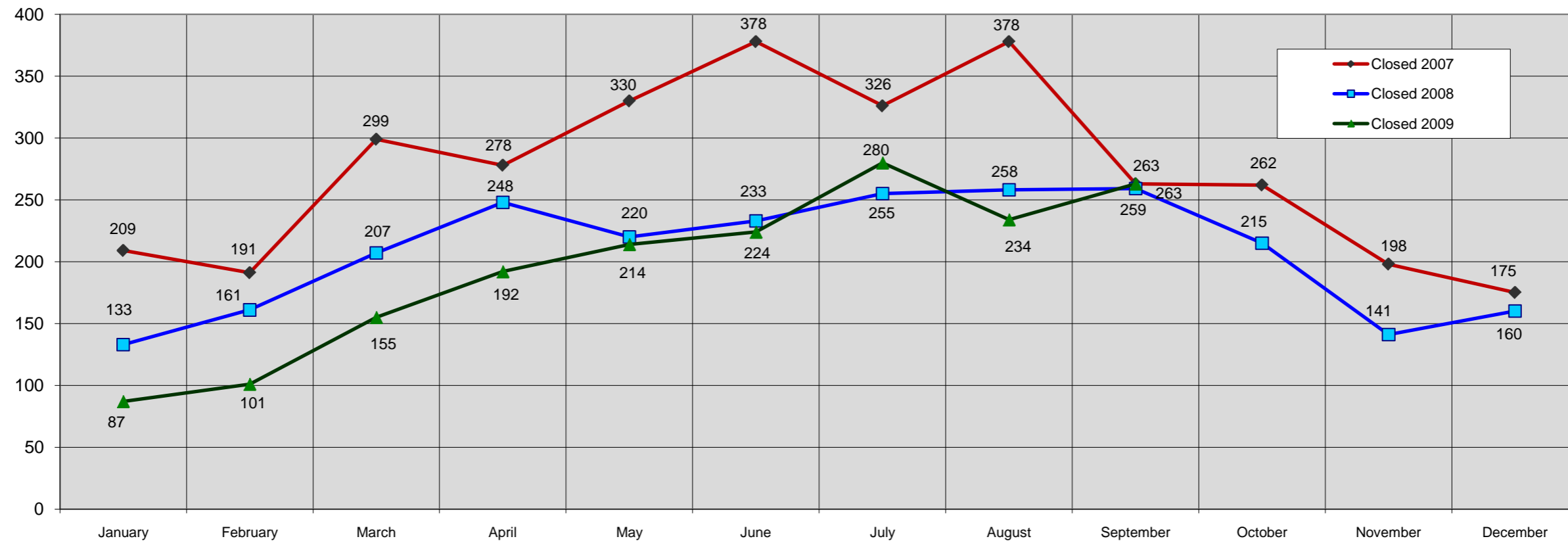


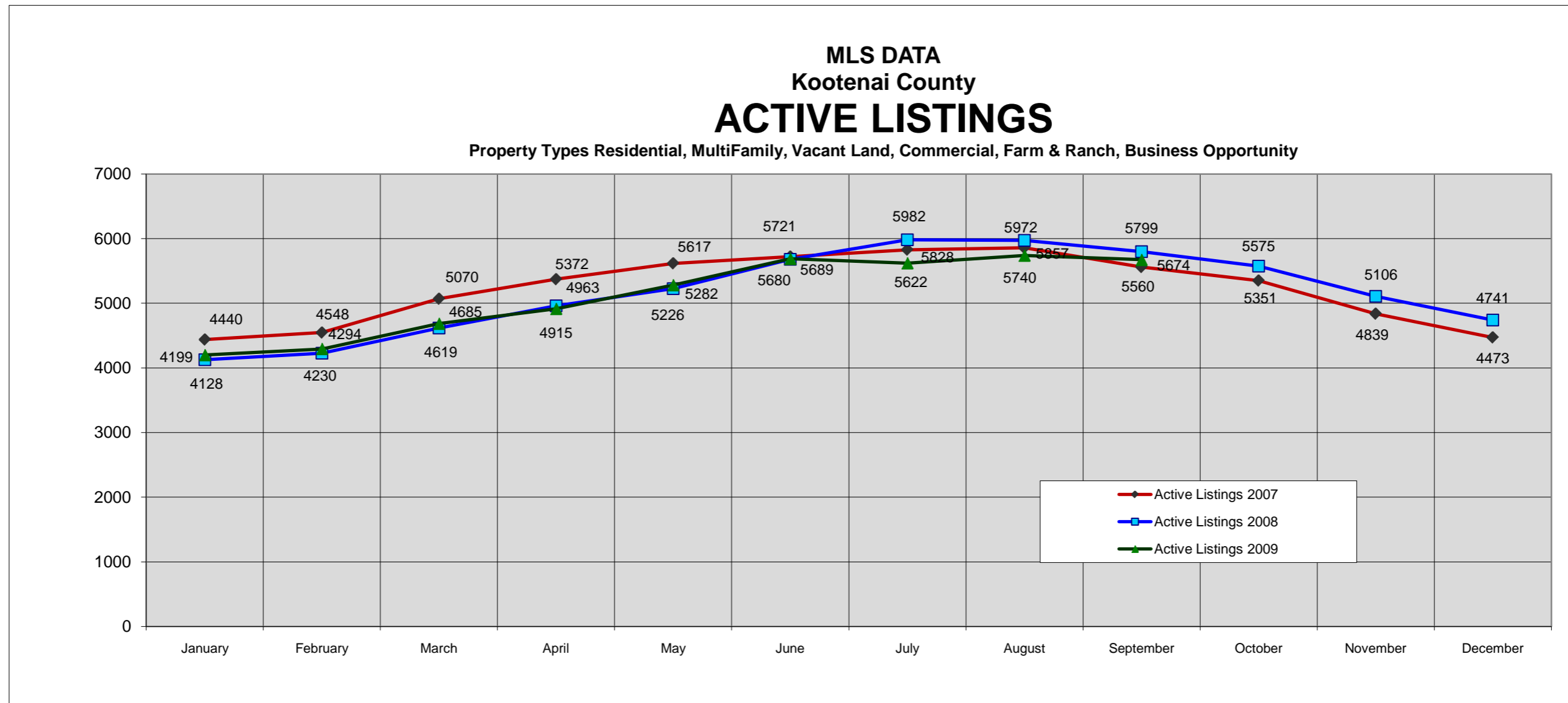
Month	Sales		
	Closed 2007	Closed 2008	Closed 2009
January	209	133	87
February	191	161	101
March	299	207	155
April	278	248	192
May	330	220	214
June	378	233	224
July	326	255	280
August	378	258	234
September	263	259	263
October	262	215	
November	198	141	
December	175	160	
<b>Total</b>	<b>3287</b>	<b>2490</b>	<b>1750</b>

