

Metro Atlanta Housing Market Statistics - Single Family Detached Comparing September 2006 - 2007 - 2008 - 2009

Homes Sold - October 1, 2005 - September 30, 2006

Price Range	South Cherokee		South Forsyth		South Gwinnett		North Gwinnett		East Cobb		West Cobb		Buckhead / N. Atlanta		North Dekalb		North Fulton		Dunwoody / Sandy Springs		Total FMLS	
<\$150k	647	17.0%	38	2.1%	1,876	26.6%	765	11.3%	236	7.4%	1,726	22.6%	10	0.8%	512	14.1%	36	0.9%	2	0.2%	17,509	25.7%
\$150k-\$250k	1,870	49.0%	528	29.0%	3,970	56.3%	3,554	52.3%	1,298	40.8%	3,481	45.6%	10	0.8%	1,068	29.4%	1,120	28.0%	36	3.6%	26,901	39.5%
\$250k-\$350k	684	17.9%	592	32.5%	782	11.1%	1,363	20.1%	777	24.4%	1,152	15.1%	123	9.5%	999	27.5%	1,008	25.2%	247	24.6%	11,202	16.4%
\$350k-\$500k	438	11.5%	379	20.8%	316	4.5%	697	10.3%	431	13.5%	790	10.4%	297	23.0%	607	16.7%	887	22.2%	359	35.8%	6,926	10.2%
\$500k-\$1Million	165	4.3%	267	14.7%	107	1.5%	337	5.0%	395	12.4%	451	5.9%	512	39.7%	410	11.3%	830	20.8%	312	31.1%	4,750	7.0%
>\$1Million	9	0.2%	18	1.0%	3	0.0%	81	1.2%	48	1.5%	31	0.4%	339	26.3%	36	1.0%	114	2.9%	47	4.7%	824	1.2%
Total	3,813	100.0%	1,822	100.0%	7,054	100.0%	6,797	100.0%	3,185	100.0%	7,631	100.0%	1,291	100.0%	3,632	100.0%	3,995	100.0%	1,003	100.0%	68,112	100.0%
Average Sales Price	\$247,180		\$354,160		\$199,727		\$266,491		\$322,461		\$245,430		\$856,673		\$311,701		\$403,629		\$504,168		\$260,756	

Homes Sold - October 1, 2006 - September 30, 2007

Price Range	South Cherokee		South Forsyth		South Gwinnett		North Gwinnett		East Cobb		West Cobb		Buckhead / N. Atlanta		North Dekalb		North Fulton		Dunwoody / Sandy Springs		Total FMLS	
<\$150k	508	13.3%	25	1.4%	1,452	20.6%	586	8.6%	191	6.0%	1,487	19.5%	7	0.5%	577	15.9%	27	0.7%	1	0.1%	15,929	23.4%
\$150k-\$250k	1,570	41.2%	470	25.8%	3,094	43.9%	2,802	41.2%	966	30.3%	2,754	36.1%	9	0.7%	822	22.6%	858	21.5%	22	2.2%	22,670	33.3%
\$250k-\$350k	587	15.4%	647	35.5%	749	10.6%	1,203	17.7%	653	20.5%	976	12.8%	75	5.8%	825	22.7%	871	21.8%	172	17.1%	10,123	14.9%
\$350k-\$500k	321	8.4%	392	21.5%	279	4.0%	665	9.8%	430	13.5%	683	9.0%	218	16.9%	551	15.2%	870	21.8%	307	30.6%	6,628	9.7%
\$500k-\$1Million	151	4.0%	295	16.2%	87	1.2%	316	4.6%	392	12.3%	389	5.1%	458	35.5%	418	11.5%	790	19.8%	259	25.8%	4,523	6.6%
>\$1Million	12	0.3%	21	1.2%	0	0.0%	83	1.2%	57	1.8%	36	0.5%	330	25.6%	59	1.6%	135	3.4%	37	3.7%	867	1.3%
Total	3,149	82.6%	1,850	101.5%	5,661	80.3%	5,655	83.2%	2,689	84.4%	6,325	82.9%	1,097	85.0%	3,252	89.5%	3,551	88.9%	798	79.6%	60,740	89.2%
Average Sales Price	\$249,958		\$367,461		\$202,954		\$278,383		\$345,480		\$246,687		\$898,979		\$322,253		\$424,681		\$510,111		\$265,663	

