

**September  
2000**

<http://www.tarmls.com>

## MLS Month in Review

Tucson Association of REALTORS® Multiple Listing Service, Inc.

"The Voice for Real Estate" in Tucson, Arizona

1622 North Swan Road, Tucson, Arizona, 85712



For Immediate Release: **October 17, 2000**

Contact: Donna Gallagher, President, (520) 625-6521  
Gary E. Doran, Chief Executive Officer, (520) 327-4218

### September 2000 Residential Home Sales

The Tucson Association of REALTORS® Multiple Listing Service, Inc. reports that September 2000's total sales volume increased 7 % from last year's \$123,510,396 to \$131,694,782, while existing home sales decreased by 6% from 884 units sold in September 1999, to 835 in September 2000. September's average sale price for all residential types rose by 13% to \$157,718 in 2000 from \$139,718 in 1999. The average sale price for Single Family Residences was \$170,628 in September 2000 compared to \$153,887 in September 1999. The median sale price, the price at which half the homes were sold above and below, rose by 7% from September 1999's \$114,000 to \$121,500 in September 2000.

Average days on market dropped by 14% to 50 in September, 2000, compared to 58 in September, 1999, with 49% of all closed listings selling in the first 30 days on the market. Pending contracts, those transactions subject to contract, but not yet closed escrow, decreased by 15% from 954 in September, 1999, to 813 in September, 2000. The 4,229 active listings in September, 2000, were 7% over the 3,941 in September, 1999, and the 1,415 listings added during September, 2000, are less than 1% over the 1,414 added in September, 1999.

"We had a typical September with a slight drop in unit sales, but an increase in total sales volume." Said Donna Gallagher, President of the Tucson Association of REALTORS®. "The market is still strong with active listings at 4,229, new listings at 1,405, and listings under contract at 813 for the month of September." She continued. "Forty-nine percent of resale homes sold in the first thirty days at ninety-eight percent of list price."

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<http://www.tarmls.com>**

The Tucson Association of REALTORS®, with more than 3,800 members, is affiliated with the Arizona Association of REALTORS® and the National Association of REALTORS®. Only members of the Association can use the term REALTOR®. Its members provide professional real estate services to buyers and sellers and adhere to the organization's strict professional Code of Ethics.

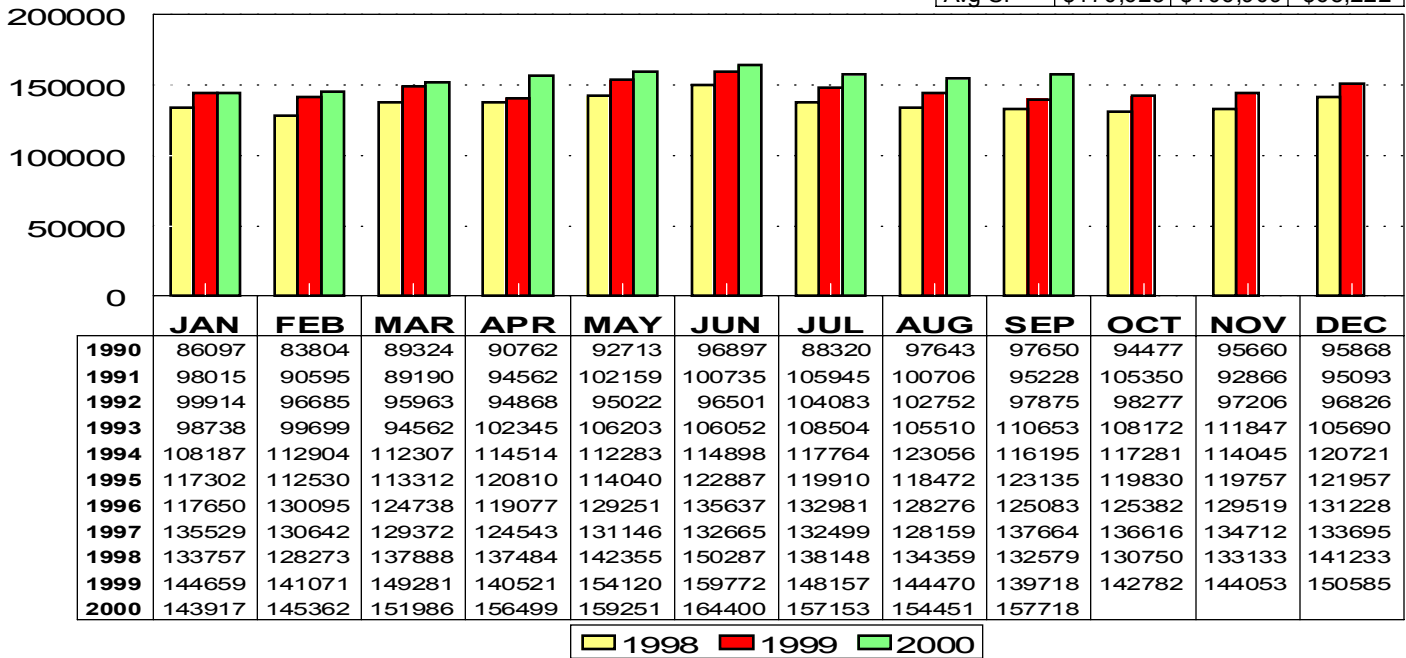
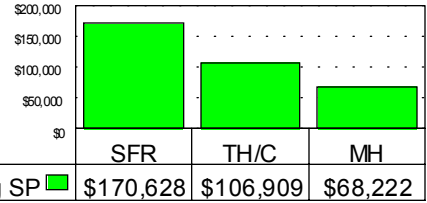
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# RESIDENTIAL STATISTICS

