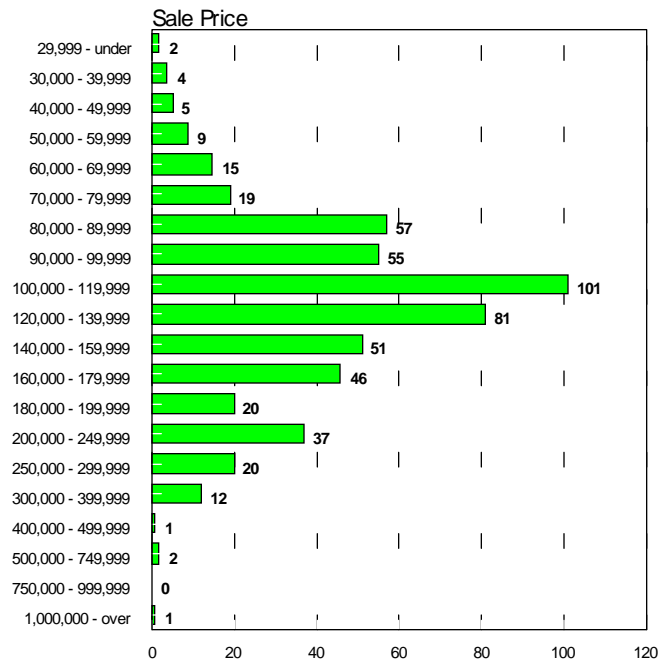
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Sales Price Breakdown by Bedrooms