Homes Sold October 1, 2007 - September 30, 2008

Price Range	South Cherokee		South Forsyth		South Gwinnett		North Gwinnett		East Cobb		West Cobb		Buckhead / N. Atlanta		North Dekalb		North Fulton		Dunwoody / Sandy Springs		Total FMLS	
<\$150k	466	12.2%	75	4.1%	1,497	21.2%	564	8.3%	212	6.7%	1,371	18.0%	2	0.2%	651	17.9%	51	1.3%	2	0.2%	17,337	25.5%
\$150k-\$250k	1,034	27.1%	460	25.2%	1,866	26.5%	1,951	28.7%	679	21.3%	1,082	14.2%	5	0.4%	588	16.2%	631	15.8%	20	2.0%	15,592	22.9%
\$250k-\$350k	389	10.2%	516	28.3%	438	6.2%	849	12.5%	443	13.9%	726	9.5%	61	4.7%	673	18.5%	632	15.8%	129	12.9%	7,132	10.5%
\$350k-\$500k	201	5.3%	324	17.8%	133	1.9%	462	6.8%	284	8.9%	436	5.7%	166	12.9%	460	12.7%	592	14.8%	223	22.2%	4,447	6.5%
\$500k-\$1Million	102	2.7%	250	13.7%	41	0.6%	205	3.0%	280	8.8%	270	3.5%	349	27.0%	350	9.6%	554	13.9%	181	18.0%	3,166	4.6%
>\$1Million	5	0.1%	13	0.7%	0	0.0%	50	0.7%	49	1.5%	21	0.3%	246	19.1%	50	1.4%	76	1.9%	28	2.8%	610	0.9%
Total	2,197	57.6%	1,638	89.9%	3,975	56.4%	4,081	60.0%	1,947	61.1%	3,906	51.2%	829	64.2%	2,772	76.3%	2,536	63.5%	583	58.1%	48,284	70.9%
Average Sales Price	\$237,565		\$347,591		\$184,088		\$268,917		\$334,565		\$233,717		\$915,815		\$306,893		\$415,628		\$495,264		\$239,321	

Homes Sold October 1, 2008 - September 30, 2009

Price Range	South Cherokee		South Forsyth		South Gwinnett		North Gwinnett		East Cobb		West Cobb		Buckhead / N. Atlanta		North Dekalb		North Fulton		Dunwoody / Sandy Springs		Total FMLS	
<\$150k	562	30.9%	69	5.3%	2,297	60.3%	1,048	29.8%	214	13.7%	1,798	43.5%	3	0.4%	819	34.8%	75	3.6%	2	0.4%	21,223	49.2%
\$150k-\$250k	776	42.7%	442	33.6%	1,165	30.6%	1,468	41.8%	537	34.3%	1,312	31.8%	17	2.5%	506	21.5%	551	26.1%	39	8.1%	11,094	25.7%
\$250k-\$350k	272	15.0%	369	28.1%	228	6.0%	546	15.5%	329	21.0%	480	11.6%	54	8.1%	490	20.8%	534	25.3%	133	27.6%	5,027	11.7%
\$350k-\$500k	142	7.8%	265	20.2%	94	2.5%	296	8.4%	244	15.6%	398	9.6%	162	24.3%	299	12.7%	481	22.8%	170	35.3%	3,291	7.6%
\$500k-\$1Million	60	3.3%	165	12.6%	26	0.7%	116	3.3%	218	13.9%	135	3.3%	267	40.0%	216	9.2%	417	19.8%	125	25.9%	2,093	4.9%
>\$1Million	4	0.2%	4	0.3%	0	0.0%	41	1.2%	23	1.5%	7	0.2%	164	24.6%	24	1.0%	53	2.5%	13	2.7%	389	0.9%
Total	1,816	100.0%	1,314	100.0%	3,810	100.0%	3,515	100.0%	1,565	100.0%	4,130	100.0%	667	100.0%	2,354	100.0%	2,111	100.0%	482	100.0%	43,117	100.0%
Average Sales Price	\$216,612		\$324,345		\$147,874		\$230,634		\$319,209		\$195,139		\$934,106		\$248,758		\$391,401		\$463,954		\$198,786	

Metro Atlanta Housing Market Statistics - Single Family Detached Comparing September 2006 - 2007 - 2008 - 2009

