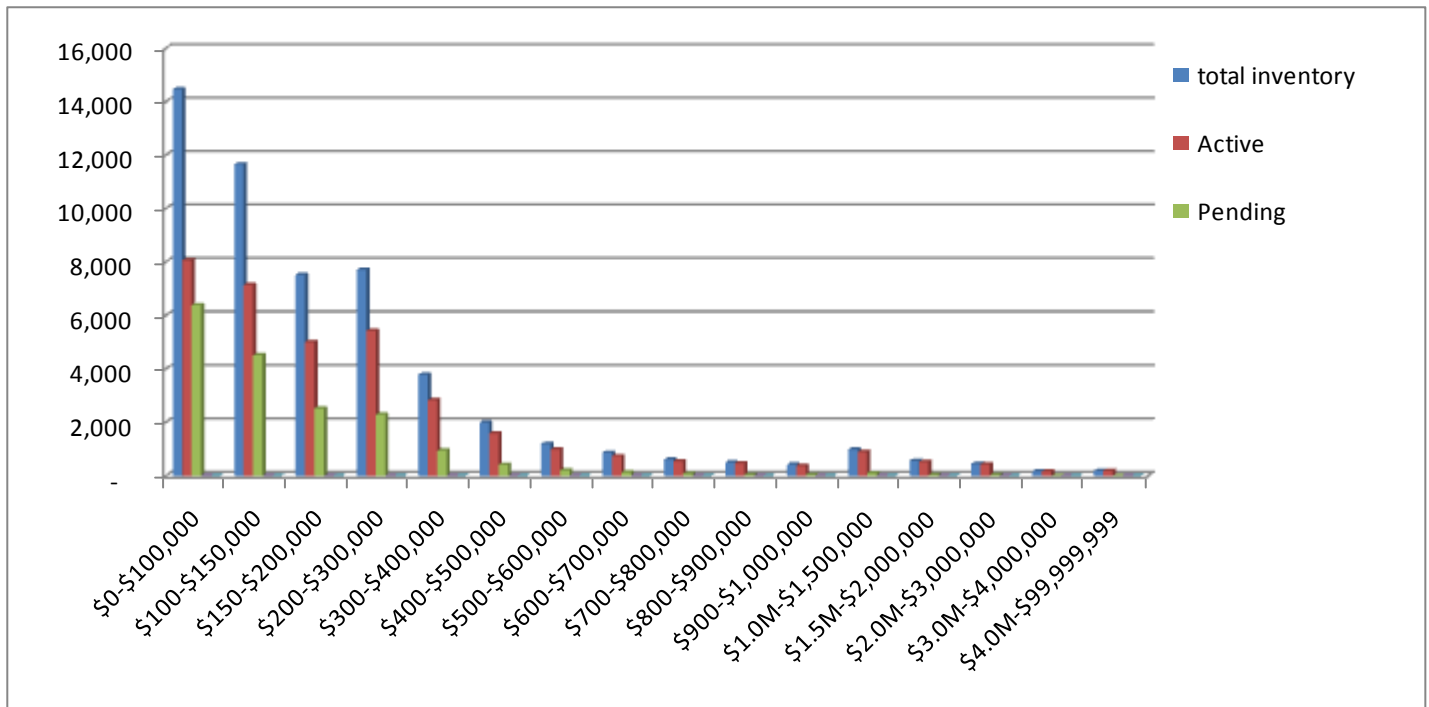


Phoenix Metro Inventory Update



As of today, the Phoenix Metro area has approximately 53,105 total listings of which 17,733 or 33% are currently pending. As has been the case for some time, 75% of the buyer's and investors are purchasing in the under \$200K market because of the good deals, first time home-buyer tax credit, etc. As you can see, the under \$100K market has the highest absorption rate followed by the under \$150K and \$200K. Out of the 186 listings that are \$4M or above, only 1 is currently pending. The graph above illustrates the spreadsheet. If you're thinking of making a move, please give me a

Price Range	total inventory	Active	Pending	% of pending transactions	Absorption % in price range
\$0-\$100,000	14,468	8,073	6,395	36%	44%
\$100-\$150,000	11,661	7,146	4,515	25%	39%
\$150-\$200,000	7,527	5,008	2,519	14%	33%
\$200-\$300,000	7,717	5,426	2,291	13%	30%
\$300-\$400,000	3,782	2,839	943	5%	25%
\$400-\$500,000	2,002	1,585	417	2%	21%
\$500-\$600,000	1,197	995	202	1%	17%
\$600-\$700,000	868	737	131	1%	15%
\$700-\$800,000	614	540	74	0%	12%
\$800-\$900,000	506	466	40	0%	8%
\$900-\$1,000,000	420	378	42	0%	10%
\$1.0M-\$1,500,000	986	893	93	1%	9%
\$1.5M-\$2,000,000	556	517	39	0%	7%
\$2.0M-\$3,000,000	453	425	28	0%	6%
\$3.0M-\$4,000,000	162	159	3	0%	2%
\$4.0M-\$99,999,999	186	185	1	0%	1%
Total	53,105	35,372	17,733	100%	



Stephanie Weiss, **REALTOR®**
480.273.7472 cell

602.503.4008 fax 480.889.3700 off
StephanieWeissMoves@gmail.com
www.StephanieWeissMoves.com
<http://stephanieweissmoves.wordpress.com>

