



SOLD Comparisons - 2004 vs. 2003

	2004 Units	2004 Volume	2004 Average Sale Price	2004 Median Sale Price	Days on Market	% of Sale Price to List Price
Single Family	4398	\$1,211,193,537	\$275,396	\$230,000	68	96.46%
Condo	732	\$116,389,345	\$159,002	\$143,500	71	98.10%
Mobile	117	\$5,130,557	\$43,851	\$34,500	69	93.12%
Land (Residential)	490	\$67,582,376	\$137,923	\$88,450	123	88.39%
Multifamily	532	\$100,517,518	\$188,943	\$169,900	61	96.00%
Commercial	93	\$29,929,701	\$321,825	\$222,500	211	86.79%
TOTALS	6362	1,530,743,034	\$240,607	\$200,000	74	95.94%
	2003 Units	2003 Volume	2003 Average Sale Price	2003 Median Sale Price	Days on Market	% of Sale Price to List Price
Single Family	4220	\$1,032,992,979	\$244,785	\$200,000	73	96.54%
Condo	630	\$86,254,515	\$136,912	\$115,000	70	98.31%
Mobile	103	\$3,762,315	\$36,527	\$29,000	48	89.93%
Land (Residential)	419	\$43,370,865	\$103,510	\$67,000	95	91.73%
Multifamily	452	\$70,464,596	\$155,895	\$150,000	68	95.92%
Commercial	90	\$28,322,947	\$314,699	\$225,000	57	90.15%
TOTALS	5914	1,265,168,217	\$213,928	\$175,000	73	96.27%
2004 vs. 2003						
Single Family	4.22%	17.25%	12.51%	15.00%	-6.85%	-0.08%
Condo	16.19%	34.94%	16.13%	24.78%	1.43%	-0.21%
Mobile	13.59%	36.37%	20.05%	18.97%	43.75%	3.55%
Land	16.95%	55.82%	33.25%	32.01%	29.47%	-3.64%
Multifamily	17.70%	42.65%	21.20%	13.27%	-10.29%	0.08%
Commercial	3.33%	5.67%	2.26%	-1.11%	270.18%	-3.73%
All	7.58%	20.99%	12.47%	14.29%	1.37%	-0.34%

*Sales reported by the members of the Eastern Connecticut REALTORS® Information Service, Inc. do not represent all sales. Information deemed reliable but not guaranteed.