Homes Currently on the Market October 10, 2006																						
Price Range	South Cherokee		South Forsyth		South Gwinnett		North Gwinnett		East Cobb		West Cobb		Buckhead / N. Atlanta		North Dekalb		North Fulton		Dunwoody / Sandy Springs		Total FMLS	Total FMLS
<\$150k	144	4.6%	6	0.3%	686	12.1%	272	4.8%	52	1.9%	783	12.4%	4	0.4%	275	8.5%	6	0.2%	0	0.0%	9,169	15.1%
\$150k-\$250k	804	25.5%	144	7.8%	1,921	33.9%	1,364	24.1%	447	16.6%	1,732	27.4%	3	0.3%	431	13.3%	259	7.3%	11	1.4%	15,565	25.6%
\$250k-\$350k	432	13.7%	290	15.7%	754	13.3%	778	13.8%	298	11.1%	695	11.0%	36	3.3%	413	12.7%	332	9.3%	45	5.6%	8,007	13.2%
\$350k-\$500k	352	11.2%	213	11.5%	344	6.1%	629	11.1%	250	9.3%	613	9.7%	109	9.9%	326	10.0%	454	12.8%	168	21.1%	6,267	10.3%
\$500k-\$1Million	236	7.5%	234	12.6%	165	2.9%	426	7.5%	420	15.6%	649	10.3%	354	32.3%	448	13.8%	664	18.7%	236	29.6%	5,638	9.3%
>\$1Million	56	1.8%	47	2.5%	4	0.1%	149	2.6%	89	3.3%	108	1.7%	439	40.0%	77	2.4%	291	8.2%	63	7.9%	1,715	2.8%
Total	2,024	64.3%	934	50.5%	3,874	68.4%	3,618	64.0%	1,556	57.9%	4,580	72.4%	945	86.1%	1,970	60.6%	2,006	56.5%	523	65.5%	46,361	76.3%
Average Listing Price	\$349,381		\$480,777		\$241,087		\$373,884		\$468,496		\$327,384		\$1,310,240		\$413,107		\$672,585		\$660,292		\$351,058	

Homes Currently on the Market October 2, 2007																						
Price Range	South Cherokee		South Forsyth		South Gwinnett		North Gwinnett		East Cobb		West Cobb		Buckhead / N. Atlanta		North Dekalb		North Fulton		Dunwoody / Sandy Springs		Total FMLS	Total FMLS
<\$150k	149	4.7%	12	0.6%	810	14.3%	241	4.3%	67	2.5%	865	13.7%	0	0.0%	443	13.6%	13	0.4%	1	0.1%	12,055	19.8%
\$150k-\$250k	941	29.9%	150	8.1%	2,619	46.3%	1,722	30.5%	481	17.9%	1,960	31.0%	3	0.3%	470	14.5%	299	8.4%	18	2.3%	19,267	31.7%
\$250k-\$350k	524	16.6%	339	18.3%	1,033	18.2%	1,140	20.2%	364	13.5%	834	13.2%	22	2.0%	502	15.4%	426	12.0%	69	8.6%	10,157	16.7%
\$350k-\$500k	412	13.1%	298	16.1%	473	8.4%	724	12.8%	333	12.4%	737	11.7%	118	10.8%	395	12.1%	544	15.3%	183	22.9%	7,684	12.7%
\$500k-\$1Million	359	11.4%	358	19.4%	246	4.3%	615	10.9%	458	17.0%	745	11.8%	359	32.7%	566	17.4%	809	22.8%	269	33.7%	7,218	11.9%
>\$1Million	70	2.2%	59	3.2%	14	0.2%	218	3.9%	119	4.4%	127	2.0%	564	51.4%	120	3.7%	325	9.2%	84	10.5%	2,251	3.7%
Total	2,455	78.0%	1,216	65.7%	5,195	91.8%	4,660	82.4%	1,822	67.8%	5,268	83.3%	1,066	97.2%	2,496	76.8%	2,416	68.0%	624	78.2%	58,632	96.5%
Average Listing Price	\$362,473		\$496,027		\$247,447		\$390,722		\$479,141		\$333,020		\$1,462,957		\$414,721		\$650,241		\$680,908		\$349,812	

Homes Currently on the Market October 6, 2008																						
Price Range	South Cherokee		South Forsyth		South Gwinnett		North Gwinnett		East Cobb		West Cobb		Buckhead / N. Atlanta		North Dekalb		North Fulton		Dunwoody / Sandy Springs		Total FMLS	Total FMLS
<\$150k	231	7.3%	15	0.8%	1,104	19.5%	393	6.9%	63	2.3%	1,036	16.4%	0	0.0%	454	14.0%	13	0.4%	3	0.4%	12,816	21.1%
\$150k-\$250k	899	28.5%	232	12.5%	2,242	39.6%	1,717	30.4%	469	17.4%	1,545	24.4%	1	0.1%	382	11.7%	304	8.6%	10	1.3%	15,867	26.1%
\$250k-\$350k	496	15.8%	365	19.7%	722	12.8%	994	17.6%	366	13.6%	772	12.2%	27	2.5%	458	14.1%	437	12.3%	81	10.2%	8,697	14.3%
\$350k-\$500k	400	12.7%	316	17.1%	388	6.9%	647	11.4%	331	12.3%	740	11.7%	157	14.3%	356	10.9%	555	15.6%	201	25.2%	6,937	11.4%
\$500k-\$1Million	304	9.7%	380	20.5%	176	3.1%	485	8.6%	398	14.8%	656	10.4%	448	40.8%	481	14.8%	869	24.5%	286	35.8%	6,604	10.9%
>\$1Million	64	2.0%	54	2.9%	5	0.1%	224	4.0%	130	4.8%	119	1.9%	605	55.2%	89	2.7%	313	8.8%	78	9.8%	2,218	3.7%
Total	2,394	76.0%	1,362	73.6%	4,637	81.9%	4,460	78.9%	1,757	65.3%	4,868	77.0%	1,238	112.9%	2,220	68.3%	2,491	70.1%	659	82.6%	53,139	87.5%
Average Listing Price	\$352,984		\$508,414		\$229,376		\$384,670		\$475,401		\$323,201		\$1,452,844		\$394,194		\$655,465		\$677,619		\$353,516	

