

WENATCHEE MARKET AREA

135 S. Worthen, Suite 100; P.O. Box 1607, Wenatchee, WA 98807
509.662-8900 / Fax: 509.664.3260 www.pacapp.com

	APRIL 2010	APRIL 2011	% CHANGE
MLS MARKET AREA TOTALS			
\$ Volume Homes/Condos Sold YTD	\$ 58,337,505	\$ 54,334,624	-7%
\$ Volume M.H. Sold YTD	\$ 3,619,360	\$ 1,995,900	-45%
# Homes/Condos Sold YTD	222	228	3%
# M.H. Sold YTD	27	19	-30%
# Homes/Condos Sold Month	80	66	-18%
# M.H. Sold Month	11	5	-55%
Average Home/Condo Sales Price YTD	\$ 262,782	\$ 238,310	-9%
Median Home/Condo Sales Price YTD	\$ 227,500	\$ 199,000	-13%
\$ Volume Homes/Condos Listed YTD	\$ 272,874,262	\$ 203,038,162	-26%
\$ Volume M.H. Listed YTD	\$ 14,826,199	\$ 9,784,002	-34%
# Homes/Condos Listed YTD	792	625	-21%
# M.H. Listed YTD	82	67	-18%
WENATCHEE MARKET TOTALS			
\$ Volume Homes/Condos Sold YTD	\$ 37,518,055	\$ 35,126,425	-6%
\$ Volume M.H. Sold YTD	\$ 2,638,460	\$ 907,900	-66%
# Homes/Condos Sold YTD	154	158	3%
# M.H. Sold YTD	19	13	-32%
# Homes/Condos Sold Month	56	43	-23%
# M.H. Sold Month	7	5	-29%
Average Home/Condo Sales Price YTD	\$ 243,624	\$ 222,319	-9%
Median Home/Condo Sales Price YTD	\$ 222,900	\$ 196,300	-12%
\$ Volume Homes/Condos Listed YTD	\$ 155,936,747	\$ 113,560,881	-27%
\$ Volume M.H. Listed YTD	\$ 8,852,150	\$ 6,791,150	-23%
# Homes/Condos Listed YTD	520	407	-22%
# M.H. Listed YTD	50	49	-2%
# Homes/Condos Listed Month	125	113	-10%
# M.H. Listed Month	17	19	12%
# Homes/Condos/MH On Market	620	501	-19%
Indicated Month's Supply (Homes/Condos/MH)	13	10	-23%

Wenatchee Market Homes/Condos/Manufactured Homes/Mobile Homes													
Price Range (thousands)	\$0-150	\$151-\$200	\$201-250	\$251-300	\$301-350	\$351-400	\$401-450	\$451-500	\$501-550	\$551-600	\$601-650	\$651-700	\$701+
ACTIVE LISTINGS	66	113	99	68	32	36	17	24	13	8	4	3	18
AVERAGE NUMBER SOLD PER MO.	13.3	13	8.8	4.6	2.5	2.3	1.3	0.83	0.83	0.33	0	0	0.33
INDICATED MOS. PRESENT SUPPLY	4.9	8.6	11.2	14.5	12.8	15.4	12.7	28.8	15.6	24	~	~	54

Wenatchee Market: Wenatchee, Malaga, East Wenatchee, Orondo & Rock Island
M.H.: Includes Mobile and Manufactured Homes as listed in MLS

	<u>APRIL 2010</u>	<u>APRIL 2011</u>	<u>% CHANGE</u>
<u>TOTAL MLS SALES VOLUME YTD</u>	\$ 92,662,063	\$ 62,336,317	-33%
<u>TOTAL MLS UNITS SOLD YTD</u>	396	298	-25%
(All MLS listings; including residential, residential income, lots, commercial, orchard)			

REAL ESTATE EXCISE TAX VALUATION

Chelan County YTD	\$ 82,038,895	\$ 66,973,037	-18%
Douglas County YTD	<u>\$ 34,695,814</u>	<u>\$ 45,738,631</u>	<u>32%</u>
	\$ 116,734,709	\$ 112,711,668	-3%

BUILDING PERMITS YTD (Wenatchee Market)

Single Family	53	52	-2%
Plex Units	-	-	-
Apartments (units)	-	-	-
Manufactured Homes	4	8	100%

RENTAL HOUSING VACANCY (Wenatchee Market)

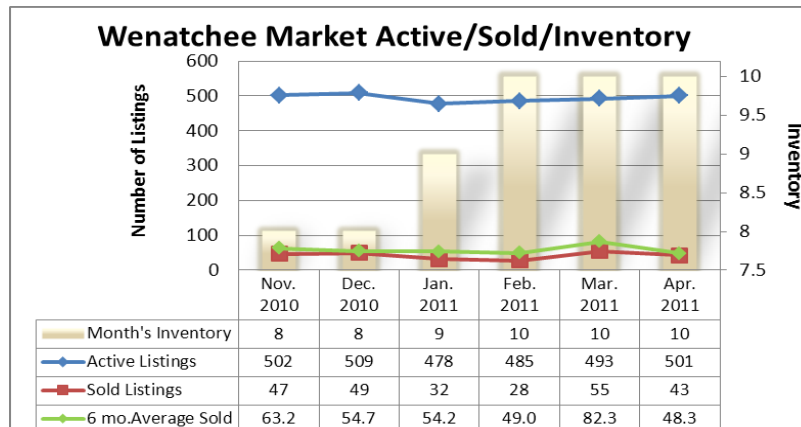
Condo	12%	5%	-58%
Single Family	4%	2%	-50%
Multi-Family	5%	4%	-20%
Plex Units (2-4 units)	8%	4%	-50%
Overall	5%	4%	-20%

WENATCHEE MARKET COMMENTS & OBSERVATIONS:

The Wenatchee Market has seen a decrease in the median sales price, currently at \$196,300 - a 12% decrease over last year.

There are 501 homes on the market indicating a 10 month supply -down 19% from this time last year.

The graph shows the market activity over the past 6 months.



NOTE: This representation is based in whole or in part on data supplied by the North Central Washington Association of Realtors or its Multiple Listing Service. Neither the Association nor its MLS guarantees or are in any way responsible for its accuracy. Data maintained by the Association or its MLS may not reflect all real estate activity in the Market.

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