

EL DORADO COUNTY ASSOCIATION OF REALTORS® ALL SALES TRANSACTIONS

YEAR: 2004

MONTH	PENDING SALES	FINAL SALES	\$VOLUME
JAN.	333	197**	\$ 59,032,600**
FEB.	415	236**	\$ 75,333,400**
MAR.	503	427**	\$139,615,800**
APR.	478	421**	\$139,356,200**
MAY	396	411**	\$151,635,900**
JUNE	450	475**	\$180,052,100**
JULY	438	429**	\$159,033,700**
AUG.	433	454**	\$167,787,000**
SEPT.	331	413**	\$146,663,100**
OCT.	299	332**	\$125,655,500**
NOV.	274	320**	\$127,237,900**
DEC.	358	321**	\$128,462,700**

YEAR: 2005

MONTH	PENDING SALES	FINAL SALES	\$VOLUME
JAN.	475	248**	\$112,111,700**
FEB.	555	275**	\$110,417,000**
MAR.	548	429**	\$185,162,000**
APR.	529	381	\$160,146,000
MAY			
JUNE			
JULY			
AUG.			
SEPT.			
OCT.			
NOV.			
DEC.			

**Final Sales & Dollar Volume figures have been revised to reflect late reporting of sales into the MLS computer system.

EL DORADO COUNTY LISTING SUMMARY

	YEAR 2000		YEAR 2001		YEAR 2002		YEAR 2003		YEAR 2004		YEAR	2005
	TOTAL LISTINGS	NEW LISTINGS	TOTAL LISTINGS	NEW LISTINGS	TOTAL LISTINGS	NEW LISTINGS	TOTAL LISTINGS	NEW LISTINGS	TOTAL LISTINGS	NEW LISTINGS	TOTAL LISTINGS	NEW LISTINGS
JAN.	2,314	426	1,713	425	1,641	407	1,394	439	1,263	237	1,386	259
FEB.	2,294	373	1,679	403	1,633	411	1,442	432	1,226	279	1,489	254
MAR.	2,305	535	1,813	527	1,648	489	825	568	1,623	368	1,500	324
APR.	2,383	536	1,920	600	1,614	463	1,176	484	1,835	387	1,572	365
MAY	2,319	522	2,036	526	1,536	481	967	474	1,627	354		
JUNE	2,289	487	2,049	490	1,521	447	1,037	519	1,752	390		
JULY	2,283	463	2,020	493	1,581	539	903	507	1,393	348		
AUG.	2,227	477	1,979	413	1,585	494	840	451	1,747	317		
SEPT.	2,118	381	1,920	359	1,653	507	821	479	1,664	304		
OCT.	2,021	455	1,865	409	1,639	451	680	382	1,738	280		
NOV.	1,893	266	1,782	296	1,509	314	591	188	1,491	240		
DEC.	1,753	225	1,602	213	1,349	204	401	102	1,407	189		

EL DORADO COUNTY-CLOSED ESCROW-HOMES (RESIDENTIAL) MONTHLY

	JAN.	FEB.	MAR.	APR.	MAY	JUNE	JULY	AUG.	SEPT.	OCT.	NOV.	DEC.
1994	93	109	135	150	136	143	108	136	112	99	84	100
1995	76	72	111	92	106	126	116	126	105	93	110	91
1996	71	93	132	122	155	151	130	125	109	131	102	106
1997	109	87	102	142	143	161	114	161	114	172	131	148
1998	124	118	175	173	190	208	202	187	173	181	151	209
1999	129	128	184	201	196	265	237	230	243	206	200	220
2000	141	168	211	216	233	299	225	274	228	243	214	185
2001	150	153	240	211	221	226	192	239	179	203	153	167
2002	128	146	200	213	233	268	247	214	192	244	161	210
2003	146	133	197	209	227	242	242	270	251	236	213	207
2004	140	171	300	290	299	337	316	319	288	230	234	237
2005	185	192	315	267								

NEW LISTINGS BY MONTH (RESIDENTIAL)