Homes Currently on the Market October 5, 2009																						
Price Range	South Cherokee		South Forsyth		South Gwinnett		North Gwinnett		East Cobb		West Cobb		Buckhead / N. Atlanta		North Dekalb		North Fulton		Dunwoody / Sandy Springs		Total FMLS	Total FMLS
<\$150k	265	14.7%	53	4.3%	981	34.6%	424	14.0%	114	7.9%	889	24.8%	4	0.3%	340	18.6%	23	1.1%	0	0.0%	10,048	26.4%
\$150k-\$250k	722	40.0%	302	24.4%	1,195	42.1%	1,192	39.4%	402	28.0%	1,153	32.2%	7	0.6%	370	20.3%	325	16.0%	14	2.3%	10,859	28.5%
\$250k-\$350k	316	17.5%	287	23.2%	338	11.9%	560	18.5%	323	22.5%	571	16.0%	53	4.5%	365	20.0%	399	19.6%	102	16.5%	5,900	15.5%
\$350k-\$500k	253	14.0%	283	22.8%	227	8.0%	402	13.3%	234	16.3%	495	13.8%	174	14.9%	349	19.1%	445	21.8%	191	30.9%	4,925	12.9%
\$500k-\$1Million	214	11.8%	268	21.6%	92	3.2%	300	9.9%	267	18.6%	402	11.2%	441	37.8%	330	18.1%	621	30.5%	240	38.8%	4,623	12.1%
>\$1Million	37	2.0%	46	3.7%	4	0.1%	147	4.9%	95	6.6%	68	1.9%	487	41.8%	72	3.9%	224	11.0%	72	11.6%	1,717	4.5%
Total	1,807	100.0%	1,239	100.0%	2,837	100.0%	3,025	100.0%	1,435	100.0%	3,578	100.0%	1,166	100.0%	1,826	100.0%	2,037	100.0%	619	100.0%	38,072	100.0%
Average Listing Price	\$322,908		\$469,544		\$211,773		\$363,290		\$440,913		\$298,787		\$1,388,520		\$380,102		\$612,977		\$654,095		\$360,479	

Metro Atlanta Housing Market Statistics - Single Family Detached Comparing September 2006 - 2007 - 2008 - 2009

Months Supply of Homes - September 30, 2006												
Price Range	South Cherokee	South Forsyth	South Gwinnett	North Gwinnett	East Cobb	West Cobb	Buckhead / N. Atlanta	North Dekalb	North Fulton	Dunwoody / Sandy Springs	Total FMLS	Total FMLS
<\$150k	2.7	1.9	4.4	4.3	2.6	5.4	4.8	6.4	2.0	0.0	6.3	
\$150k-\$250k	5.2	3.3	5.8	4.6	4.1	6.0	3.6	4.8	2.8	3.7	6.9	
\$250k-\$350k	7.6	5.9	11.6	6.8	4.6	7.2	3.5	5.0	4.0	2.2	8.6	
\$350k-\$500k	9.6	6.7	13.1	10.8	7.0	9.3	4.4	6.4	6.1	5.6	10.9	
\$500k-\$1Million	17.2	10.5	18.5	15.2	12.8	17.3	8.3	13.1	9.6	9.1	14.2	
>\$1Million	74.7	31.3	16.0	22.1	22.3	41.8	15.5	25.7	30.6	16.1	25.0	
Total	6.4	6.2	6.6	6.4	5.9	7.2	8.8	6.5	6.0	6.3	8.2	