## MLS DATA KOOTENAI COUNTY CLOSED SALES

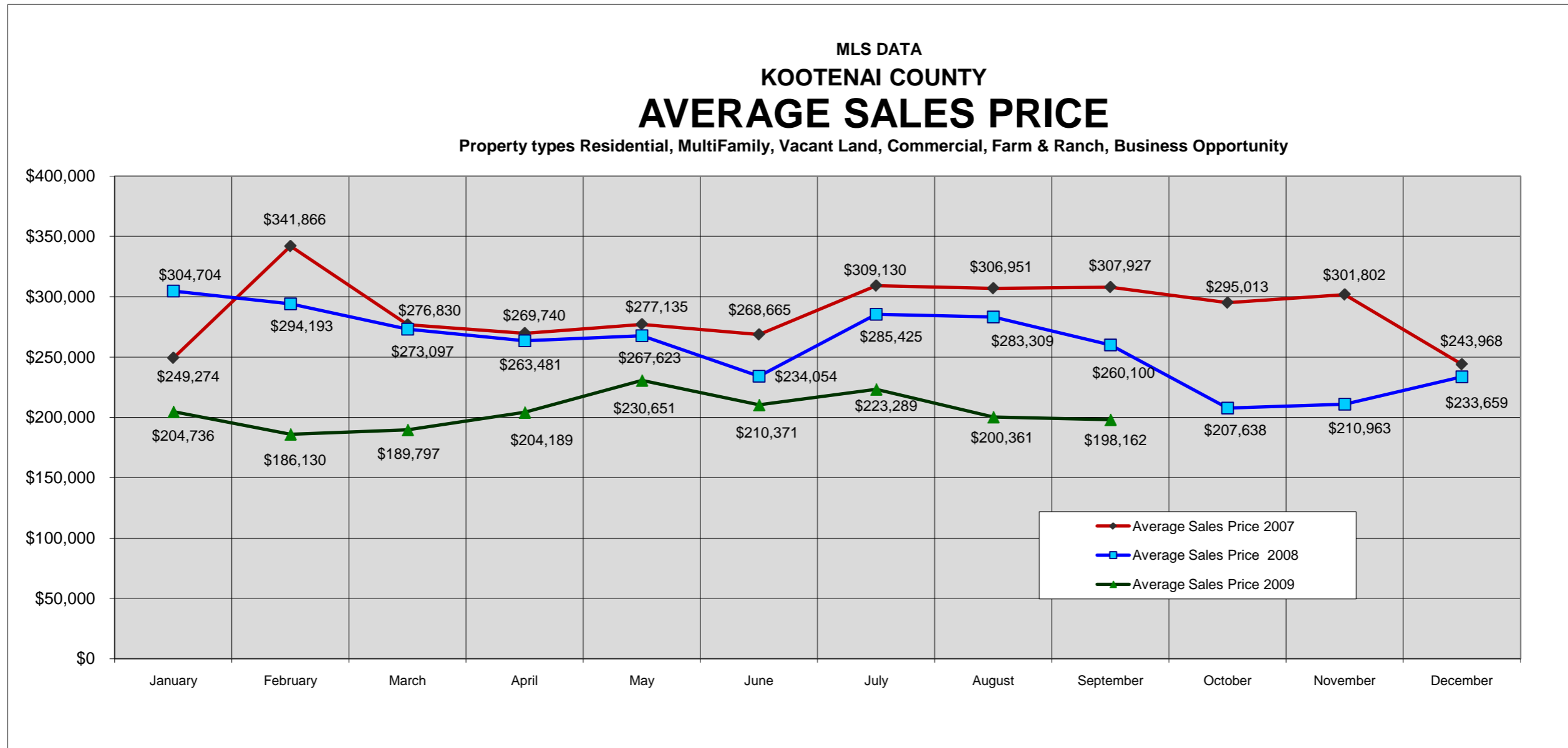
Property Types Residential, MultiFamily, Vacant Land, Commercial, Farm & Ranch, Business Opportunity



Month	Listings		
	Active Listings 2007	Active Listings 2008	Active Listings 2009
January	4440	4128	4199
February	4548	4230	4294
March	5070	4619	4685
April	5372	4963	4915
May	5617	5226	5282
June	5721	5680	5689
July	5828	5982	5622
August	5857	5972	5740
September	5560	5799	5674
October	5351	5575	
November	4839	5106	
December	4473	4741	
<b>Total</b>	<b>62676</b>	<b>62021</b>	<b>46100</b>
<b>Average</b>	<b>5223</b>	<b>5168</b>	<b>4955</b>



