

**For Immediate  
Release:**

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# **Tucson Association of REALTORS®** *Multiple Listing Service* **Monthly Statistics May 2010**

Below are some highlights from the May Statistics:

- Monthly Sales Volume decreased 3.58% over last month
- Monthly Sales Volume is up 17.43% over May 2009
- Total Unit Sales increased by 3.50% over last month
- Total Unit Sales increased by 28.67% over May 2009
- New Listings decreased 34.57% over last month
- New Listings decreased 14.14% over May 2009
- Active listings increased 2.11% over last month
- Active listings increased 3.63% over May 2009

Dan Santa Maria  
2010 MLS President



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## May 2010 Recap by Month and Year - % of Change

### Total Sales Volume

	2010	2009	Annual % Change
May	\$236,593,126	\$201,471,608	17.43%
April	\$245,382,762	\$179,846,835	36.44%
Month % Change	-3.58%	12.02%	

### Average Sales Price

	2010	2009	Annual % Change
May	\$194,838	\$204,125	-4.55%
April	\$199,986	\$191,530	4.41%
Month % Change	-2.57%	6.58%	

### Average List Price

	2010	2009	Annual % Change
May	\$194,826	\$214,527	-9.18%
April	\$210,291	\$201,752	4.23%
Month % Change	-7.35%	6.33%	

### Pending Contracts

	2010	2009	Annual % Change
May	963	1,302	-26.04%
April	1,568	1,345	16.58%
Month % Change	-38.58%	-3.20%	

### Total Unit Sales

	2010	2009	Annual % Change
May	1270	987	28.67%
April	1227	939	30.67%
Month % Change	3.50%	5.11%	

### Median Sales Price

	2009	Annual % Change
May	\$151,000	-11.18%
April	\$159,000	-2.15%
Month % Change	-5.03%	4.62%

### New Listings

	2010	2009	Annual % Change
May	1,463	1,704	-14.14%
April	2,236	1,703	31.30%
Month % Change	-34.57%	0.06%	

### Active Listings

	2010	2009	Annual % Change
May	6,742	6,506	3.63%
April	6,603	6,890	-4.17%
Month % Change	2.11%	-5.57%	

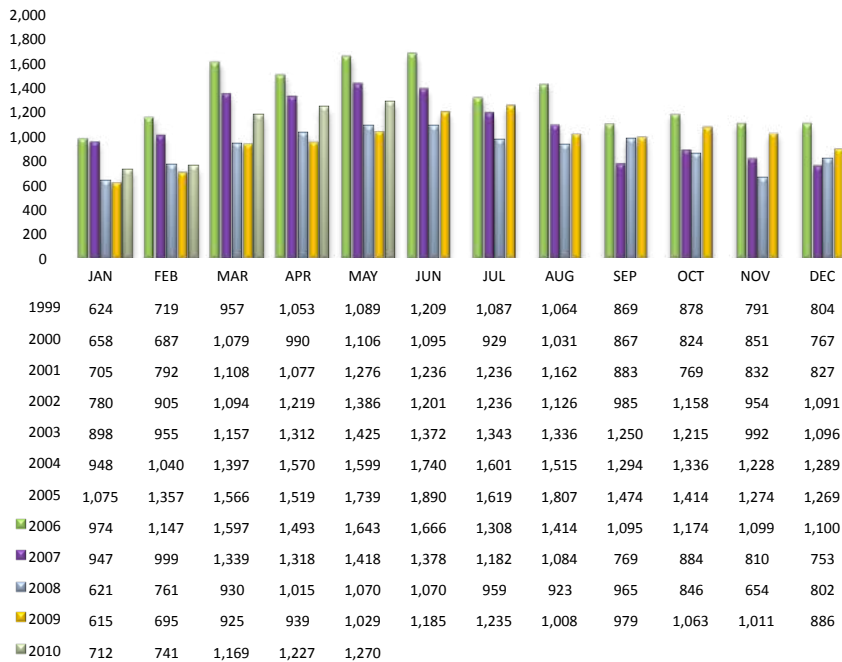
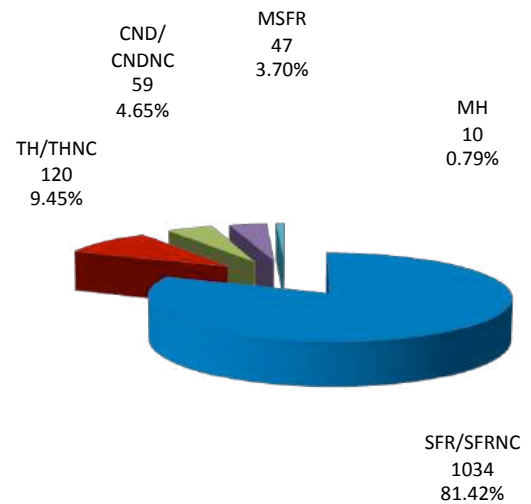
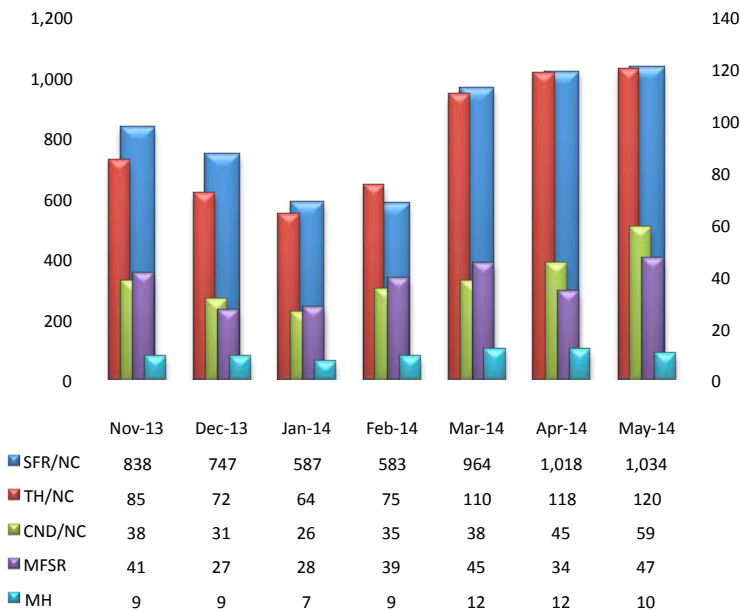
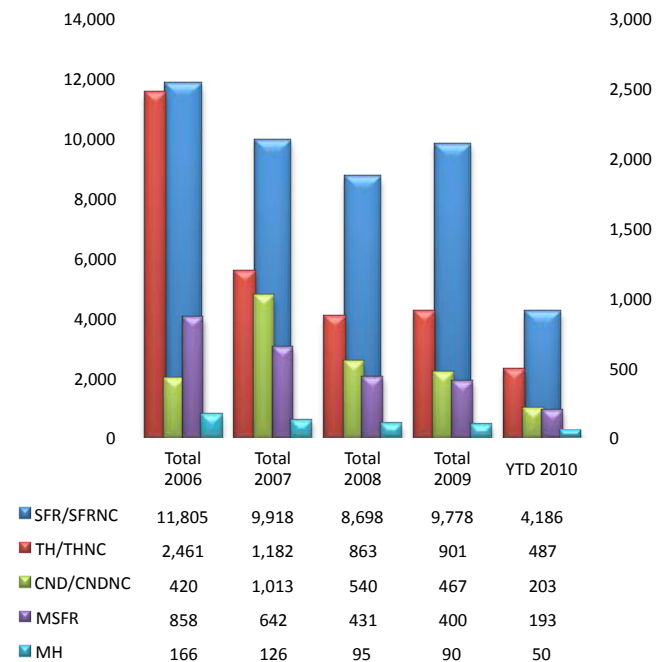
## May 2010 - Active and Sold by Zip Code

