

# Alabama Home Sales Report - September 2007

## AVERAGE STATEWIDE STATISTICS

	Current Month September-07	Last Month August-07	% Difference	Last Year September-06	% Difference	YTD* September-07	YTD * September-06	% Difference
Total Homes Sold	4,217	5,300	-20.43%	4,766	-11.52%	44,834	46,359	-3.29%
Average Selling Price	167,756	163,065	2.88%	158,076	6.12%	159,055	155,368	2.37%
Average Days on Market	125	118	5.74%	117	6.51%	123	124	-0.72%
Total Homes Listed *	44,033	43,790	0.55%	36,414	20.92%	365,621	293,052	24.76%

\* The year to date totals for listings represent the total number of homes that were put on the market, most of which have ultimately been sold. The actual number of homes currently on the market are shown in the current month column.

\*Talladega County began reporting effective March 2007. Talladega County's data will be included in the YTD 07 beginning in March 2007 but will not be included in February 07, March 06, or YTD 06.

## TOTAL HOMES SOLD

ASSOCIATION	Current Month September-07	Last Month August-07	% Difference	Last Year September-06	% Difference	YTD September-07	YTD September-06	% Difference
Baldwin	210	284	-26.06%	224	-6.25%	2,411	2,536	-4.93%
Birmingham	1,283	1,690	-24.08%	1,523	-15.76%	13,942	14,473	-3.67%
Calhoun County	89	124	-28.23%	86	3.49%	1,014	1,070	-5.23%
Cherokee County	12	20	-40.00%	13	-7.69%	118	123	-4.07%
Covington	29	26	11.54%	27	7.41%	249	290	-14.14%
Cullman	62	83	-25.30%	68	-8.82%	679	655	3.66%
Dothan	93	103	-9.71%	121	-23.14%	1,035	1,111	-6.84%
Gadsden	67	90	-25.56%	78	-14.10%	743	699	6.29%
Huntsville	906	983	-7.83%	976	-7.17%	8,318	8,294	0.29%
Jackson County	24	21	14.29%	17	41.18%	187	190	-1.58%
Lake Martin	40	43	-6.98%	35	14.29%	323	385	-16.10%
Lee County	70	136	-48.53%	109	-35.78%	1,187	1,260	-5.79%
Marshall County	65	85	-23.53%	82	-20.73%	805	816	-1.35%
Mobile	364	459	-20.70%	394	-7.61%	3,949	4,442	-11.10%
Monroe County	13	17	-23.53%	7	85.71%	89	102	-12.75%
Montgomery	369	498	-25.90%	455	-18.90%	4,363	4,640	-5.97%
Muscle Shoals	147	145	1.38%	139	5.76%	1,344	1,265	6.25%
Phenix City	81	99	-18.18%	115	-29.57%	906	1,031	-12.12%
Selma	16	12	33.33%	15	6.67%	132	146	-9.59%
Talladega County	16	16	0.00%	NR	NA	129	NR	NA
Tuscaloosa	146	211	-30.81%	159	-8.18%	1,749	1,732	0.98%
Walker County	30	46	-34.78%	39	-23.08%	309	252	22.62%
Wiregrass	85	109	-22.02%	84	1.19%	853	847	0.71%

## TOTAL HOMES LISTED

ASSOCIATION	Current Month September-07	Last Month August-07	% Difference	Last Year September-06	% Difference	YTD* September-07	YTD * September-06	% Difference
Baldwin	6,090	6,219	-2.07%	6,137	-0.77%	57,332	53,213	7.74%
Birmingham	13,560	13,582	-0.16%	11,079	22.39%	113,685	86,147	31.97%
Calhoun County	1,135	1,142	-0.61%	883	28.54%	7,586	7,623	-0.49%
Cherokee County	146	182	-19.78%	144	1.39%	1,418	1,471	-3.60%
Covington	312	300	4.00%	251	24.30%	2,571	2,145	19.86%
Cullman	764	809	-5.56%	607	25.86%	6,587	5,317	23.89%
Dothan	930	882	5.44%	671	38.60%	7,242	4,626	56.55%
Gadsden	709	686	3.35%	680	4.26%	6,264	5,286	18.50%
Huntsville	5,727	5,635	1.63%	4,524	26.59%	45,456	36,105	25.90%
Jackson County	171	165	3.64%	149	14.77%	1,521	1,169	30.11%
Lake Martin	623	664	-6.17%	489	27.40%	5,846	3,697	58.13%
Lee County	1,206	1,164	3.61%	1,002	20.36%	10,352	7,110	45.60%
Marshall County	765	762	0.39%	632	21.04%	6,437	5,562	15.73%
Mobile	3,025	2,959	2.23%	2,232	35.53%	23,483	18,762	25.16%
Monroe County	113	119	-5.04%	97	16.49%	1,025	857	19.60%
Montgomery	3,629	3,560	1.94%	2,473	46.74%	29,086	18,689	55.63%
Muscle Shoals	1,007	995	1.21%	961	4.79%	8,373	8,056	3.93%
Phenix City	1,216	1,055	15.26%	946	28.54%	7,807	6,472	20.63%
Selma	181	191	-5.24%	130	39.23%	1,287	1,039	23.87%
Talladega County	254	257	-1.17%	NR	NA	1,878	NR	NA
Tuscaloosa	1,960	1,920	2.08%	1,535	27.69%	16,347	12,965	26.09%
Walker County	342	351	-2.56%	276	23.91%	2,831	2,528	11.99%
Wiregrass	168	191	-12.04%	516	-67.44%	1,207	4,213	-71.35%