	JAN.	FEB.	MAR.	APR.	MAY	JUNE	JULY	AUG.	SEPT.	OCT.	NOV.	DEC.
1994	294	273	369	368	347	318	303	323	267	267	175	142
1995	299	285	277	221	189	221	203	174	187	169	173	196
1996	258	239	300	317	309	270	300	293	234	225	181	113
1997	251	245	313	301	295	263	293	242	247	234	148	115
1998	238	211	329	302	311	293	320	289	253	207	141	147
1999	253	255	327	417	412	369	351	277	268	255	197	141
2000	272	229	336	347	350	335	298	313	249	266	184	145
2001	267	284	370	404	380	332	350	317	262	282	202	141
2002	258	277	309	338	365	339	366	378	360	298	220	149
2003	311	300	386	323	368	407	364	311	318	274	200	77
2004	152	179	245	281	224	246	235	226	228	202	182	138
2005	183	202	229	262								

EL DORADO COUNTY-MEDIAN PRICE FOR SINGLE FAMILY HOMES-MONTHLY

	JAN.	FEB.	MAR.	APR.	MAY	JUNE	JULY	AUG.	SEPT.	OCT.	NOV.	DEC.
1996	\$156,750	\$172,000	\$155,000	\$163,000	\$160,000	\$165,000	\$162,500	\$159,000	\$154,300	\$151,800	\$146,375	\$149,700
1997	\$163,000	\$157,500	\$151,000	\$161,800	\$169,000	\$171,000	\$168,750	\$161,000	\$169,950	\$166,500	\$166,500	\$175,500
1998	\$170,000	\$163,000	\$176,250	\$162,500	\$165,250	\$174,500	\$176,500	\$166,500	\$160,000	\$168,000	\$174,000	\$167,750
1999	\$185,000	\$163,950	\$178,950	\$179,990	\$182,500	\$189,000	\$185,000	\$180,000	\$183,500	\$183,625	\$166,700	\$174,250
2000	\$185,000	\$187,725	\$180,000	\$192,750	\$212,000	\$212,500	\$193,000	\$207,400	\$225,500	\$192,500	\$224,500	\$227,000
2001	\$219,950	\$235,000	\$240,440	\$249,500	\$250,000	\$240,000	\$235,000	\$239,500	\$249,100	\$215,000	\$241,000	\$254,000
2002	\$270,000	\$249,200	\$266,500	\$268,500	\$289,250	\$277,750	\$285,250	\$300,000	\$295,000	\$291,525	\$275,000	\$291,375
2003	\$275,500	\$295,000	\$315,000	\$318,000	\$319,900	\$349,500	\$338,500	\$340,000	\$333,000	\$310,500	\$355,000	\$347,000
2004	\$323,250	\$375,000	\$369,250	\$382,000	\$397,900	\$408,000	\$392,950	\$399,000	\$416,250	\$410,000	\$413,500	\$415,000
2005	\$442,500	\$445,000	\$439,000	\$445,000								

EL DORADO COUNTY-AVERAGE PRICE-SINGLE FAMILY HOMES MONTHLY

	JAN.	FEB.	MAR.	APR.	MAY	JUNE	JULY	AUG.	SEPT.	OCT.	NOV.	DEC.
1996	\$162,007	\$180,949	\$175,444	\$172,214	\$180,696	\$191,539	\$184,656	\$185,567	\$185,179	\$175,219	\$169,284	\$183,133
1997	\$185,145	\$187,209	\$179,131	\$183,158	\$189,608	\$195,612	\$204,178	\$185,018	\$188,075	\$189,314	\$189,314	\$190,813
1998	\$181,963	\$188,391	\$196,265	\$189,822	\$193,122	\$195,193	\$191,898	\$190,604	\$189,763	\$189,607	\$195,137	\$192,903
1999	\$217,250	\$190,411	\$215,813	\$209,962	\$203,148	\$215,987	\$206,659	\$216,241	\$210,646	\$202,199	\$200,808	\$204,314
2000	\$219,943	\$219,134	\$215,144	\$233,703	\$252,997	\$244,697	\$226,827	\$243,046	\$251,200	\$234,068	\$264,518	\$251,078
2001	\$248,974	\$282,576	\$285,666	\$293,913	\$289,600	\$275,651	\$288,347	\$263,729	\$293,521	\$267,426	\$279,119	\$282,976
2002	\$297,549	\$278,354	\$296,392	\$330,153	\$330,661	\$312,912	\$318,516	\$341,199	\$336,877	\$319,228	\$320,496	\$328,176
2003	\$317,971	\$340,126	\$342,980	\$349,253	\$364,443	\$389,210	\$373,169	\$378,281	\$377,337	\$351,888	\$398,457	\$371,137
2004	\$373,429	\$389,013	\$411,164	\$409,311	\$442,606	\$455,364	\$441,934	\$439,397	\$443,106	\$445,262	\$466,069	\$459,608
2005	\$522,287	\$485,697	\$494,272	\$516,622								