Months Supply of Homes - September 30, 2007												
Price Range	South Cherokee	South Forsyth	South Gwinnett	North Gwinnett	East Cobb	West Cobb	Buckhead / N. Atlanta	North Dekalb	North Fulton	Dunwoody / Sandy Springs	Total FMLS	Total FMLS
<\$150k	3.5	5.8	6.7	4.9	4.2	7.0	0.0	9.2	5.8	12.0	9.1	
\$150k-\$250k	7.2	3.8	10.2	7.4	6.0	8.5	4.0	6.9	4.2	9.8	10.2	
\$250k-\$350k	10.7	6.3	16.6	11.4	6.7	10.3	3.5	7.3	5.9	4.8	12.0	
\$350k-\$500k	15.4	9.1	20.3	13.1	9.3	12.9	6.5	8.6	7.5	7.2	13.9	
\$500k-\$1Million	28.5	14.6	33.9	23.4	14.0	23.0	9.4	16.2	12.3	12.5	19.2	
>\$1Million	70.0	33.7	NA	31.5	25.1	42.3	20.5	24.4	28.9	27.2	31.2	
Total	9.4	7.9	11.0	9.9	8.1	10.0	11.7	9.2	8.2	9.4	11.6	

Months Supply of Homes - September 30, 2008												
Price Range	South Cherokee	South Forsyth	South Gwinnett	North Gwinnett	East Cobb	West Cobb	Buckhead / N. Atlanta	North Dekalb	North Fulton	Dunwoody / Sandy Springs	Total FMLS	Total FMLS
<\$150k	5.9	2.4	8.8	8.4	3.6	9.1	0.0	8.4	3.1	18.0	8.9	
\$150k-\$250k	10.4	6.1	14.4	10.6	8.3	17.1	2.4	7.8	5.8	6.0	12.2	
\$250k-\$350k	15.3	8.5	19.8	14.0	9.9	12.8	5.3	8.2	8.3	7.5	14.6	
\$350k-\$500k	23.9	11.7	35.0	16.8	14.0	20.4	11.3	9.3	11.3	10.8	18.7	
\$500k-\$1Million	35.8	18.2	51.5	28.4	17.1	29.2	15.4	16.5	18.8	19.0	25.0	
>\$1Million	153.6	49.8	NA	53.8	31.8	68.0	29.5	21.4	49.4	33.4	43.6	
Total	13.1	10.0	14.0	13.1	10.8	15.0	17.9	9.6	11.8	13.6	13.2	

Months Supply of Homes - September 30, 2009												
Price Range	South Cherokee	South Forsyth	South Gwinnett	North Gwinnett	East Cobb	West Cobb	Buckhead / N. Atlanta	North Dekalb	North Fulton	Dunwoody / Sandy Springs	Total FMLS	Total FMLS
<\$150k	5.7	9.2	5.1	4.9	6.4	5.9	16.0	5.0	3.7	0.0	5.7	
\$150k-\$250k	11.2	8.2	12.3	9.7	9.0	10.5	4.9	8.8	7.1	4.3	11.7	
\$250k-\$350k	13.9	9.3	17.8	12.3	11.8	14.3	11.8	8.9	9.0	9.2	14.1	
\$350k-\$500k	21.4	12.8	29.0	16.3	11.5	14.9	12.9	14.0	11.1	13.5	18.0	
\$500k-\$1Million	42.8	19.5	42.5	31.0	14.7	35.7	19.8	18.3	17.9	23.0	26.5	
>\$1Million	111.0	138.0	NA	43.0	49.6	116.6	35.6	36.0	50.7	66.5	53.0	
Total	11.9	11.3	8.9	10.3	11.0	10.4	21.0	9.3	11.6	15.4	10.6	

The data on this page relating to listings of real estate for sale comes from First Multiple Listing Service, Inc. Information is deemed reliable but is not guaranteed. This does not include For Sale by Owner including non-listed new construction.

Metro Atlanta Housing Market Statistics - Single Family Detached Comparing September 2006 - 2007 - 2008 - 2009

Homes Sold - Compare 2009 to 2006 - 3 Yr											
Price Range	South Cherokee	South Forsyth	South Gwinnett	North Gwinnett	East Cobb	West Cobb	Buckhead / N. Atlanta	North Dekalb	North Fulton	Dunwoody / Sandy Springs	Total FMLS
<\$150k	-13.1%	81.6%	22.4%	37.0%	-9.3%	4.2%	-70.0%	60.0%	108.3%	0.0%	21.2%
\$150k-\$250k	-58.5%	-16.3%	-70.7%	-58.7%	-58.6%	-62.3%	70.0%	-52.6%	-50.8%	8.3%	-58.8%
\$250k-\$350k	-60.2%	-37.7%	-70.8%	-59.9%	-57.7%	-58.3%	-56.1%	-51.0%	-47.0%	-46.2%	-55.1%
\$350k-\$500k	-67.6%	-30.1%	-70.3%	-57.5%	-43.4%	-49.6%	-45.5%	-50.7%	-45.8%	-52.6%	-52.5%
\$500k-\$1Million	-63.6%	-38.2%	-75.7%	-65.6%	-44.8%	-70.1%	-47.9%	-47.3%	-49.8%	-59.9%	-55.9%
>\$1Million	-55.6%	-77.8%	-100.0%	-49.4%	-52.1%	-77.4%	-51.6%	-33.3%	-53.5%	-72.3%	-52.8%
Total	-52.4%	-27.9%	-46.0%	-48.3%	-50.9%	-45.9%	-48.3%	-35.2%	-47.2%	-51.9%	-36.7%
Average Sales Price	-12.4%	-8.4%	-26.0%	-13.5%	-1.0%	-20.5%	9.0%	-20.2%	-3.0%	-8.0%	-23.8%

