

A=Active  
P=Pending  
S=Sold  
E=Expired  
DOM=Days on Market

# St. Louis County Market Watch

July 12th, 2008

Complements of:  
**St.Louis Home For Sale Team**  
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|                 | A           | P   | P Ratio | S    | E    | Ave LP \$          | Ave SP \$   | Ave. % | DOM | INV #MO' | Average % SP/LP |       |       |        |      | Ave LP \$                     | Ave SP \$   | S    | DOM   |  |
|-----------------|-------------|-----|---------|------|------|--------------------|-------------|--------|-----|----------|-----------------|-------|-------|--------|------|-------------------------------|-------------|------|-------|--|
|                 | Last 6 Mo's |     |         |      |      | 01/12/08- 07/12/08 |             |        |     |          | DAYS ON MARKET  |       |       |        |      | Same 6 month Period last Year |             |      |       |  |
|                 |             |     |         |      |      |                    |             |        |     |          | 0-30            | 31-60 | 61-90 | 91-120 | 120+ |                               |             |      |       |  |
| 100,000-124,999 | 616         | 82  | 13.3%   | 424  | 369  | \$114,890          | \$113,352   | 98.7   | 104 | 7.5      | 98.2            | 96.1  | 95.8  | 96.4   | 96.5 | \$115,569                     | \$112,879   | 639  | 77    |  |
| 125,000-149,999 | 687         | 105 | 15.3%   | 461  | 391  | \$139,256          | \$137,037   | 98.4   | 100 | 6.5      | 98.4            | 96.0  | 95.2  | 97.6   | 96.1 | \$140,477                     | \$137,551   | 696  | 70    |  |
| 150,000-174,999 | 559         | 94  | 16.8%   | 454  | 251  | \$165,070          | \$162,006   | 98.1   | 103 | 5.9      | 97.7            | 96.7  | 96.1  | 96.5   | 96.1 | \$165,199                     | \$161,446   | 630  | 67    |  |
| 175,000-199,999 | 498         | 82  | 16.5%   | 425  | 237  | \$190,162          | \$186,800   | 98.2   | 94  | 6.1      | 97.9            | 96.3  | 95.7  | 94.7   | 95.8 | \$191,086                     | \$186,400   | 532  | 72    |  |
| 200,000-249,999 | 681         | 99  | 14.5%   | 545  | 279  | \$229,313          | \$223,710   | 97.6   | 101 | 6.9      | 97.3            | 96.1  | 95.8  | 95.6   | 95.1 | \$230,425                     | \$223,720   | 691  | 68    |  |
| 250,000-299,999 | 545         | 65  | 11.9%   | 397  | 245  | \$278,615          | \$272,736   | 97.9   | 102 | 8.4      | 97.8            | 96.2  | 95.4  | 96.7   | 95.3 | \$283,165                     | \$273,690   | 531  | 77    |  |
| 300,000-349,999 | 333         | 52  | 15.6%   | 244  | 137  | \$331,599          | \$323,036   | 97.4   | 104 | 6.4      | 96.8            | 95.5  | 92.0  | 94.2   | 94.5 | \$333,062                     | \$322,700   | 284  | 76    |  |
| 350,000-399,999 | 344         | 35  | 10.2%   | 166  | 160  | \$381,736          | \$374,388   | 98.1   | 150 | 9.8      | 97.4            | 95.7  | 93.6  | 95.1   | 94.4 | \$383,981                     | \$371,715   | 262  | 77    |  |
| 400,000-449,999 | 231         | 28  | 12.1%   | 155  | 79   | \$432,741          | \$421,710   | 97.5   | 125 | 8.3      | 97.9            | 96.3  | 96.5  | 96.0   | 94.4 | \$440,202                     | \$422,928   | 177  | 80    |  |
| 450,000-499,999 | 195         | 26  | 13.3%   | 109  | 79   | \$484,533          | \$469,160   | 96.8   | 131 | 7.5      | 97.5            | 94.8  | 94.2  | 95.6   | 93.0 | \$489,914                     | \$474,361   | 129  | 74    |  |
| 500,000-549,999 | 118         | 19  | 16.1%   | 73   | 45   | \$534,520          | \$521,149   | 97.5   | 126 | 6.2      | 98.2            | 94.6  | 95.7  | 96.9   | 93.9 | \$542,321                     | \$523,099   | 90   | 71    |  |
| 550,000-599,999 | 152         | 19  | 12.5%   | 72   | 53   | \$588,899          | \$570,637   | 96.9   | 121 | 8.0      | 96.6            | 97.2  | 96.3  | 96.0   | 86.1 | \$591,341                     | \$571,652   | 96   | 95    |  |
| 600,000-649,999 | 104         | 15  | 14.4%   | 51   | 44   | \$632,362          | \$619,100   | 97.9   | 134 | 6.9      | 100.9           | 95.8  | 96.8  | 96.6   | 93.1 | \$643,135                     | \$619,513   | 52   | 95    |  |
| 650,000-699,999 | 91          | 10  | 11.0%   | 44   | 39   | \$686,098          | \$670,725   | 97.8   | 151 | 9.1      | 91.5            | 95.3  | 95.8  | 112.9  | 93.8 | \$684,517                     | \$670,456   | 39   | 73    |  |
| 700,000-749,999 | 56          | 6   | 10.7%   | 36   | 30   | \$736,350          | \$722,045   | 98.1   | 144 | 9.3      | 98.2            | 96.4  | 93.2  | 87.2   | 96.0 | \$754,854                     | \$724,835   | 58   | 72    |  |
| 750,000-799,999 | 76          | 12  | 15.8%   | 33   | 20   | \$789,156          | \$767,736   | 97.3   | 165 | 6.3      | 91.8            | 96.5  | 96.5  | 94.0   | 94.3 | \$789,658                     | \$769,163   | 31   | 66    |  |
| 800+            | 491         | 58  | 11.8%   | 143  | 158  | \$1,450,267        | \$1,228,386 | 84.7   | 175 | 8.5      | 93.6            | 95.6  | 90.6  | 93.6   | 92.1 | \$1,395,404                   | \$1,331,837 | 183  | 120   |  |
| Totals/ Ave.    | 5777        | 807 | 13.97%  | 3832 | 2616 | \$480,327          | \$457,865   | 95.3   | 125 | 7.2      | 96.9            | 95.9  | 95.0  | 96.2   | 94.1 | \$480,842                     | \$464,585   | 5120 | 78.24 |  |
| Last Wk.        | 5660        | 819 | 14.47%  | 3755 | 2654 | \$480,690          | \$458,008   | 95.3   | 126 | 6.9      | 96.8            | 95.9  | 95.1  | 96.2   | 94.1 | \$479,935                     | \$463,657   | 5008 | 79.29 |  |
| 4 Wks Prior     | 5745        | 904 | 15.74%  | 3443 | 3135 | \$479,472          | \$460,599   | 96.1   | 129 | 6.4      | 96.6            | 95.9  | 94.7  | 95.4   | 94.0 | \$479,707                     | \$462,332   | 4582 | 84.88 |  |

Information obtained from MARIS is deemed reliable but not guaranteed

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