Including: Single Family, Townhouse, Condominium, Mobile Home, and New Construction

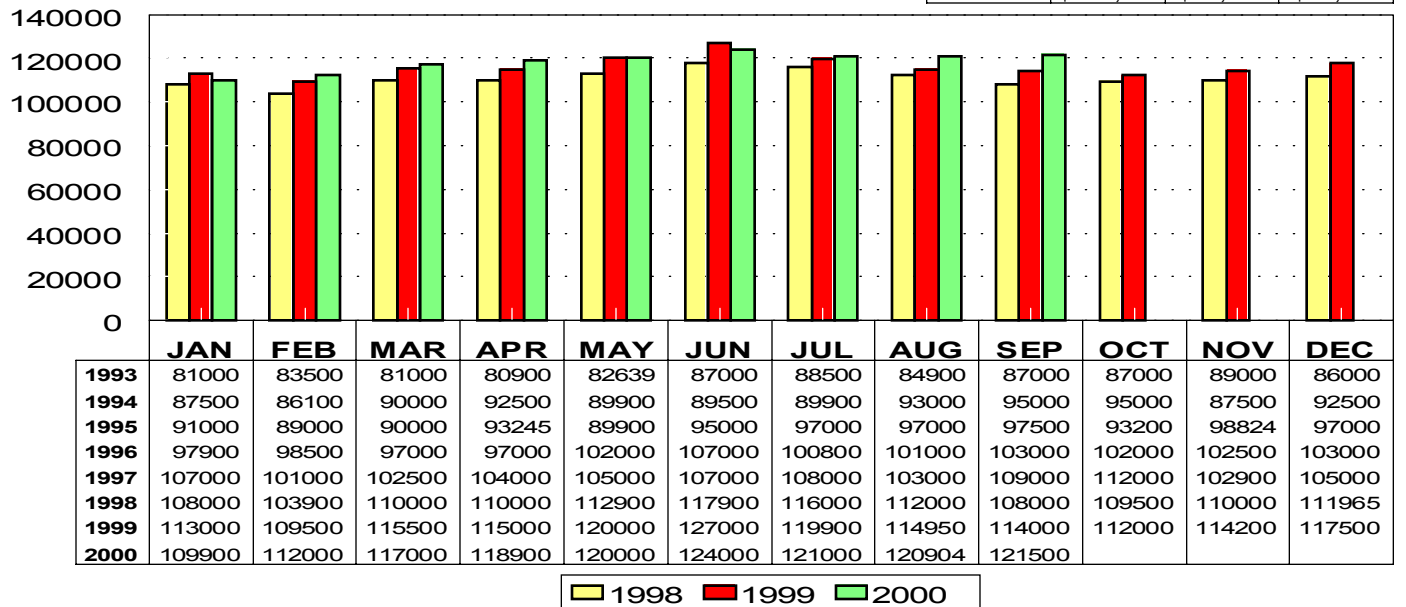
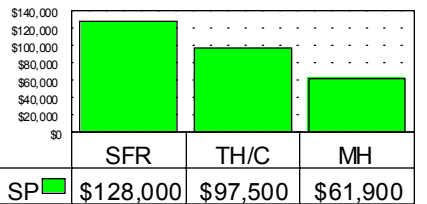
## Average Sale Price