Homes Sold - Compare 2009 to 2007 - 2 Yr											
Price Range	South Cherokee	South Forsyth	South Gwinnett	North Gwinnett	East Cobb	West Cobb	Buckhead / N. Atlanta	North Dekalb	North Fulton	Dunwoody / Sandy Springs	Total FMLS
<\$150k	10.6%	176.0%	58.2%	78.8%	12.0%	20.9%	-57.1%	41.9%	177.8%	100.0%	33.2%
\$150k-\$250k	-50.6%	-6.0%	-62.3%	-47.6%	-44.4%	-52.4%	88.9%	-38.4%	-35.8%	77.3%	-51.1%
\$250k-\$350k	-53.7%	-43.0%	-69.6%	-54.6%	-49.6%	-50.8%	-28.0%	-40.6%	-38.7%	-22.7%	-50.3%
\$350k-\$500k	-55.8%	-32.4%	-66.3%	-55.5%	-43.3%	-41.7%	-25.7%	-45.7%	-44.7%	-44.6%	-50.3%
\$500k-\$1Million	-60.3%	-44.1%	-70.1%	-63.3%	-44.4%	-65.3%	-41.7%	-48.3%	-47.2%	-51.7%	-53.7%
>\$1Million	-66.7%	-81.0%	NA	-50.6%	-59.6%	-80.6%	-50.3%	-59.3%	-60.7%	-64.9%	-55.1%
Total	-42.3%	-29.0%	-32.7%	-37.8%	-41.8%	-34.7%	-39.2%	-27.6%	-40.6%	-39.6%	-29.0%
Average Sales Price	-13.3%	-11.7%	-27.1%	-17.2%	-7.6%	-20.9%	3.9%	-22.8%	-7.8%	-9.0%	-25.2%

Homes Sold - Compare 2009 to 2008 - 1 Yr											
Price Range	South Cherokee	South Forsyth	South Gwinnett	North Gwinnett	East Cobb	West Cobb	Buckhead / N. Atlanta	North Dekalb	North Fulton	Dunwoody / Sandy Springs	Total FMLS
<\$150k	20.6%	-8.0%	53.4%	85.8%	0.9%	31.1%	50.0%	25.8%	47.1%	0.0%	22.4%
\$150k-\$250k	-25.0%	-3.9%	-37.6%	-24.8%	-20.9%	21.3%	240.0%	-13.9%	-12.7%	95.0%	-28.8%
\$250k-\$350k	-30.1%	-28.5%	-47.9%	-35.7%	-25.7%	-33.9%	-11.5%	-27.2%	-15.5%	3.1%	-29.5%
\$350k-\$500k	-29.4%	-18.2%	-29.3%	-35.9%	-14.1%	-8.7%	-2.4%	-35.0%	-18.8%	-23.8%	-26.0%
\$500k-\$1Million	-41.2%	-34.0%	-36.6%	-43.4%	-22.1%	-50.0%	-23.5%	-38.3%	-24.7%	-30.9%	-33.9%
>\$1Million	-20.0%	-69.2%	NA	-18.0%	-53.1%	-66.7%	-33.3%	-52.0%	-30.3%	-53.6%	-36.2%
Total	-17.3%	-19.8%	-4.2%	-13.9%	-19.6%	5.7%	-19.5%	-15.1%	-16.8%	-17.3%	-10.7%
Average Sales Price	-8.8%	-6.7%	-19.7%	-14.2%	-4.6%	-16.5%	2.0%	-18.9%	-5.8%	-6.3%	-16.9%

Metro Atlanta Housing Market Statistics - Single Family Detached Comparing September 2006 - 2007 - 2008 - 2009

