Local Market Updates



Vear to Date

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February

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Lincoln County, SD	2009	2010	Change	2009	2010	Change
New Listings	3	4	+ 33.3%	8	9	+ 12.5%
Closed Sales	7	3	- 57.1%	8	6	- 25.0%
Median Sales Price*	\$80,000	\$74,500	- 6.9%	\$81,000	\$81,750	+ 0.9%
Average Sales Price*	\$121,914	\$134,667	+ 10.5%	\$117,175	\$108,250	- 7.6%
Percent of Original List Price Received at Sale*	90.6%	88.4%	- 2.4%	89.8%	88.1%	- 1.9%
Average Days on Market Until Sale	63	99	+ 57.1%	87	124	+ 42.3%
Total Current Inventory**	26	20	- 23.1%			
Single-Family Detached Inventory	26	20	- 23.1%			

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*Does not account for list prices from any previous listing contracts or seller concessions **City inventory figures were first tracked in January 2008

Activity—Most Recent Month Activity—Year to Date 2009 2009 8 **2**010 **2**010 6 3 **Closed Sales New Listings Closed Sales New Listings Median Sales Price Ratio of Sales Price to Original List Price** \$81,000 \$81,750 90.6% 89.8% \$80,000 88.4% 88.1% \$74,500 **2**009 **2**009 **2**010 **2**010 **February** Year to Date February Year to Date **Average Days on Market Until Sale Current Inventory** 124 26 **2009** 99 **2**009 **2**010 20 87 **2**010 **Single-Family Detached** Townhouse-Condo

Some of the figures referenced in this report are for only one month worth of activity. As such, they can sometimes look extreme due to the small sample size involved.

Year to Date