September 2000: \$157,718



## Median Sale Price

September 2000: \$121,500



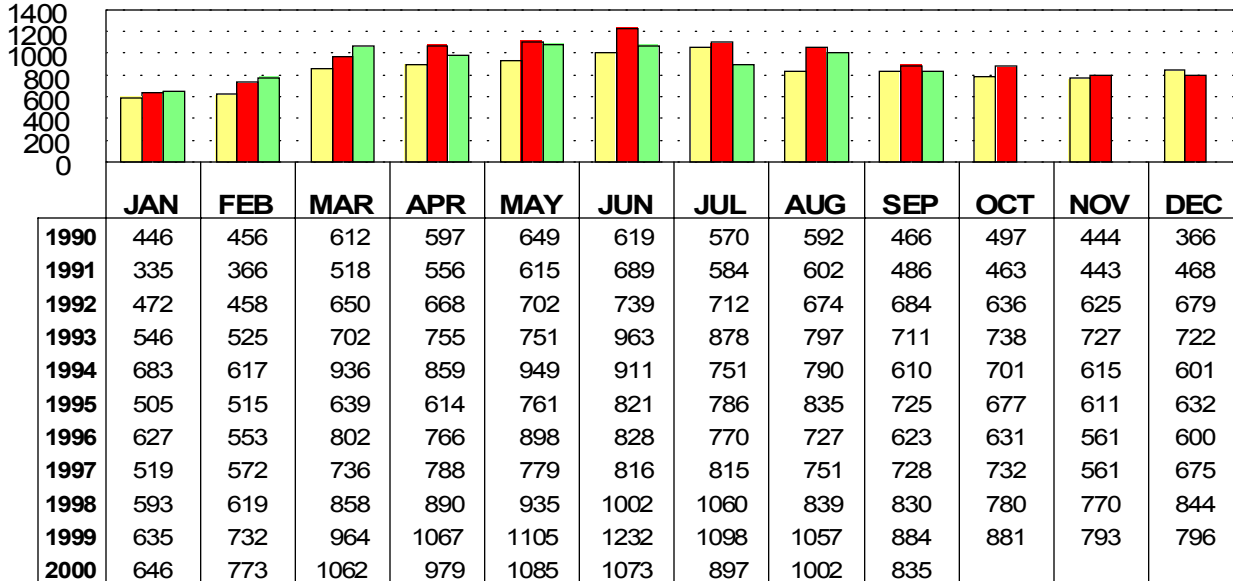
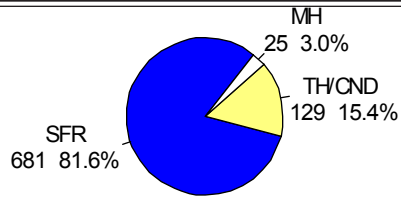
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## Total Unit Sales