MULTIPLE LISTING STATISTICS FOR APRIL 2005

				AVERAGE	PRICE
		CLOSED '04	CLOSED '05	2004	2005
RESIDENTIAL/COMMON INT.	RES	290	267	\$ 409,311	\$ 516,622
MOBILE HOME-IN PARK	MOB	11	14	\$ 68,045	\$ 71,164
RESIDENTIAL INCOME	RIN	3	0	\$ 363,000	\$ -
LAND	LND	117	99	\$ 160,845	\$ 210,575
COMMERCIAL/INDUSTRIAL	COM	0	1	\$ -	\$ 365,000
BUSINESS OPPORTUNITY	BOP	0	0	\$ -	\$ -

RESIDENTIAL SALES - BY AREA - APRIL 2005

		2004	2004	2005	2005
AREA	ZONE	# OF SALES	AVG. PRICE	# OF SALES	AVG. PRICE
GREATER CAMERON PARK	12601	48	\$ 377,924	48	\$ 441,669
EL DORADO HILLS	12602	76	\$ 565,866	65	\$ 737,042
SHINGLE SPRINGS	12603	15	\$ 530,530	19	\$ 633,658
RESCUE/LUNEMAN	12604	9	\$ 491,000	3	\$ 583,333
LATROBE/SOUTH AREA	12605	1	\$ 875,000	0	\$ -
GREATER PLACERVILLE	12701	36	\$ 294,333	27	\$ 433,350
DIAMOND SPRGS/EL DORADO	12702	15	\$ 335,953	16	\$ 390,469
PLEASANTVALLEY/PLV SOUTH	12703	14	\$ 460,814	7	\$ 529,629
SOMERSET/SOUTH COUNTY	12704	11	\$ 267,673	17	\$ 384,311
COLOMA, LOTUS	12705	0	\$ -	3	\$ 351,000
GREENSTONE/GOLDHILLWEST	12706	3	\$ 464,667	1	\$ 980,000
MOSQUITO, SWANSBORO	12707	2	\$ 213,250	1	\$ 325,000
CAMINO, CEDAR GROVE	12801	4	\$ 269,813	9	\$ 420,722
POLLOCK PINES, SLY PARK	12802	29	\$ 269,285	24	\$ 375,842
AMERICAN RIVER CANYON	12803	2	\$ 175,000	0	\$ -
GEORGETOWN, GARDENVALLEY	12901	7	\$ 328,071	10	\$ 419,600
PILOT HILL, COOL	12902	18	\$ 328,639	17	\$ 440,671
NORTH COUNTY	12903	0	\$ -	0	\$ -

TRANSACTION SUMMARY

		2004	2004	2005	2005
		MONTH	YTD	MONTH	YTD
PENDING SALES-TOTAL		396	2125	529	2107
PENDING SALES - RESIDENTIAL		299	1491	400	1540
CLOSED SALES - TOTAL		421	1281	381	1346
CLOSED SALES - RESIDENTIAL		290	901	267	959
CLOSED SALES -RES.MEDIAN PRICE		\$ 382,000	\$ 365,000	\$ 445,000	\$ 440,000
LISTSING INVENTORY - TOTAL		1627		1572	
LISTSING INVENTORY - RESIDENTIAL		833		953	

Market Statistics Report

Listings as of 05/04/05 at 2:34pm

APRIL 2005

Residential

	2- Bedrooms	3 Bedrooms	4 Bedrooms	5+ Bedrooms	All Bedrooms
Active					
#Units	0	0	0	0	0
Average List Price	\$0	\$0	\$0	\$0	\$0
Average Market Time	0	0	0	0	0
Average Square Feet	0	0	0	0	0
All Off Market					
#Units	46	135	74	12	267
Pending					
#Units	0	0	0	0	0
Average List Price	\$0	\$0	\$0	\$0	\$0
Average Market Time	0	0	0	0	0
Average Square Feet	0	0	0	0	0
Sold					
#Units	46	135	74	12	267
Dollar Value	\$15,897,465	\$62,840,991	\$48,749,707	\$10,449,900	\$137,938,063
Average List Price	\$349,651	\$471,035	\$663,498	\$878,525	\$521,778
Average Sold Price	\$345,597	\$465,489	\$658,780	\$870,825	\$516,622
Average Market Time	40	36	42	60	39
Average Square Feet	1357	1879	2812	3704	2130
% of List Price	98.84	98.82	99.29	99.12	99.01
Not Pending or Sold					
#Units	0	0	0	0	0
Average List Price	\$0	\$0	\$0	\$0	\$0
Average Square Feet	0	0	0	0	0

Equal Opportunity Housing * All information deemed reliable, but not guaranteed.

