



Williamson County Association of REALTORS® Announces February 2010 Housing Numbers

March 12, 2010 (Franklin, TN) - The Williamson County Association of REALTORS® announces the statistics for home sales in Williamson County, TN for the month of February 2010. There were 162 residential and condominium closings reported during this period according to figures provided by RealTracs Solutions, the multiple listing service used by REALTORS® in the Middle Tennessee region.

Compared to February 2009, the number of single-family residential closings increased by seven percent, while the median sales price experienced a thirteen percent decrease. The median is a typical market price where half of all homes sold for more and half sold for less. The average days on the market (DOM) for residential homes increased by one day compared to the same period last year.

**February 2010**

	<u>Closings</u>	<u>Median Price</u>	<u>Average Price</u>	<u>DOM</u>
<b>Residential</b>	151	\$ 340,000	\$ 391,836	94
<b>Condominium</b>	11	\$ 189,950	\$ 201,045	150

**February 2009**

	<u>Closings</u>	<u>Median Price</u>	<u>Average Price</u>	<u>DOM</u>
<b>Residential</b>	141	\$ 385,000	\$ 444,094	93
<b>Condominium</b>	13	\$ 180,000	\$ 179,727	44

**February 2008**

	<u>Closings</u>	<u>Median Price</u>	<u>Average Price</u>	<u>DOM</u>
<b>Residential</b>	163	\$ 387,000	\$ 439,578	77
<b>Condominium</b>	27	\$ 215,000	\$ 232,452	60

**February 2007**

	<u>Closings</u>	<u>Median Price</u>	<u>Average Price</u>	<u>DOM</u>
<b>Residential</b>	260	\$ 371,118	\$ 432,966	63
<b>Condominium</b>	36	\$ 180,652	\$ 220,079	61

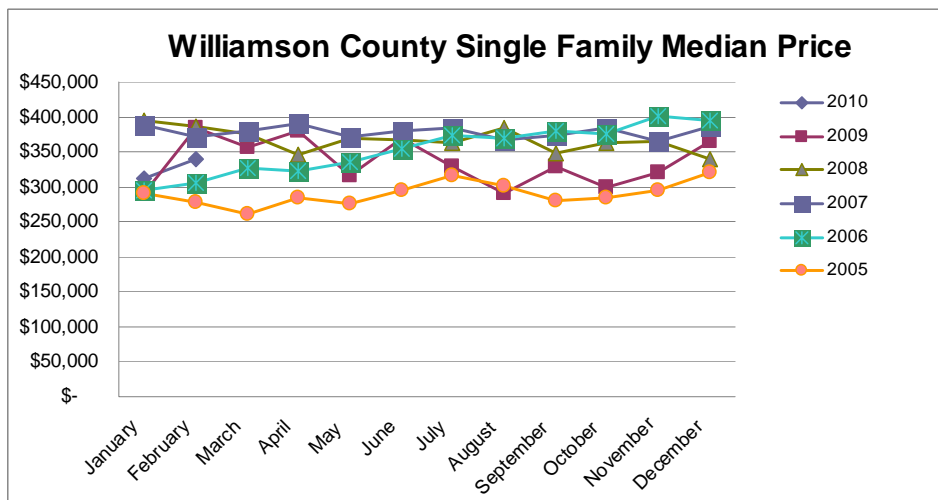
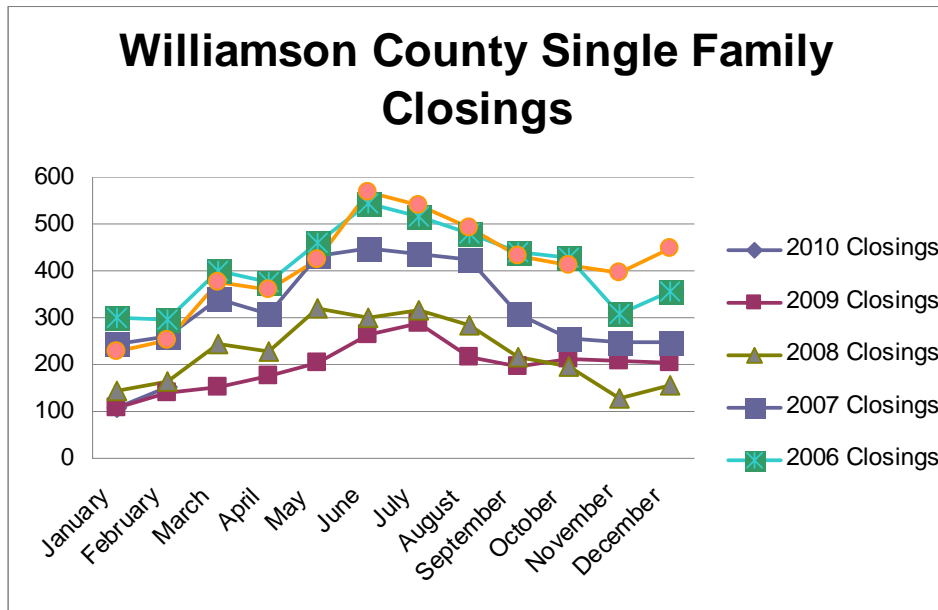
**February 2006**

	<u>Closings</u>	<u>Median Price</u>	<u>Average Price</u>	<u>DOM</u>
<b>Residential</b>	296	\$ 304,900	\$ 390,915	53
<b>Condominium</b>	29	\$ 157,500	\$ 174,386	22



“The local real estate market continues to show signs of steady, incremental improvement. This is the fifth consecutive month to post an increase in the number of transactions over the previous year. Our inventory continues to fall and the current number of pending sales exceeds the total number of closings for March 2009. With interest rates remaining low, we anticipate first quarter sales to position us for better year in 2010” said Karen Baker, 2010 President of the Williamson County Association of REALTORS®.

The Williamson County Association of REALTORS® is the professional trade organization servicing the real estate industry in Williamson County. Established in 1962, the association provides professional development and support services for real estate professionals. The association has over 1,400 members and is headquartered in Franklin, TN.





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