Zip Code	# Active	# Sold	%	Zip Code	# Active	# Sold	%	Zip Code	# Active	# Sold	%	Zip Code	# Active	# Sold	%
85601	2	0	0.00%	85705	157	26	16.56%	85719	188	42	22.34%	85746	157	46	29.30%
85614	267	40	14.98%	85706	114	47	41.23%	85730	190	53	27.89%	85747	189	33	17.46%
85619	20	0	0.00%	85710	261	70	26.82%	85735	85	8	9.41%	85748	130	33	25.38%
85622	67	11	16.42%	85711	200	39	19.50%	85736	39	3	7.69%	85749	192	21	10.94%
85629	264	60	22.73%	85712	192	44	22.92%	85737	244	49	20.08%	85750	369	35	9.49%
85641	290	45	15.52%	85713	195	55	28.21%	85739	289	22	7.61%	85755	275	34	12.36%
85653	151	21	13.91%	85714	36	10	27.78%	85741	129	44	34.11%	85756	124	46	37.10%
85658	188	29	15.43%	85715	157	33	21.02%	85742	221	41	18.55%	85757	104	25	24.04%
85701	34	6	17.65%	85716	187	32	17.11%	85743	237	46	19.41%	TOTAL	6742	1270	18.84%
85704	167	32	19.16%	85718	388	48	12.37%	85745	243	41	16.87%				

