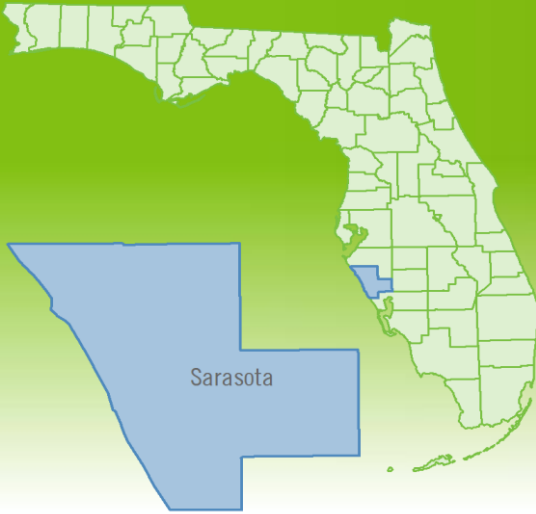


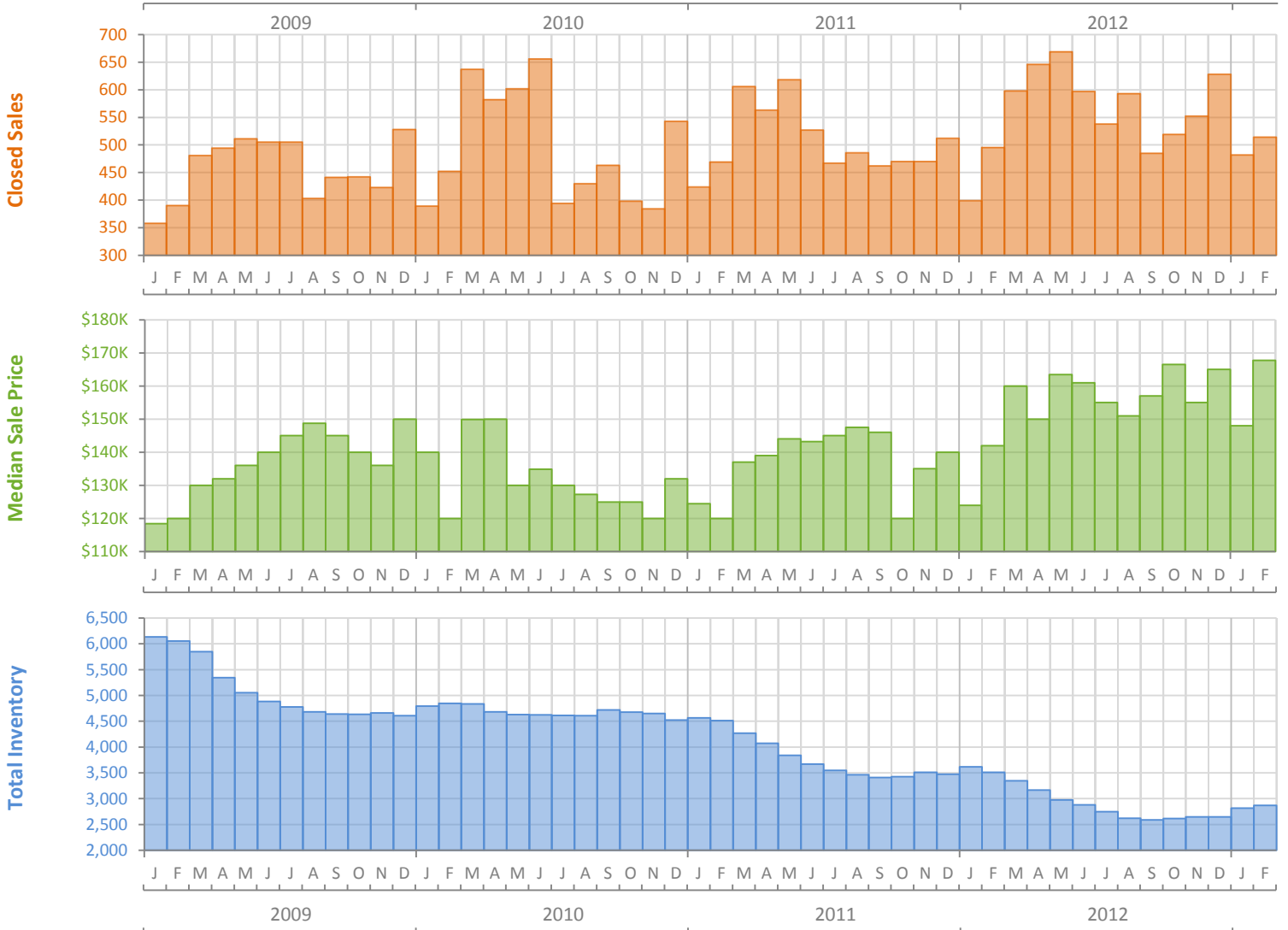
# Monthly Market Summary - February 2013

## Single Family Homes

### Sarasota County



	February 2013	February 2012	Percent Change Year-over-Year
Closed Sales	514	495	3.8%
Cash Sales	326	319	2.2%
New Pending Sales	682	667	2.2%
New Listings	910	798	14.0%
Median Sale Price	\$167,725	\$142,000	18.1%
Average Sale Price	\$261,516	\$251,196	4.1%
Median Days on Market	46	59	-22.0%
Avg. Percent of Original List Price Received	93.4%	89.2%	4.7%
Pending Inventory	1,390	(No Data)	N/A
Inventory (Active Listings)	2,870	3,509	-18.2%
Months Supply of Inventory	5.0	6.9	-27.2%