### AVERAGE SELLING PRICE

ASSOCIATION	Current Month September-07	Last Month August-07	% Difference	Last Year September-06	% Difference	YTD September-07	YTD September-06	% Difference
Baldwin	281,043	272,443	3.16%	294,165	-4.46%	283,291	293,045	-3.33%
Birmingham	204,112	193,646	5.40%	192,312	6.14%	200,202	200,036	0.08%
Calhoun County	139,001	141,346	-1.66%	122,090	13.85%	136,782	130,102	5.13%
Cherokee County	189,250	168,575	12.26%	174,731	8.31%	155,158	149,119	4.05%
Covington	101,000	131,000	-22.90%	104,300	-3.16%	106,572	100,608	5.93%
Cullman	125,078	145,371	-13.96%	135,880	-7.95%	140,574	132,652	5.97%
Dothan	187,521	140,607	33.37%	164,935	13.69%	157,053	149,929	4.75%
Gadsden	135,797	138,535	-1.98%	108,708	24.92%	117,156	114,772	2.08%
Huntsville	177,996	176,383	0.91%	163,133	9.11%	170,965	159,564	7.14%
Jackson County	282,630	148,689	90.08%	164,443	71.87%	152,698	124,975	22.18%
Lake Martin	359,476	373,241	-3.69%	318,706	12.79%	342,302	309,431	10.62%
Lee County	208,722	206,030	1.31%	189,451	10.17%	201,827	191,765	5.25%
Marshall County	121,055	127,594	-5.12%	128,699	-5.94%	128,155	137,294	-6.66%
Mobile	140,201	152,578	-8.11%	155,625	-9.91%	158,199	161,338	-1.95%
Monroe County	104,546	96,679	8.14%	104,357	0.18%	108,388	100,688	7.65%
Montgomery	156,418	176,368	-11.31%	163,661	-4.43%	165,139	166,129	-0.60%
Muscle Shoals	135,478	126,699	6.93%	123,500	9.70%	128,099	122,255	4.78%
Phenix City	162,667	150,135	8.35%	130,999	24.17%	154,088	138,688	11.10%
Selma	90,000	110,000	-18.18%	97,000	-7.22%	97,167	112,667	-13.76%
Talladega County	113,800	139,400	-18.36%	NR	NA	104,363	NR	NA
Tuscaloosa	158,772	172,008	-7.69%	173,016	-8.23%	172,122	166,136	3.60%
Walker County	147,029	113,187	29.90%	133,391	10.22%	135,590	121,345	11.74%
Wiregrass	136,793	149,973	-8.79%	134,567	1.65%	142,381	135,551	5.04%

## AVERAGE DAYS on the MARKET

ASSOCIATION	Current Month September-07	Last Month August-07	% Difference	Last Year September-06	% Difference	YTD September-07	YTD September-06	% Difference
Baldwin	168	168	0.00%	149	12.75%	159	147	8.23%
Birmingham	112	104	7.69%	88	27.27%	109	94	16.35%
Calhoun County	150	156	-3.85%	115	30.43%	145	132	10.37%
Cherokee County	203	155	30.97%	164	23.78%	136	167	-19.04%
Covington	148	145	2.07%	116	27.59%	143	125	14.11%
Cullman	125	141	-11.35%	123	1.63%	135	140	-4.03%
Dothan	127	110	15.45%	111	14.41%	120	103	16.02%
Gadsden	137	118	16.10%	123	11.38%	127	127	-0.17%
Huntsville	108	90	20.00%	90	20.00%	99	100	-0.56%
Jackson County	84	145	-42.07%	87	-3.45%	135	106	27.58%
Lake Martin	147	153	-3.92%	114	28.95%	155	132	17.13%
Lee County	184	166	10.84%	158	16.46%	173	145	19.48%
Marshall County	141	133	6.02%	101	39.60%	125	152	-17.91%
Mobile	60	61	-1.64%	54	11.11%	65	56	16.40%
Monroe County	124	140	-11.43%	187	-33.69%	118	161	-26.64%
Montgomery	81	82	-1.22%	70	15.71%	84	74	14.11%
Muscle Shoals	64	59	8.47%	89	-28.09%	71	100	-29.03%
Phenix City	147	120	22.50%	99	48.48%	138	116	19.02%
Selma	167	100	67.00%	160	4.38%	143	169	-15.18%
Talladega County	85	67	26.87%	NR	NA	109	NR	NA
Tuscaloosa	91	101	-9.90%	131	-30.53%	109	126	-13.91%
Walker County	107	106	0.94%	124	-13.71%	116	119	-2.43%
Wiregrass	113	97	16.49%	127	-11.02%	107	127	-15.62%

**NOTE:** This representation is based in whole or in part on data supplied by the reporting boards/associations of REALTORS® or their Multiple Listing Service. Alabama Real Estate Research and Education Center does not guarantee and is in no way responsible for its accuracy. Any market data maintained by the Center does not necessarily include information on listings not published at the request of the seller, listings of brokers who are not members of a local board/association or MLS, unlisted properties, rental properties, etc.

The statistics included in this report reflect the residential sales of houses, condominiums, and townhomes.

Historical Monthly Housing Statistics are available on the web at  
Alabama Center for Real Estate's homepage - [www.arrec.cba.ua.edu](http://www.arrec.cba.ua.edu).