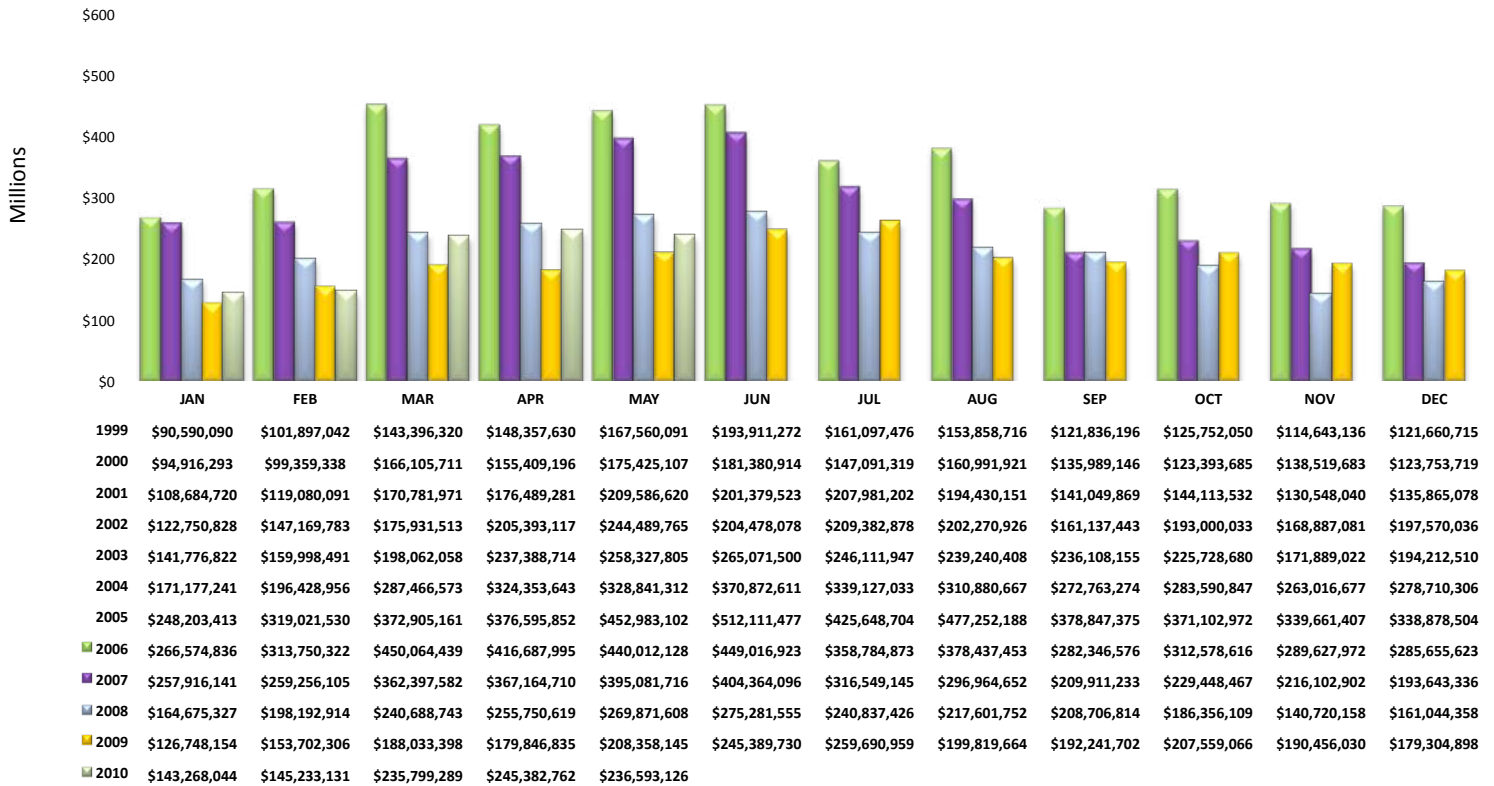
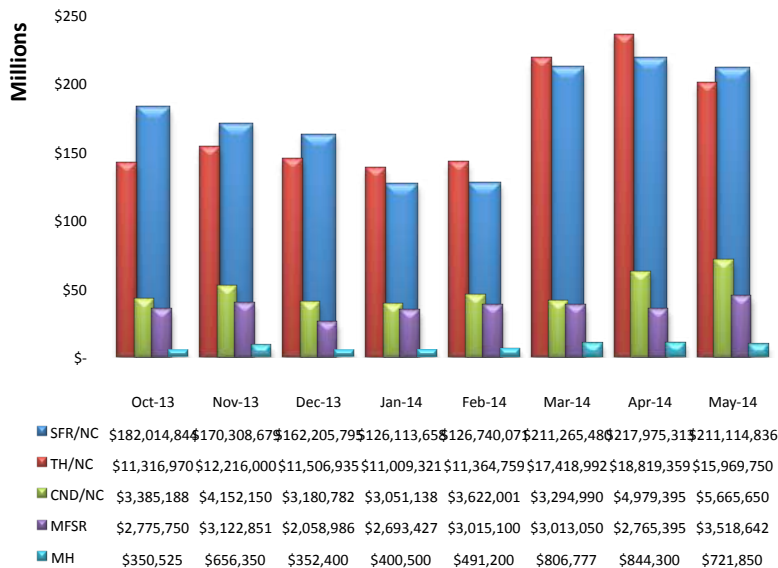
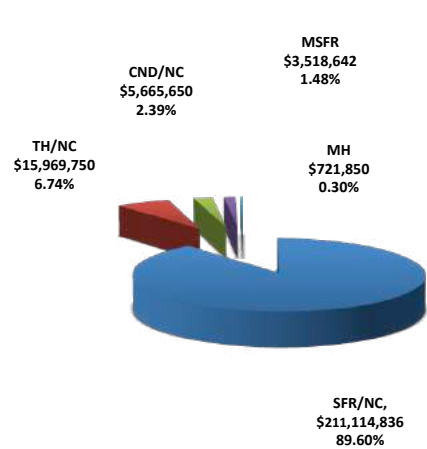
Residential Listing Statistics							Active Listings		Days on Market		
	Total Active	Total Contingent	Total Capa	Total Pending	Total Inventory	Total Sold	Area	# Per Area	of Units Sold		
Under \$29,999	28	4	0	6	38	7	N	728	1 -30 Days	444	
\$30,000 to \$39,999	55	3	0	10	68	25	NE	398	31-60 Days	238	
\$40,000 to \$49,999	73	7	2	12	94	27	NW	1,736	61 - 90 Days	215	
\$50,000 to \$59,999	114	12	4	11	141	32	XNE	22	91-120 Days	127	
\$60,000 to \$69,999	119	9	5	10	143	35	XNW	103	121 - 180 Days	121	
\$70,000 to \$79,999	140	18	4	8	170	40	C	921	Over 180 Days	128	
\$80,000 to \$89,999	188	18	5	13	224	55	E	424	Avg. Days on Market 66		
\$90,000 to \$99,999	204	18	9	11	242	46	S	318			
\$100,000 to \$119,999	381	46	13	30	470	134	SE	530	Avg. Sold Price \$194,838		
\$120,000 to \$139,999	553	50	21	39	663	145	SW	412			
\$140,000 to \$159,999	543	55	17	34	649	155	XSW	291	Median Price \$151,000		
\$160,000 to \$179,999	490	39	11	17	557	107	XS	491			
\$180,000 to \$199,999	485	36	12	17	550	82	W	326	New Listings		
\$200,000 to \$249,999	820	58	8	37	923	132	XW	42			
\$250,000 to \$299,999	632	34	6	21	693	84	Sold Units per Area		Sales Volume by Area		
\$300,000 to \$399,999	630	41	6	23	700	89	N	83	\$31,367,050		
\$400,000 to \$499,999	378	22	4	12	416	33	NE	53	\$17,486,506		
\$500,000 to \$749,999	440	25	2	11	478	26	NW	286	\$65,551,901		
\$750,000 to \$999,999	204	3	2	3	212	9	XNE	0	\$0		
\$1,000,000 and over	265	4	1	4	274	7	XNW	14	\$1,489,410		
							C	177	\$28,994,175		
							E	122	\$19,951,555		
							S	107	\$10,408,651		
							SE	112	\$17,958,668		
							SW	101	\$11,015,618		
							XSW	43	\$5,531,399		
Totals	6,742	502	132	329	7,705	1,270	XS	93	\$16,651,518		
							W	68	\$9,294,675		
							XW	7	\$892,000		
							Total Volume		\$236,593,126		
May-10		May-09	% Change	YTD 2010	YTD 2009	% Change					
Home Sales Volume	\$236,593,126	\$201,471,608	17.43%	\$1,022,072,878	\$846,460,833	20.75%					
Home Sales Units	1,270	987	28.67%	5,221	4,138	26.17%					
Average Sales Price (All Residential)	\$194,838	\$204,125	-4.55%	\$198,750	\$204,551	-2.84%					
Median Sales Price	\$151,000	\$170	88723.53%	\$155,536	\$166,030	-6.32%					
Average Days on Market:	66	85	-22.35%	73	83	-12.05%					
Average List Price for Sold:	\$194,826	\$214,527	-9.18%	\$201,761	\$216,724	-6.90%					
SP/LP %	100.01%	95.15%	4.86%	98.51%	94.38%	4.13%					
Pending Contracts	963	1,208	-20.28%								
Active Listings	6,742	7,415	-9.08%								
New Listings	1,463	1,703	-14.09%								
									Types of Financing		Totals
									FHA	371	
									VA	85	
									Conventional	391	
									Carryback	0	
									Cash to Owner	12	
									Cash	297	
									Other	114	