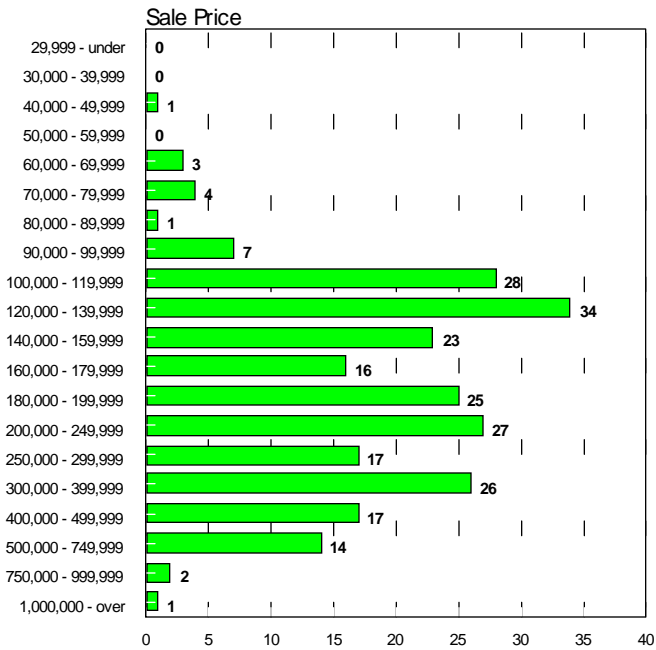
0 - 2 Bedrooms March 2001



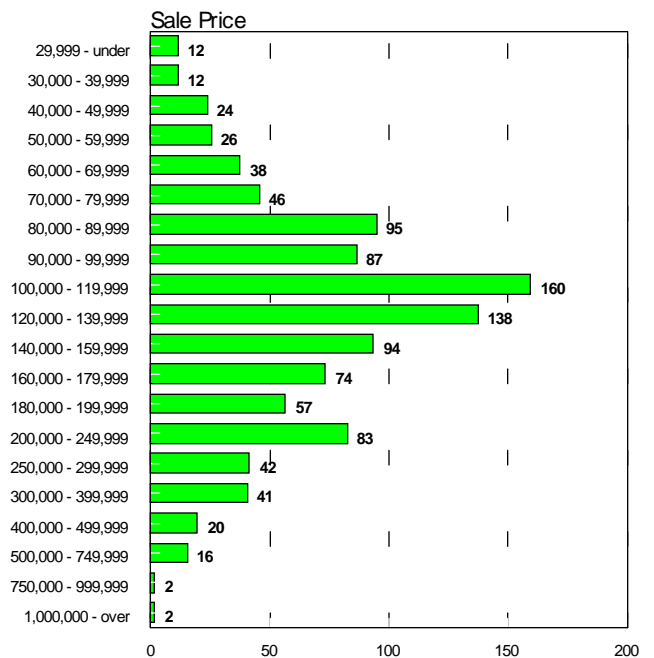
3 Bedrooms March 2001



4 + Bedrooms March 2001



All Bedrooms March 2001



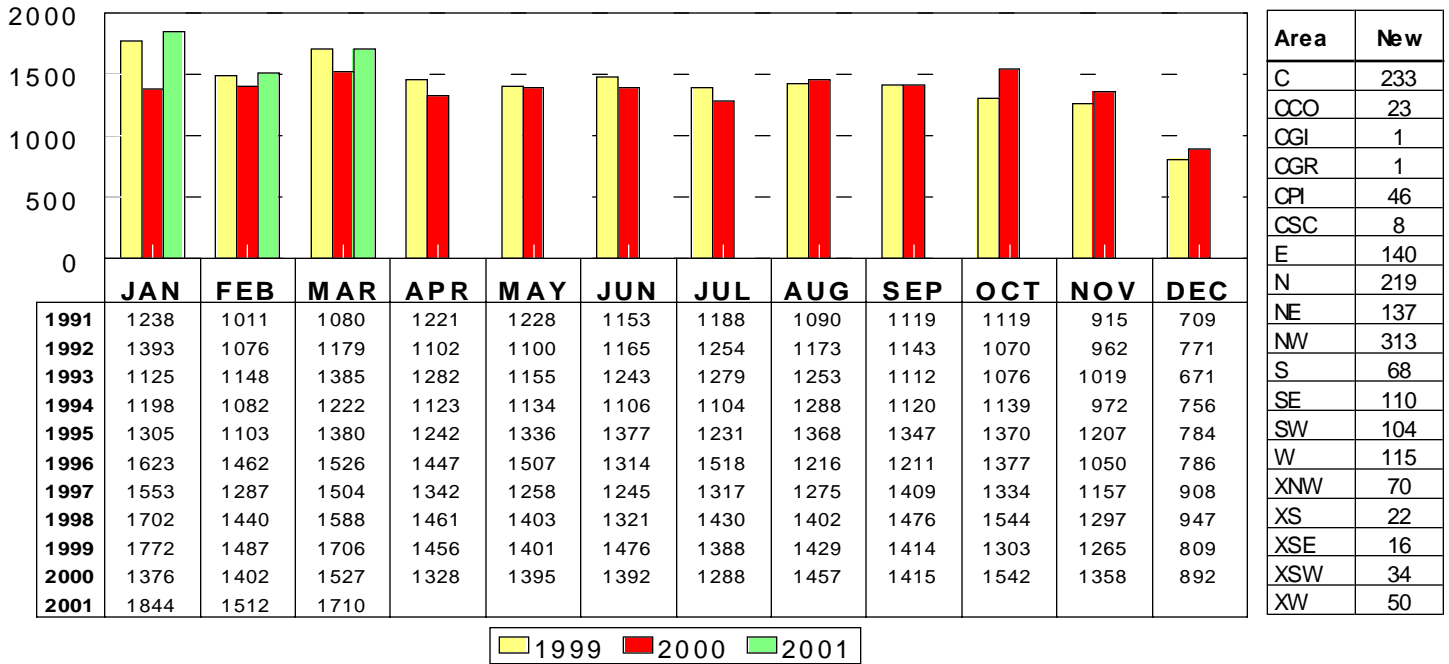
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New Listings

March 2001: 1710

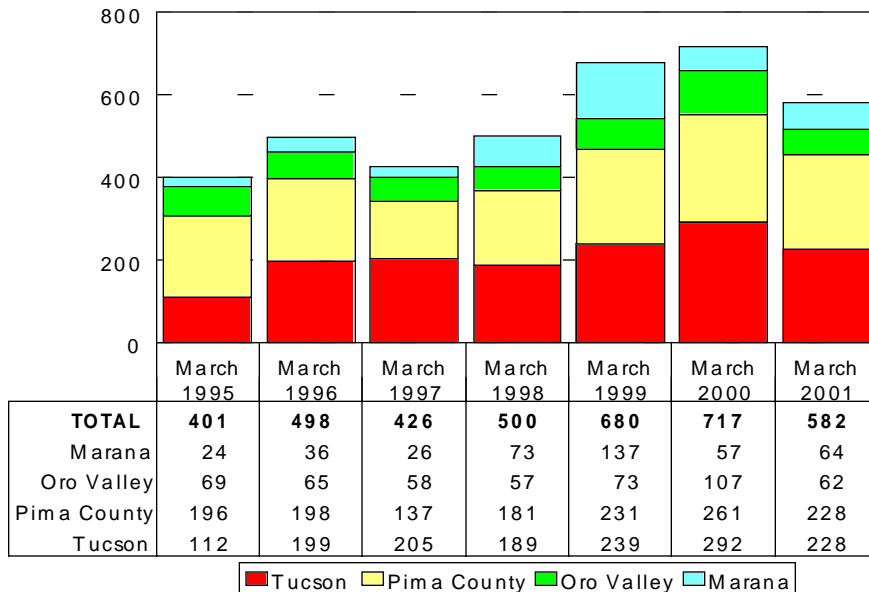


Mar 2001

Area	New
C	233
OCO	23
OGI	1
OGR	1
OPI	46
CSC	8
E	140
N	219
NE	137
NW	313
S	68
SE	110
SW	104
W	115
XNW	70
XS	22
XSE	16
XSW	34
XW	50

New Housing Permits

March 2001: 582



Mar2001 Type of Permits Issued Tucson Metro Area

Type	# Issued
Commercial Addition	31
Commercial Alteration	72
Commercial Demolition	3
Commercial New	18
Commercial Other	216
Commercial Tenant Improv	16
Duplex New	7
Duplex Other	6
Fence	7
Mobile Homes	187
Multi Family Alteration	10
Multi Family New	0
Multi Family Other	27
Patio/Ret. Wall	137
Residence Pool	130
Residential Demolition	7
Semi Public Pool	1
Sign	9
Single Family Addition	197
Single Family Alteration	61
Single Family New	624
Single Family Other	696
Travel Trailer	7
Industrial New	0
Industrial Other	1
Single Family Renewal	2
TOTAL	2472

Source: Bright Future Business Consultants

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