Homes Currently on the Market - Compare 2009 to 2006 - 3 Yr												
Price Range	South Cherokee	South Forsyth	South Gwinnett	North Gwinnett	East Cobb	West Cobb	Buckhead / N. Atlanta	North Dekalb	North Fulton	Dunwoody / Sandy Springs	Total FMLS	Total FMLS
<\$150k	84.0%	783.3%	43.0%	55.9%	119.2%	13.5%	0.0%	23.6%	283.3%	NA	9.6%	
\$150k-\$250k	-10.2%	109.7%	-37.8%	-12.6%	-10.1%	-33.4%	133.3%	-14.2%	25.5%	27.3%	-30.2%	
\$250k-\$350k	-26.9%	-1.0%	-55.2%	-28.0%	8.4%	-17.8%	47.2%	-11.6%	20.2%	126.7%	-26.3%	
\$350k-\$500k	-28.1%	32.9%	-34.0%	-36.1%	-6.4%	-19.2%	59.6%	7.1%	-2.0%	13.7%	-21.4%	
\$500k-\$1Million	-9.3%	14.5%	-44.2%	-29.6%	-36.4%	-38.1%	24.6%	-26.3%	-6.5%	1.7%	-18.0%	
>\$1Million	-33.9%	-2.1%	0.0%	-1.3%	6.7%	-37.0%	10.9%	-6.5%	-23.0%	14.3%	0.1%	
Total	-10.7%	32.7%	-26.8%	-16.4%	-7.8%	-21.9%	23.4%	-7.3%	1.5%	18.4%	-17.9%	
Average Listing Price	-7.6%	-2.3%	-12.2%	-2.8%	-5.9%	-8.7%	6.0%	-8.0%	-8.9%	-0.9%	2.7%	

Homes Currently on the Market - Compare 2009 to 2007 - 2 Yr												
Price Range	South Cherokee	South Forsyth	South Gwinnett	North Gwinnett	East Cobb	West Cobb	Buckhead / N. Atlanta	North Dekalb	North Fulton	Dunwoody / Sandy Springs	Total FMLS	Total FMLS
<\$150k	77.9%	341.7%	21.1%	75.9%	70.1%	2.8%	NA	-23.3%	76.9%	-100.0%	-16.6%	
\$150k-\$250k	-23.3%	101.3%	-54.4%	-30.8%	-16.4%	-41.2%	133.3%	-21.3%	8.7%	-22.2%	-43.6%	
\$250k-\$350k	-39.7%	-15.3%	-67.3%	-50.9%	-11.3%	-31.5%	140.9%	-27.3%	-6.3%	47.8%	-41.9%	
\$350k-\$500k	-38.6%	-5.0%	-52.0%	-44.5%	-29.7%	-32.8%	47.5%	-11.6%	-18.2%	4.4%	-35.9%	
\$500k-\$1Million	-40.4%	-25.1%	-62.6%	-51.2%	-41.7%	-46.0%	22.8%	-41.7%	-23.2%	-10.8%	-36.0%	
>\$1Million	-47.1%	-22.0%	-71.4%	-32.6%	-20.2%	-46.5%	-13.7%	-40.0%	-31.1%	-14.3%	-23.7%	
Total	-26.4%	1.9%	-45.4%	-35.1%	-21.2%	-32.1%	9.4%	-26.8%	-15.7%	-0.8%	-35.1%	
Average Listing Price	-10.9%	-5.3%	-14.4%	-7.0%	-8.0%	-10.3%	-5.1%	-8.3%	-5.7%	-3.9%	3.0%	

Homes Currently on the Market - Compare 2009 to 2008 - 1 Yr												
Price Range	South Cherokee	South Forsyth	South Gwinnett	North Gwinnett	East Cobb	West Cobb	Buckhead / N. Atlanta	North Dekalb	North Fulton	Dunwoody / Sandy Springs	Total FMLS	Total FMLS
<\$150k	14.7%	253.3%	-11.1%	7.9%	81.0%	-14.2%	NA	-25.1%	76.9%	-100.0%	-21.6%	
\$150k-\$250k	-19.7%	30.2%	-46.7%	-30.6%	-14.3%	-25.4%	600.0%	-3.1%	6.9%	40.0%	-31.6%	
\$250k-\$350k	-36.3%	-21.4%	-53.2%	-43.7%	-11.7%	-26.0%	96.3%	-20.3%	-8.7%	25.9%	-32.2%	
\$350k-\$500k	-36.8%	-10.4%	-41.5%	-37.9%	-29.3%	-33.1%	10.8%	-2.0%	-19.8%	-5.0%	-29.0%	
\$500k-\$1Million	-29.6%	-29.5%	-47.7%	-38.1%	-32.9%	-38.7%	-1.6%	-31.4%	-28.5%	-16.1%	-30.0%	
>\$1Million	-42.2%	-14.8%	-20.0%	-34.4%	-26.9%	-42.9%	-19.5%	-19.1%	-28.4%	-7.7%	-22.6%	
Total	-24.5%	-9.0%	-38.8%	-32.2%	-18.3%	-26.5%	-5.8%	-17.7%	-18.2%	-6.1%	-28.4%	
Average Listing Price	-8.5%	-7.6%	-7.7%	-5.6%	-7.3%	-7.6%	-4.4%	-3.6%	-6.5%	-3.5%	2.0%	