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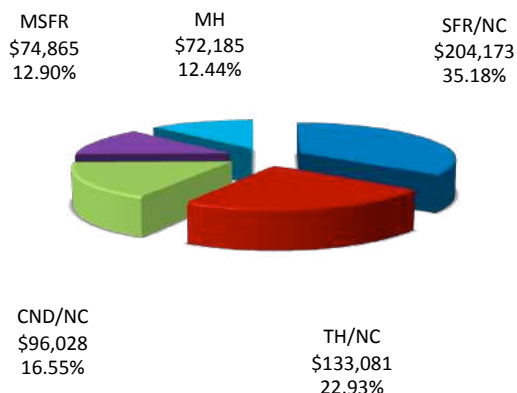
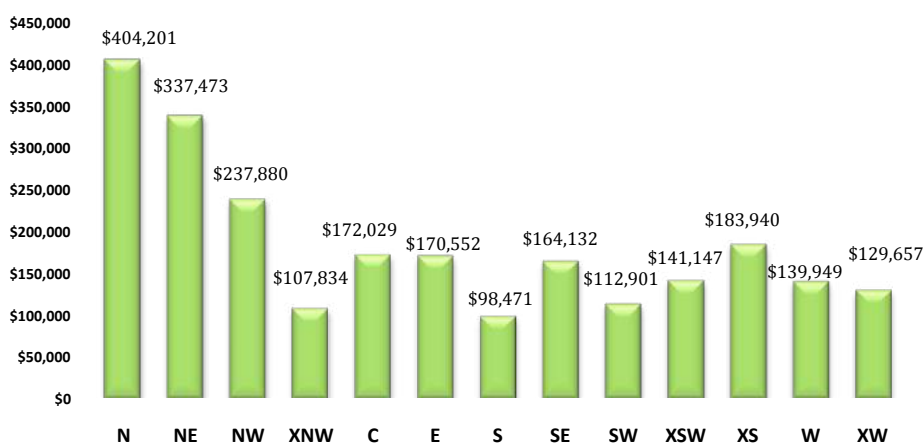
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**Total Unit Sales – May 2010****Unit Sales – Breakdown by Type****Total Unit Sales By Type - Monthly Comparison****YTD Annual Comparison – Breakdown by Type**

