

The 100+

Market Updates for 205 Twin Cities Communities

A free research tool from the North Metro REALTORS® Association

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North Metro REALTORS® Association

Carver

Carver County, MN

October

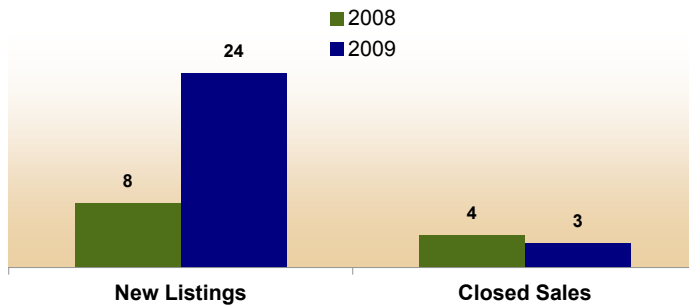
Year to Date

	2008	2009	Change	2008	2009	Change
New Listings	8	24	+ 200.0%	106	129	+ 21.7%
Closed Sales	4	3	- 25.0%	49	40	- 18.4%
Median Sales Price	\$350,000	\$442,000	+ 26.3%	\$288,500	\$252,250	- 12.6%
Average Sales Price	\$345,281	\$439,000	+ 27.1%	\$294,114	\$259,518	- 11.8%
Percent of Original List Price Received at Sale*	95.8%	93.0%	- 3.0%	93.7%	92.0%	- 1.8%
Average Days on Market Until Sale**	149	121	- 18.9%	127	90	- 29.4%
Single-Family Detached Inventory	26	38	+ 46.2%	--	--	--
Townhouse-Condo Inventory	4	17	+ 325.0%	--	--	--

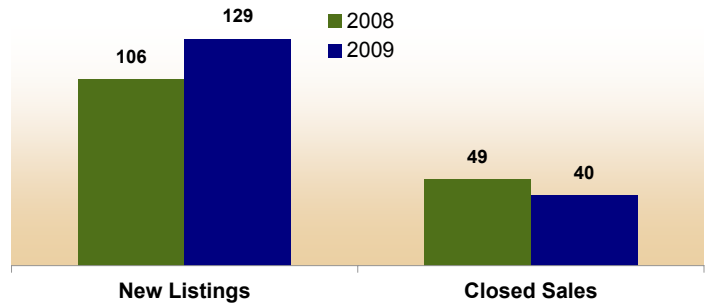
*Does not account for list prices from any previous listing contracts

**City market time figures are based on Cumulative Days on Market, which does account for previous listing contracts

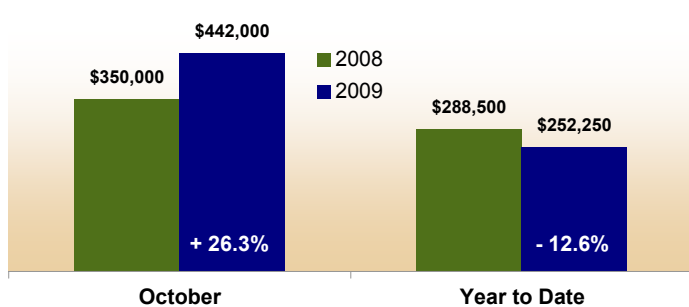
Activity—Most Recent Month



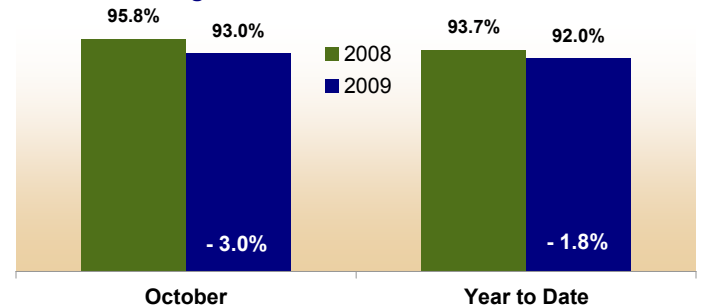
Activity—Year to Date



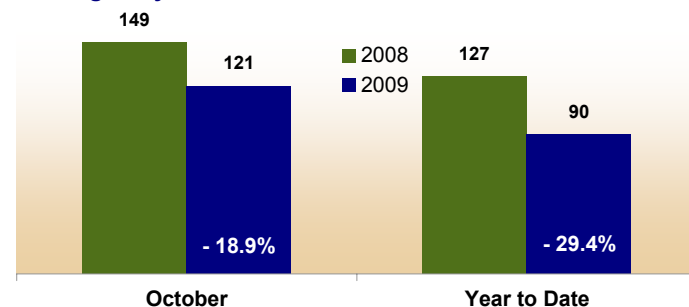
Median Sales Price



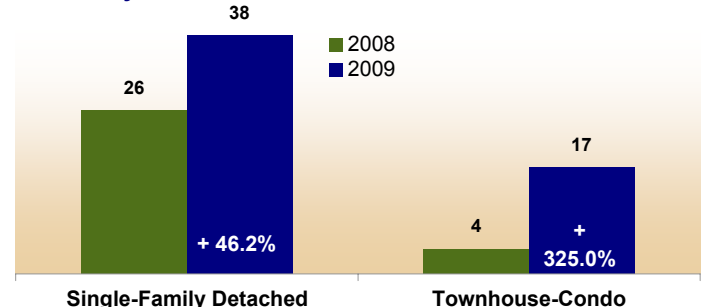
Percent of Original List Price Received



Average Days on Market Until Sale



Inventory of Homes for Sale



Some of the figures referenced in this report are for only one month worth of activity. As such, they can sometimes look extreme due to the small sample size involved. For broader historical market information, please feel free to contact us.