September 2000: 835 Units



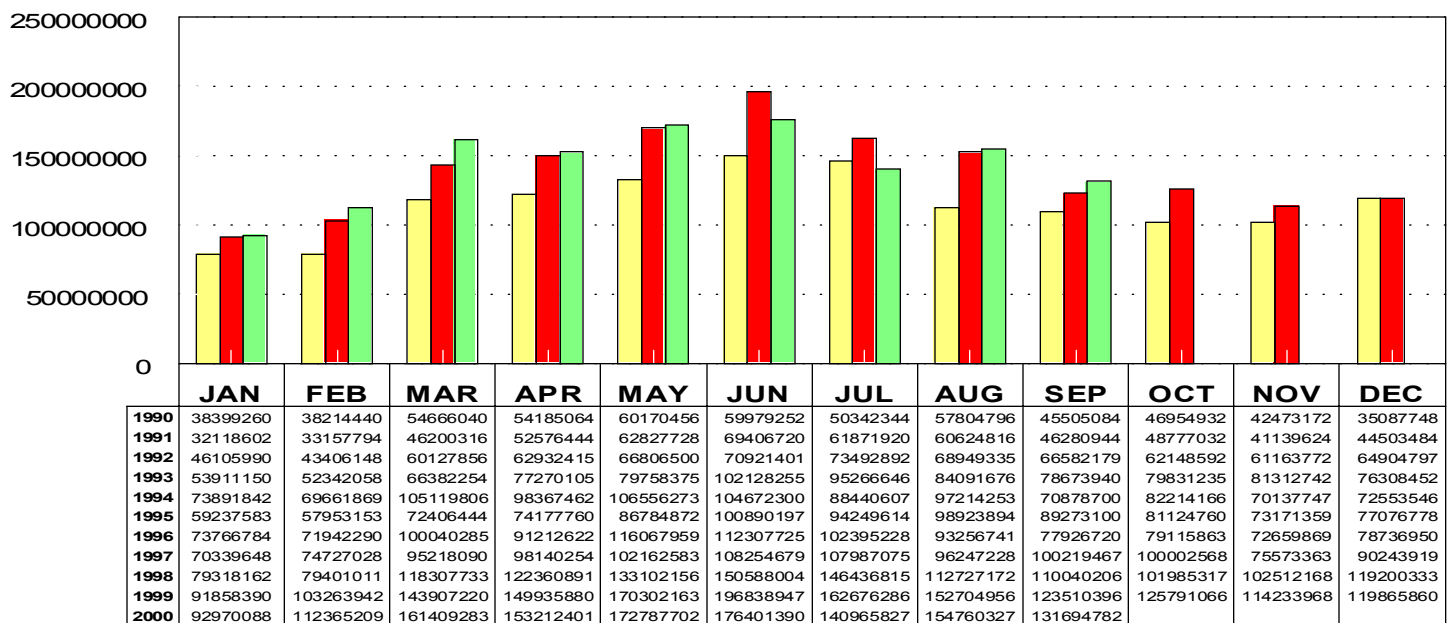
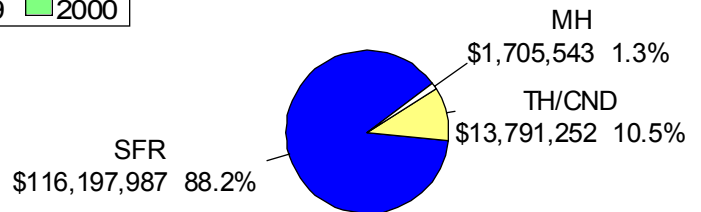
Sept 2000