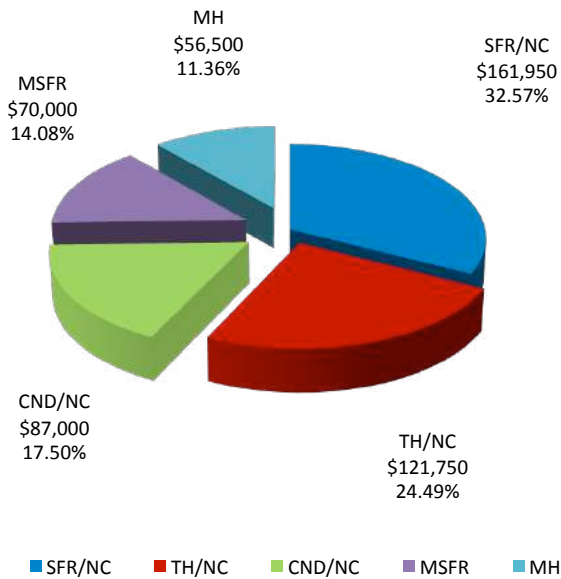
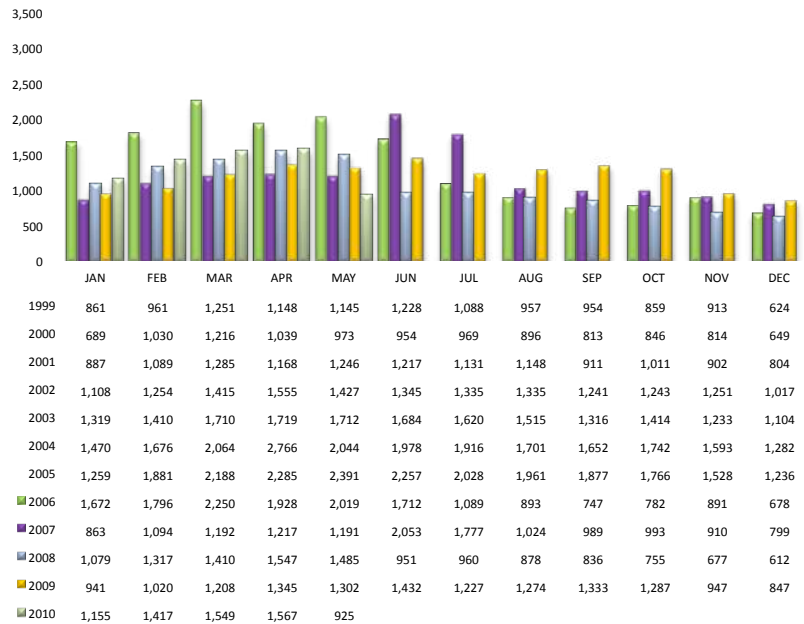
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**Total Sales Volume - May 2010****Total Sales Volume By Type - Monthly Comparison****Monthly Volume by Type**

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**Average Sales Price – May 2010****Average Sales Price by Type – May 2010****Average "Listing" Price per Area – May 2010**

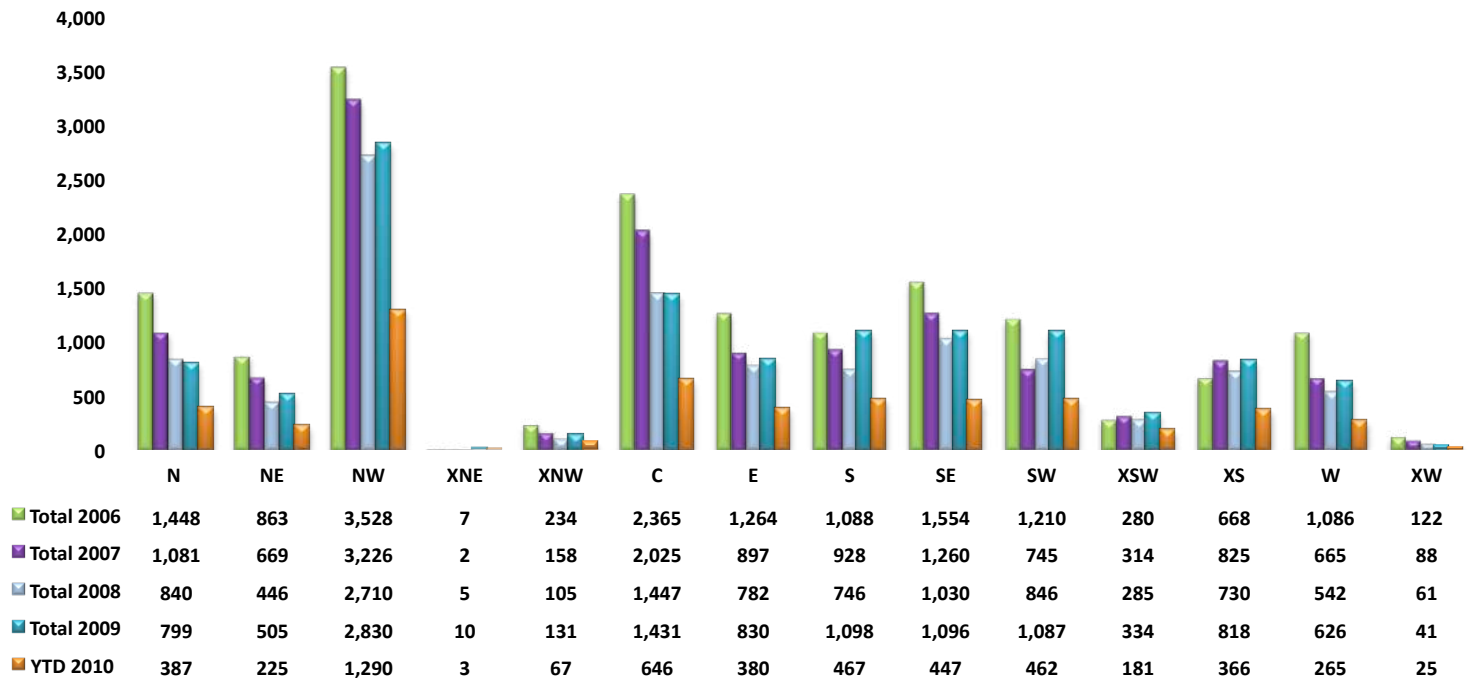
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**Median Sale Price – by Type****Total Listings Under Contract**

**\*\*Total Under Contract now calculating how many listings went under contract during the month rather than the total number of under contract in the MLS. (Eff. 06/08)**

