

Market Report for October 2012 for  
Emerald Isle, Carteret County and Swansboro, Cedar Point and Cape Carteret

Residential properties, Land and Lots **SOLD**  
and **PENDING**

### Emerald Isle Residential – Market Statistics

October 2012

Emerald Isle Residential

Status	# Listings	List Volume	Sold Volume		List Price	Sold Price	Sale/List Price	Aprox. Htd SqFt +/-	List Price Per Aprox. Htd SqFt +/-	Sold Price Per Aprox. Htd SqFt +/-	Days On Market	Cumulative Days On Market
Active	268	136,871,848	0	Low	98,000	0	0.00	368	123.48	0.00	1	1
				Avg	510,716	0	0.00	1,914	278.28	0.00	303	319
				High	2,750,000	0	0.00	6,891	778.47	0.00	2,220	2,220
Closed	12	6,580,500	6,136,850	Low	165,000	140,000	0.71	612	181.81	155.20	29	27
				Avg	548,375	511,404	0.95	2,168	248.17	235.25	446	503
				High	1,625,000	1,575,000	1.18	5,058	328.68	318.57	1,618	1,618
Overall	280	143,452,348	6,136,850	Low	98,000			368	123.48		1	1
				Avg	512,330			1,930	276.38		309	327
				High	2,750,000			6,891	778.47		2,220	2,220

### Emerald Isle Land & Lots – Market Statistics

October 2012

Emerald Isle Land

Status	# Listings	List Volume	Sold Volume		List Price	Sold Price	Sale/List Price	Aprox. Htd SqFt +/-	List Price Per Aprox. Htd SqFt +/-	Sold Price Per Aprox. Htd SqFt +/-	Days On Market	Cumulative Days On Market
Active	123	32,921,390	0	Low	90,000	0	0.00	0	0.00	0.00	1	0
				Avg	267,654	0	0.00	0	0.00	0.00	626	678
				High	1,000,000	0	0.00	0	0.00	0.00	2,384	2,384
Closed	3	728,900	589,900	Low	160,000	100,000	0.62	0	0.00	0.00	211	210
				Avg	242,967	196,633	0.78	0	0.00	0.00	283	803
				High	399,000	350,000	0.88	0	0.00	0.00	363	1,923
Overall	126	33,650,290	589,900	Low	90,000			0	0.00		1	0
				Avg	267,066			0	0.00		618	681
				High	1,000,000			0	0.00		2,384	2,384

### Swansboro, Cedar Point & Cape Carteret – Market Statistics

October 2012

Swansboro, Cedar Point & Cape Carteret Residential

Status	# Listings	List Volume	Sold Volume		List Price	Sold Price	Sale/List Price	Aprox. Htd SqFt +/-	List Price Per Aprox. Htd SqFt +/-	Sold Price Per Aprox. Htd SqFt +/-	Days On Market	Cumulative Days On Market
Active	185	48,911,953	0	Low	48,000	0	0.00	857	48.08	0.00	3	1
				Avg	264,389	0	0.00	2,017	144.95	0.00	193	211
				High	999,999	0	0.00	5,200	947.62	0.00	1,524	1,524
Closed	15	2,904,600	2,789,096	Low	105,000	95,000	0.84	1,080	74.19	62.37	57	0
				Avg	193,640	185,940	0.95	1,845	106.06	101.29	224	215
				High	349,900	325,000	1.00	3,393	148.89	138.30	533	439
Overall	200	51,816,553	2,789,096	Low	48,000			857	48.08		3	0
				Avg	259,083			1,993	139.55		195	212

				High	999,999			5,200		947.62		1,524		1,524
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## Swansboro, Cedar Point & Cape Carteret Land

Status	# Listings	List Volume	Sold Volume		List Price	Sold Price	Sale/List Price	Aprox. Htd SqFt +/-	List Price Per Aprox. Htd SqFt +/-	Sold Price Per Aprox. Htd SqFt +/-	Days On Market	Cumulative Days On Market
Active	172	36,166,867	0	Low	37,800	0	0.00	0	0.00	0.00	5	0
				Avg	210,272	0	0.00	0	0.00	0.00	555	561
				High	5,200,000	0	0.00	0	0.00	0.00	1,953	1,953
Closed	1	149,900	145,000	Low	149,900	145,000	0.97	0	0.00	0.00	65	54
				Avg	149,900	145,000	0.97	0	0.00	0.00	65	54
				High	149,900	145,000	0.97	0	0.00	0.00	65	54
Overall	173	36,316,767	145,000	Low	37,800			0	0.00		5	0
				Avg	209,924			0	0.00		553	558
				High	5,200,000			0	0.00		1,953	1,953

## Market Report Crystal Coast MLS Residential

October 2012

### Crystal Coast Residential

Status	# Listings	List Volume	Sold Volume		List Price	Sold Price	Sale/List Price	Aprox. Htd SqFt +/-	List Price Per Aprox. Htd SqFt +/-	Sold Price Per Aprox. Htd SqFt +/-	Days On Market	Cumulative Days On Market
Active	1,935	620,850,028	0	Low	29,900	0	0.00	250	20.44	0.00	0	0
				Avg	320,853	0	0.00	1,840	182.28	0.00	255	278
				High	5,100,000	0	0.00	9,168	947.62	0.00	2,482	2,695
Pending	8	1,574,254	0	Low	35,000	0	0.00	928	67.23	0.00	118	118
				Avg	196,782	0	0.00	1,706	134.32	0.00	393	403
				High	373,004	0	0.00	2,343	253.23	0.00	1,020	1,019
Closed	151	37,035,127	34,467,771	Low	22,900	20,000	0.57	612	0.16	0.16	25	-76
				Avg	245,266	228,263	0.93	7,219	129.44	120.39	229	238
				High	1,625,000	1,575,000	1.18	800,999	461.69	414.86	1,618	1,618
Overall	2,094	659,459,409	34,467,771	Low	22,900			250	0.16		0	-76
				Avg	314,928			2,394	176.70		254	276
				High	5,100,000			800,999	947.62		2,482	2,695

## Market Report Crystal Coast MLS Land and Lots

October 2012

### Crystal Coast Land

Status	# Listings	List Volume	Sold Volume		List Price	Sold Price	Sale/List Price	Aprox. Htd SqFt +/-	List Price Per Aprox. Htd SqFt +/-	Sold Price Per Aprox. Htd SqFt +/-	Days On Market	Cumulative Days On Market
Active	1,147	224,070,157	0	Low	4,000	0	0.00	0	0.00	0.00	0	0
				Avg	195,353	0	0.00	0	0.00	0.00	501	537
				High	5,200,000	0	0.00	0	0.00	0.00	2,766	2,766
Pending	3	348,000	0	Low	20,000	0	0.00	0	0.00	0.00	202	197
				Avg	116,000	0	0.00	0	0.00	0.00	392	389
				High	169,000	0	0.00	0	0.00	0.00	613	610
Closed	27	2,545,500	2,041,950	Low	9,900	9,900	0.41	0	0.00	0.00	12	-93
				Avg	94,278	75,628	0.76	0	0.00	0.00	282	344
				High	399,000	350,000	1.00	0	0.00	0.00	1,857	1,923
Overall	1,177	226,963,657	2,041,950	Low	4,000			0	0.00		0	-93
				Avg	192,832			0	0.00		496	532
				High	5,200,000			0	0.00		2,766	2,766