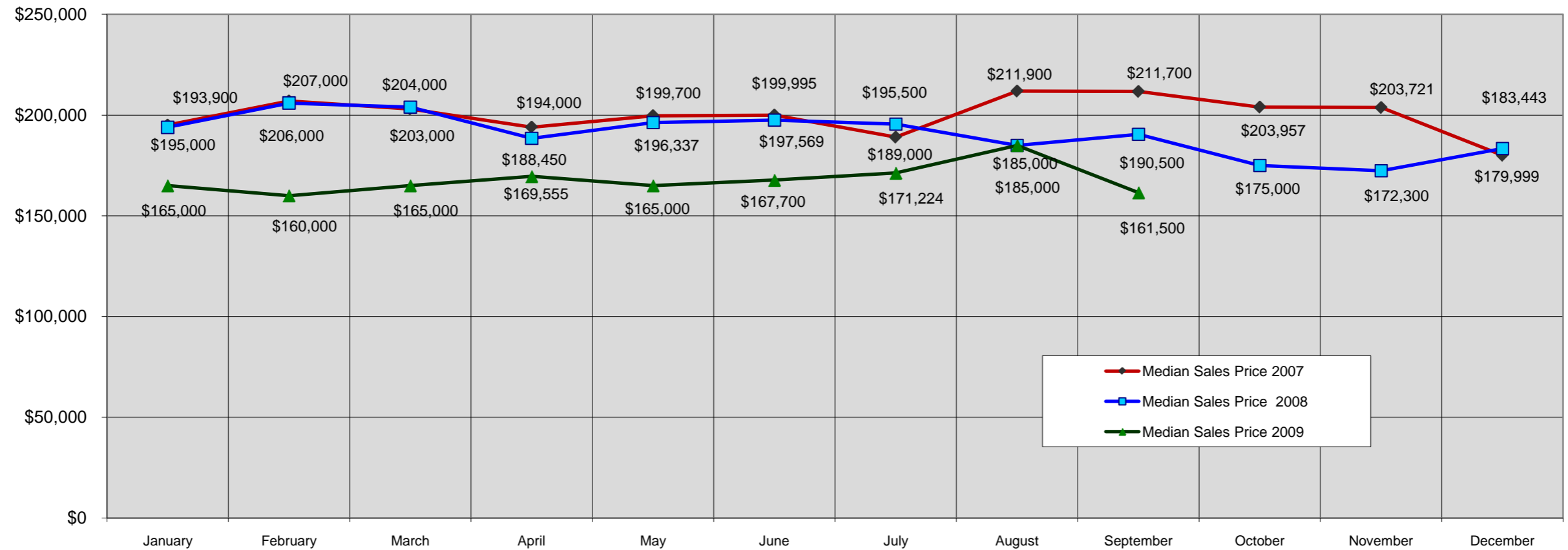
Month	Sales		
	Average Sales Price 2007	Average Sales Price 2008	Average Sales Price 2009
January	\$249,274	\$304,704	\$ 204,736
February	\$341,866	\$294,193	\$ 186,130
March	\$276,830	\$273,097	\$ 189,797
April	\$269,740	\$263,481	\$ 204,189
May	\$277,135	\$267,623	\$ 230,651
June	\$268,665	\$234,054	\$ 210,371
July	\$309,130	\$285,425	\$ 223,289
August	\$306,951	\$283,309	\$ 200,361
September	\$307,927	\$260,100	\$ 198,162
October	\$295,013	\$207,638	
November	\$301,802	\$210,963	
December	\$243,968	\$233,659	



Month	Median Sales		
	Median Sales Price 2007	Median Sales Price 2008	Median Sales Price 2009
January	\$195,000	\$193,900	\$165,000
February	\$207,000	\$206,000	\$160,000
March	\$203,000	\$204,000	\$165,000
April	\$194,000	\$188,450	\$169,555
May	\$199,700	\$196,337	\$165,000
June	\$199,995	\$197,569	\$167,700
July	\$189,000	\$195,500	\$171,224
August	\$211,900	\$185,000	\$185,000
September	\$211,700	\$190,500	\$161,500
October	\$203,957	\$175,000	
November	\$203,721	\$172,300	
December	\$183,443	\$179,999	

## MLS DATA KOOTENAI COUNTY MEDIAN SALES PRICE

Property Types Residential, MultiFamily, Vacant Land, Commercial, Farm & Ranch, Business Opportunity



**Median Price: The price paid for a property where half of the properties in the area sell for less and half sell for more.**