**Median Sale Price – May 2010**

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**Number of Sold Listings by Area – Annual Comparison****Average \$ Sold per Area by # of Bedrooms**

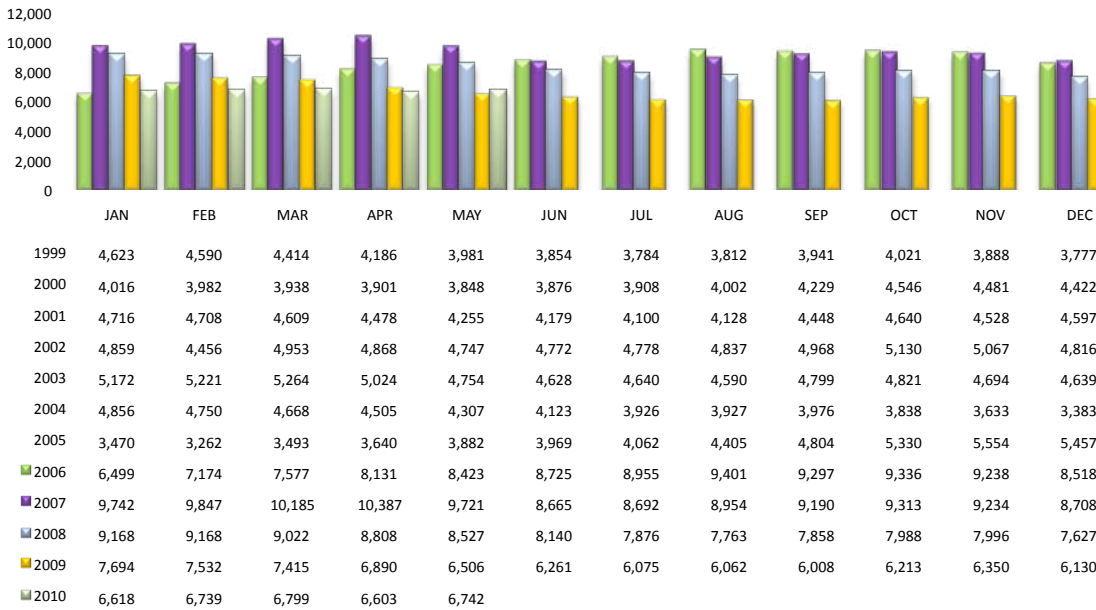
	0-2 Bedrooms	3 Bedrooms	4 Bedrooms	5+ Bedrooms	All Bedrooms
N	\$189,304	\$344,517	\$566,621	\$786,960	\$377,916
NE	\$142,808	\$299,000	\$363,278	\$525,483	\$282,685
NW	\$198,562	\$213,294	\$257,558	\$387,810	\$229,202
XNW	\$0	\$58,083	\$193,332	\$0	\$106,386
C	\$116,894	\$173,562	\$207,520	\$336,271	\$164,944
E	\$99,485	\$150,231	\$233,373	\$427,500	\$163,537
S	\$58,911	\$97,128	\$118,941	\$81,000	\$97,277
SE	\$120,672	\$144,487	\$215,170	\$133,500	\$160,345
SW	\$76,168	\$99,373	\$145,358	\$107,500	\$109,066
XSW	\$136,502	\$106,044	\$157,000	\$0	\$133,219
XS	\$144,742	\$150,955	\$197,447	\$459,010	\$177,144
W	\$89,479	\$125,321	\$251,322	\$285,238	\$136,686
XW	\$82,050	\$153,225	\$115,000	\$0	\$127,429
XNE	\$0	\$0	\$0	\$0	\$0

**Units Sold per Area by # of Bedrooms**

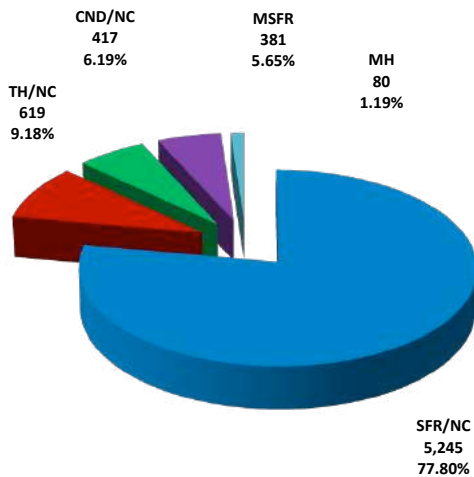
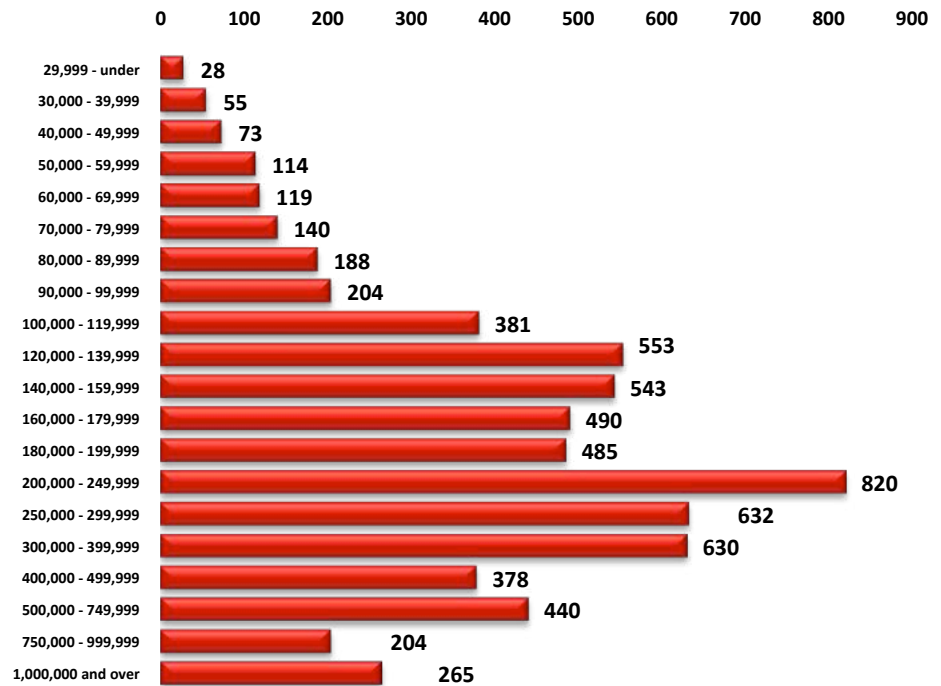
	0-2 Bedrooms	3 Bedrooms	4 Bedrooms	5+ Bedrooms	All Bedrooms
N	27	27	24	5	83
NE	13	15	22	6	53
NW	56	138	82	10	286
XNW	0	9	5	0	14
C	59	91	20	7	177
E	27	66	26	3	122
S	14	66	26	1	107
SE	14	67	30	1	112
SW	14	57	28	2	101
XSW	30	8	5	0	43
XS	12	45	33	3	93
W	19	38	9	2	68
XW	2	4	1	0	7
XNE	0	0	0	0	0