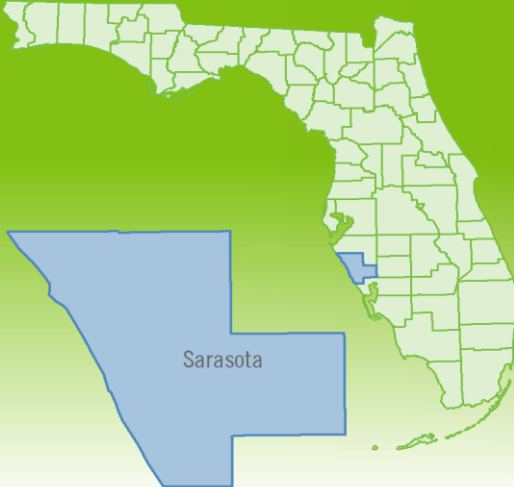


Produced by Florida REALTORS® with data provided by Florida's multiple listing services. Statistics for each month compiled from MLS feeds on the 15th day of the following month. Data released on Thursday, March 21, 2013. Next data release is Monday, April 22, 2013.

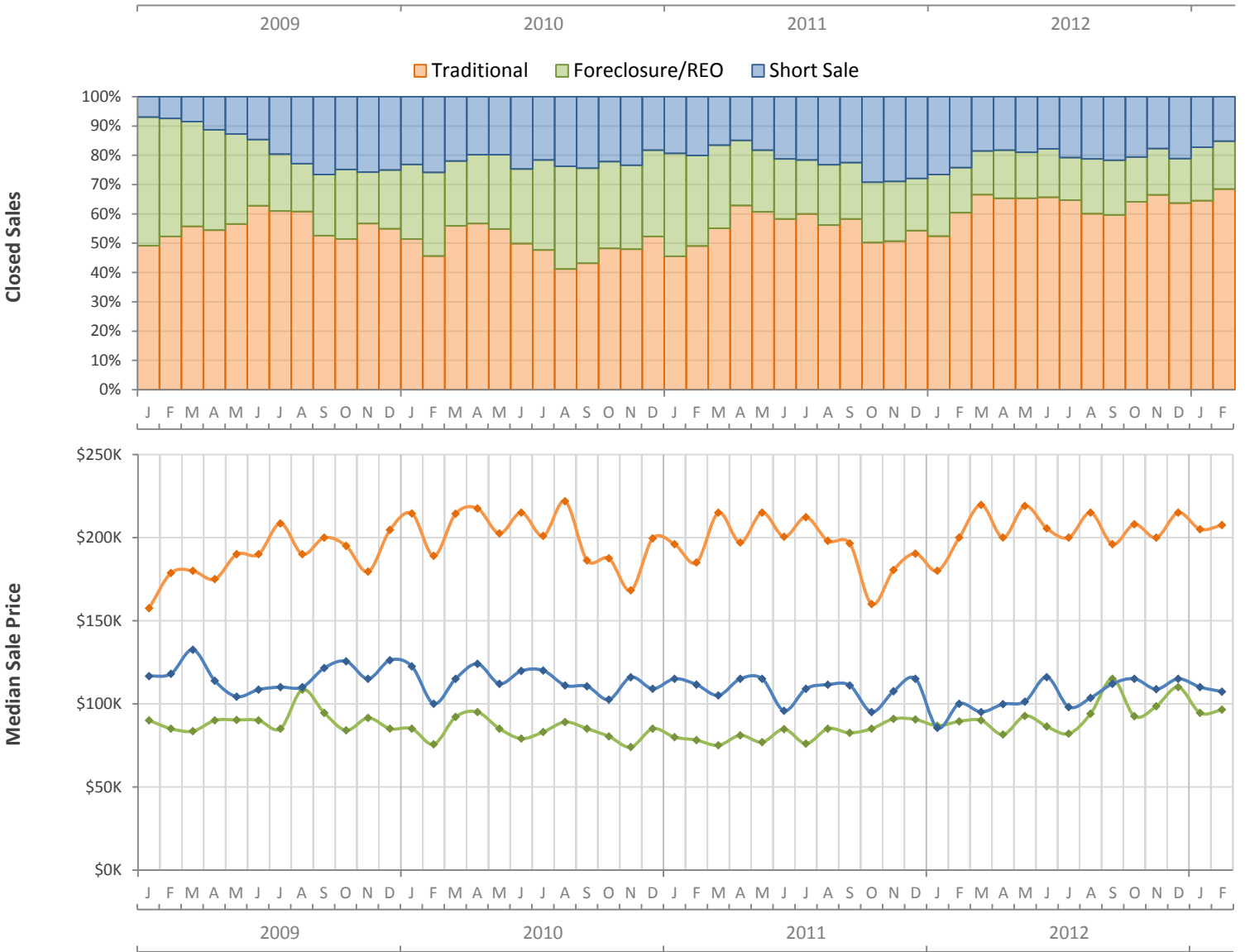
# Monthly Distressed Market - February 2013

## Single Family Homes

### Sarasota County



		February 2013	February 2012	Percent Change Year-over-Year
Traditional	Closed Sales	352	299	17.7%
	Median Sale Price	\$207,500	\$200,000	3.8%
Foreclosure/REO	Closed Sales	84	76	10.5%
	Median Sale Price	\$96,447	\$89,400	7.9%
Short Sale	Closed Sales	78	120	-35.0%
	Median Sale Price	\$107,250	\$100,000	7.3%



Produced by Florida REALTORS® with data provided by Florida's multiple listing services. Statistics for each month compiled from MLS feeds on the 15th day of the following month. Data released on Thursday, March 21, 2013. Next data release is Monday, April 22, 2013.