All measurements and calculations of area are approximate. Information provided by Seller/Other sources, not verified by Broker. All Interestec

Area Market Survey Summary

Listings as of 05/04/05 at 2:31pm

Sold	Quantity	Average DOM	Summary Price Information			
Selling Price Range			Minimum	\$171,000	Maximum	\$1,325,000
\$160,000 - \$179,999	1	25	Average	\$516,622	Median	\$445,000
\$200,000 - \$249,999	5	57				
\$250,000 - \$299,999	19	23				
\$300,000 - \$349,999	35	40				
\$350,000 - \$399,999	46	37				
\$400,000 - \$449,999	29	40				
\$450,000 - \$499,999	16	29				
\$500,000 - \$549,999	23	35				
\$550,000 - \$599,999	21	43				
\$600,000 - \$649,999	13	35				
\$650,000 - \$699,999	14	31				
\$700,000 - \$749,999	11	59				
\$750,000 - \$799,999	8	55				
\$800,000 - \$849,999	3	22				
\$850,000 - \$899,999	6	33				
\$900,000 - \$949,999	3	39				
\$950,000 - \$999,999	5	34				
\$1,000,000 and over	9	82				
=====						
	267	39				

Equal Opportunity Housing * All information deemed reliable, but not guaranteed.

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Market Statistics Report

Listings as of 05/04/05 at 2:38pm

YEAR TO DATE 1/1/05 - 4/30/05

Residential

	2- Bedrooms	3 Bedrooms	4 Bedrooms	5+ Bedrooms	All Bedrooms
Active					
#Units	0	0	0	0	0
Average List Price	\$0	\$0	\$0	\$0	\$0
Average Market Time	0	0	0	0	0
Average Square Feet	0	0	0	0	0
All Off Market					
#Units	162	499	236	62	959
Pending					
#Units	0	0	0	0	0
Average List Price	\$0	\$0	\$0	\$0	\$0
Average Market Time	0	0	0	0	0
Average Square Feet	0	0	0	0	0
Sold					
#Units	162	499	236	62	959
Dollar Value	\$52,930,065	\$222,959,449	\$155,537,339	\$52,083,793	\$483,510,646
Average List Price	\$330,326	\$453,852	\$664,956	\$860,929	\$511,253
Average Sold Price	\$326,729	\$446,813	\$659,057	\$840,061	\$504,182
Average Market Time	38	44	53	58	46
Average Square Feet	1318	1894	2860	3675	2150
% of List Price	98.91	98.45	99.11	97.58	98.62
Not Pending or Sold					
#Units	0	0	0	0	0
Average List Price	\$0	\$0	\$0	\$0	\$0
Average Square Feet	0	0	0	0	0

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Area Market Survey

Listings as of 05/04/05 at 2:37pm

Sold Selling Price Range	Quantity	Average DOM	Summary Price Information		
			Minimum	Maximum	Median
\$50,000 - \$59,999	1	6	\$50,000	\$1,776,000	
\$100,000 - \$119,999	1	26	Average \$504,182		\$440,000
\$140,000 - \$159,999	3	25			
\$160,000 - \$179,999	4	33			
\$180,000 - \$199,999	3	25			
\$200,000 - \$249,999	38	45			
\$250,000 - \$299,999	87	30			
\$300,000 - \$349,999	109	39			
\$350,000 - \$399,999	145	42			
\$400,000 - \$449,999	106	49			
\$450,000 - \$499,999	88	49			
\$500,000 - \$549,999	59	46			
\$550,000 - \$599,999	67	50			
\$600,000 - \$649,999	47	51			
\$650,000 - \$699,999	54	48			
\$700,000 - \$749,999	32	51			
\$750,000 - \$799,999	29	42			
\$800,000 - \$849,999	13	46			
\$850,000 - \$899,999	16	57			
\$900,000 - \$949,999	6	69			
\$950,000 - \$999,999	11	46			
\$1,000,000 and over	40	86			

959

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Equal Opportunity Housing * All information deemed reliable, but not guaranteed.

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