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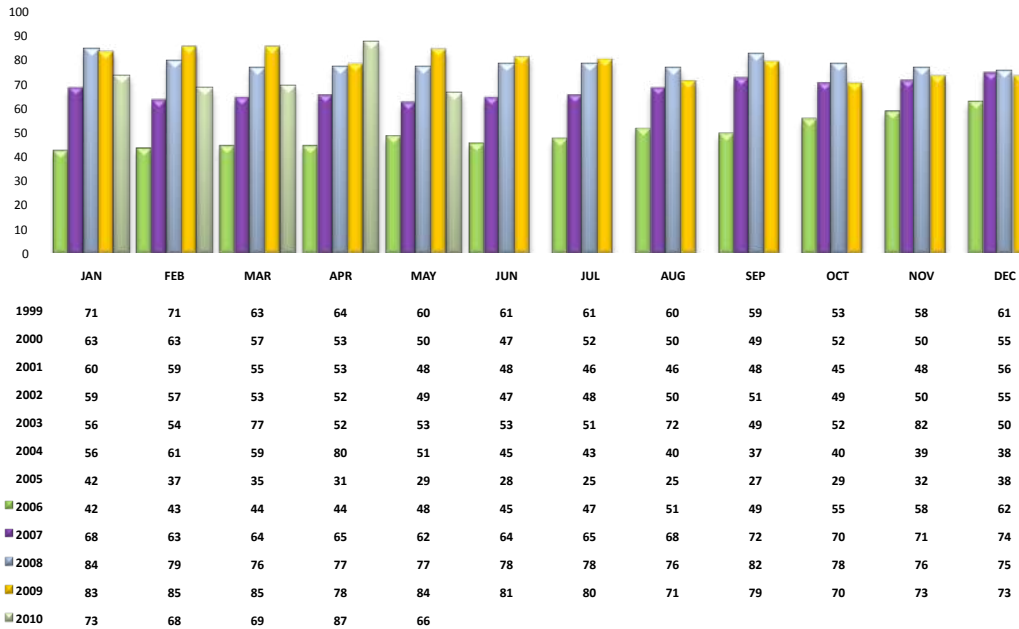


**Active Listings - May 2010**

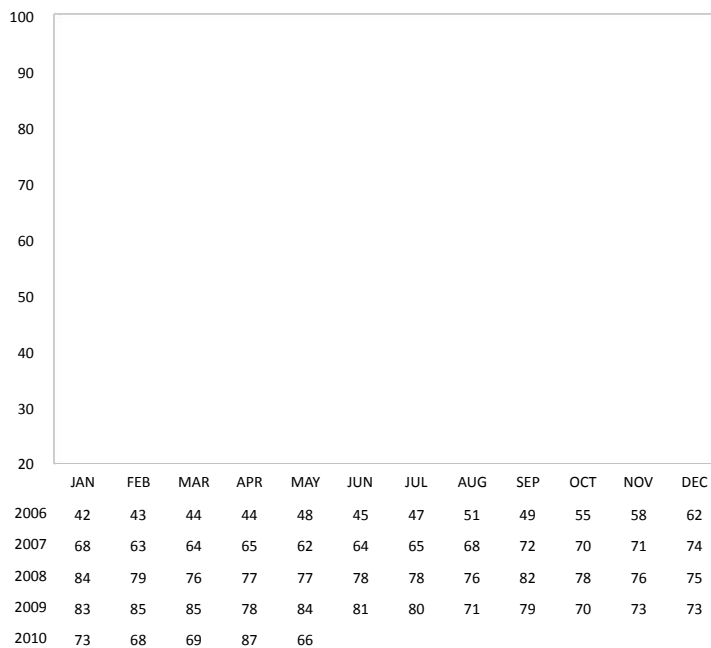
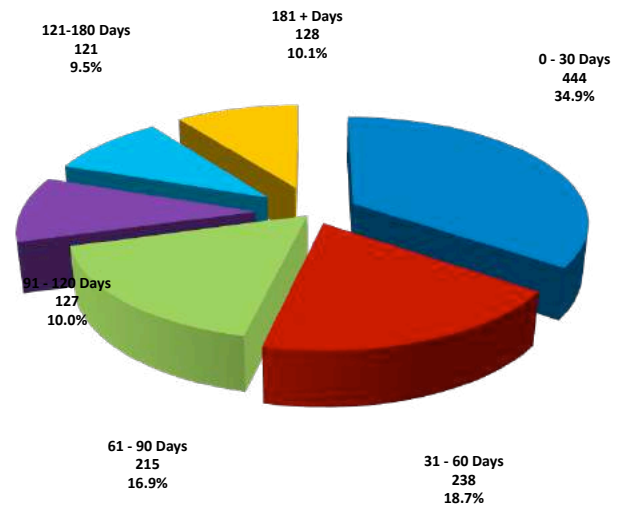
Area	# of Listings
N	728
NE	398
NW	1,736
XNE	22
XNW	103
C	921
E	424
S	318
SE	530
SW	412
XSW	291
XS	491
W	326
XW	42