Metro Atlanta Housing Market Statistics - Single Family Detached Comparing September 2006 - 2007 - 2008 - 2009

Month's Supply of Homes - Compare 2009 to 2006 - 3 Yr												
Price Range	South Cherokee	South Forsyth	South Gwinnett	North Gwinnett	East Cobb	West Cobb	Buckhead / N. Atlanta	North Dekalb	North Fulton	Dunwoody / Sandy Springs	Total FMLS	Total FMLS
<\$150k	111.9%	386.5%	16.8%	13.8%	141.8%	9.0%	233.3%	-22.7%	84.0%	NA	-9.6%	
\$150k-\$250k	116.4%	150.5%	112.0%	111.6%	117.4%	76.6%	37.3%	81.2%	155.1%	17.5%	69.2%	
\$250k-\$350k	83.9%	58.8%	53.8%	79.7%	156.0%	97.2%	235.3%	80.2%	126.9%	321.0%	64.2%	
\$350k-\$500k	121.7%	90.0%	121.8%	50.5%	65.3%	60.3%	192.7%	117.3%	80.8%	140.1%	65.4%	
\$500k-\$1Million	149.4%	85.3%	129.5%	104.6%	15.2%	106.9%	138.9%	39.8%	86.2%	153.8%	86.1%	
>\$1Million	48.7%	340.4%	NA	94.9%	122.8%	178.8%	129.3%	40.3%	65.6%	313.2%	112.1%	
Total	87.5%	83.9%	35.6%	61.7%	87.7%	44.3%	138.8%	43.0%	92.2%	146.3%	29.7%	

Month's Supply of Homes - Compare 2009 to 2007 - 2 Yr												
Price Range	South Cherokee	South Forsyth	South Gwinnett	North Gwinnett	East Cobb	West Cobb	Buckhead / N. Atlanta	North Dekalb	North Fulton	Dunwoody / Sandy Springs	Total FMLS	Total FMLS
<\$150k	60.8%	60.0%	-23.4%	-1.6%	51.9%	-15.0%	NA	-45.9%	-36.3%	-100.0%	-37.4%	
\$150k-\$250k	55.2%	114.1%	21.2%	32.1%	50.3%	23.5%	23.5%	27.9%	69.3%	-56.1%	15.2%	
\$250k-\$350k	30.1%	48.4%	7.5%	8.2%	76.1%	39.2%	234.6%	22.4%	52.8%	91.2%	17.0%	
\$350k-\$500k	38.8%	40.5%	42.4%	24.7%	23.8%	15.3%	98.4%	62.8%	48.0%	88.5%	29.1%	
\$500k-\$1Million	50.0%	33.8%	25.1%	32.9%	4.8%	55.5%	110.7%	12.8%	45.4%	84.9%	38.4%	
>\$1Million	58.6%	309.3%	NA	36.5%	97.8%	175.4%	73.7%	47.5%	75.6%	144.0%	70.0%	
Total	27.6%	43.5%	-18.9%	4.4%	35.3%	4.0%	79.9%	1.1%	41.8%	64.2%	-8.5%	

Month's Supply of Homes - Compare 2009 to 2008 - 1 Yr												
Price Range	South Cherokee	South Forsyth	South Gwinnett	North Gwinnett	East Cobb	West Cobb	Buckhead / N. Atlanta	North Dekalb	North Fulton	Dunwoody / Sandy Springs	Total FMLS	Total FMLS
<\$150k	-4.9%	284.1%	-42.1%	-41.9%	79.3%	-34.6%	NA	-40.5%	20.3%	-100.0%	-36.0%	
\$150k-\$250k	7.0%	35.5%	-14.6%	-7.7%	8.4%	-38.5%	105.9%	12.6%	22.4%	-28.2%	-3.8%	
\$250k-\$350k	-8.9%	10.0%	-10.1%	-12.4%	18.8%	11.9%	121.7%	9.5%	8.1%	22.1%	-3.8%	
\$350k-\$500k	-10.5%	9.5%	-17.2%	-3.0%	-17.7%	-26.7%	13.6%	50.8%	-1.3%	24.7%	-4.1%	
\$500k-\$1Million	19.7%	6.9%	-17.6%	9.3%	-13.8%	22.6%	28.7%	11.2%	-5.1%	21.5%	5.9%	
>\$1Million	-27.7%	176.9%	NA	-20.0%	55.7%	71.4%	20.7%	68.5%	2.6%	98.8%	21.4%	
Total	-8.7%	13.4%	-36.2%	-21.3%	1.6%	-30.5%	17.1%	-3.1%	-1.8%	13.6%	-19.8%	

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