**Active Listings Unit Breakdown****Active Listings Price Breakdown**

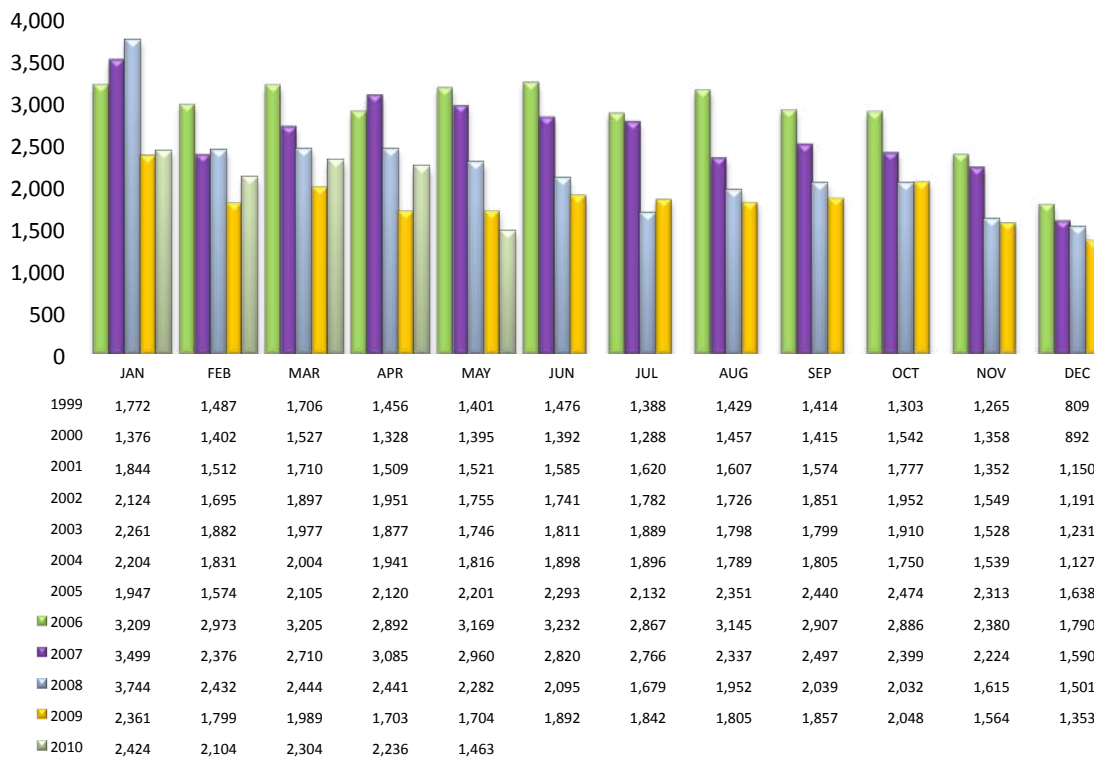
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**Average Days on Market/Listing - May 2010**

Area	Avg. DOM
N	76
NE	97
NW	71
XNE	No Sales
XNW	68
C	66
E	68
S	31
SE	56
SW	53
XSW	91
XS	82
W	55
XW	69

**Annual Comparison - Average Days on Market/Listing****Average Days on Market/Listing Breakdown**

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**New Listings – May 2010**

Area	# of Listings
N	122
NE	71
NW	343
XNE	8
XNW	24
C	204
E	94
S	94
SE	140
SW	110
XSW	58
XS	122
W	65
XW	8

\*Includes properties that were re-listed

**Misc. MLS Information – May 2010**

Month	Expired	Cancelled	Temp Off Mkt.	Re-Lists
<b>January 2010</b>	<b>344</b>	<b>537</b>	<b>26</b>	<b>87</b>
<b>February 2010</b>	<b>328</b>	<b>464</b>	<b>11</b>	<b>58</b>
<b>March 2010</b>	<b>361</b>	<b>572</b>	<b>13</b>	<b>58</b>
<b>April 2010</b>	<b>379</b>	<b>486</b>	<b>12</b>	<b>N/A</b>
<b>May 2010</b>	<b>391</b>	<b>83</b>	<b>N/A</b>	<b>N/A</b>
<b>May 2009</b>	<b>411</b>	<b>541</b>	<b>10</b>	<b>56</b>
<b>June 2009</b>	<b>462</b>	<b>484</b>	<b>13</b>	<b>66</b>
<b>July 2009</b>	<b>421</b>	<b>522</b>	<b>10</b>	<b>51</b>
<b>August 2009</b>	<b>376</b>	<b>442</b>	<b>14</b>	<b>59</b>

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