Area	Sales
C	150
CCO	5
CMC	1
CPI	13
CSC	2
E	84
N	92
NE	64
NW	182
S	27
SE	62
SW	38
W	45
XNW	31
XS	9
XSE	4
XSW	6
XW	20

1998 1999 2000

## Total Sales Volume

September 2000: \$131,694,782



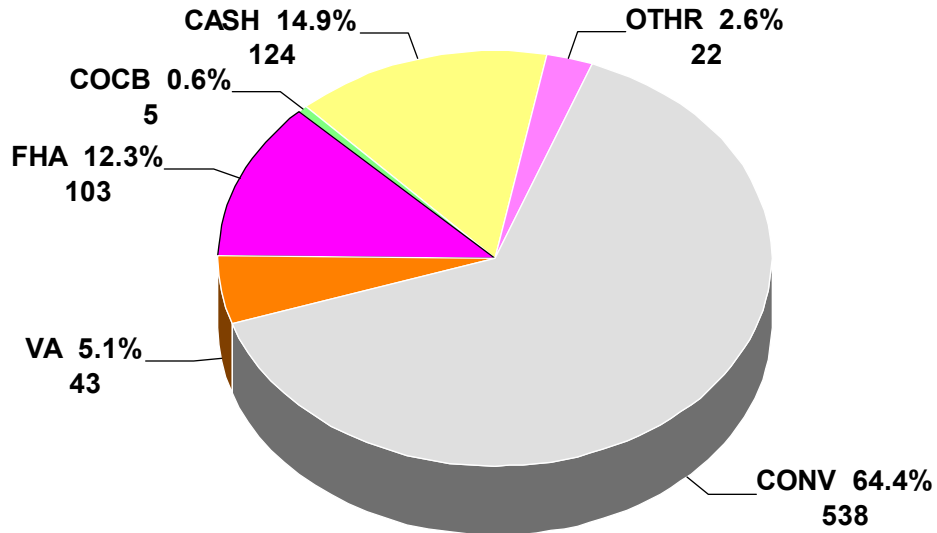
1998 1999 2000

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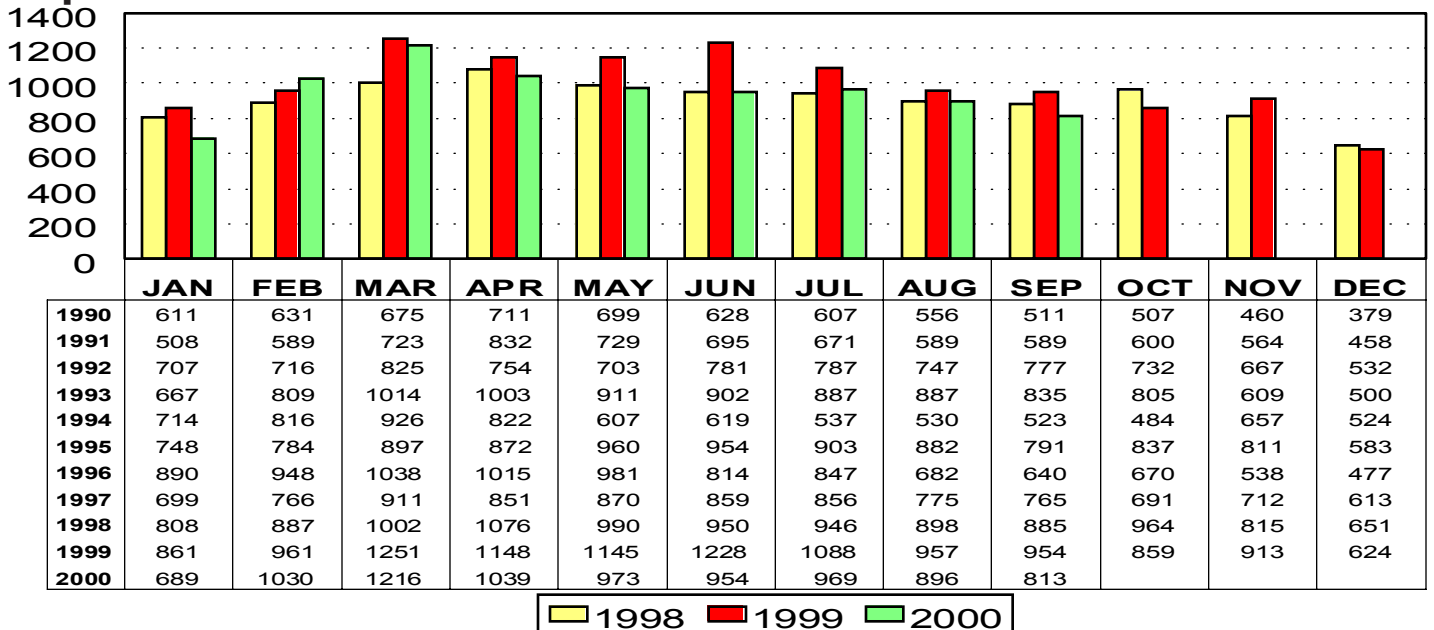
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## Terms of Sale: September 2000



## Total Listings Under Contract Reported

September 2000: 813



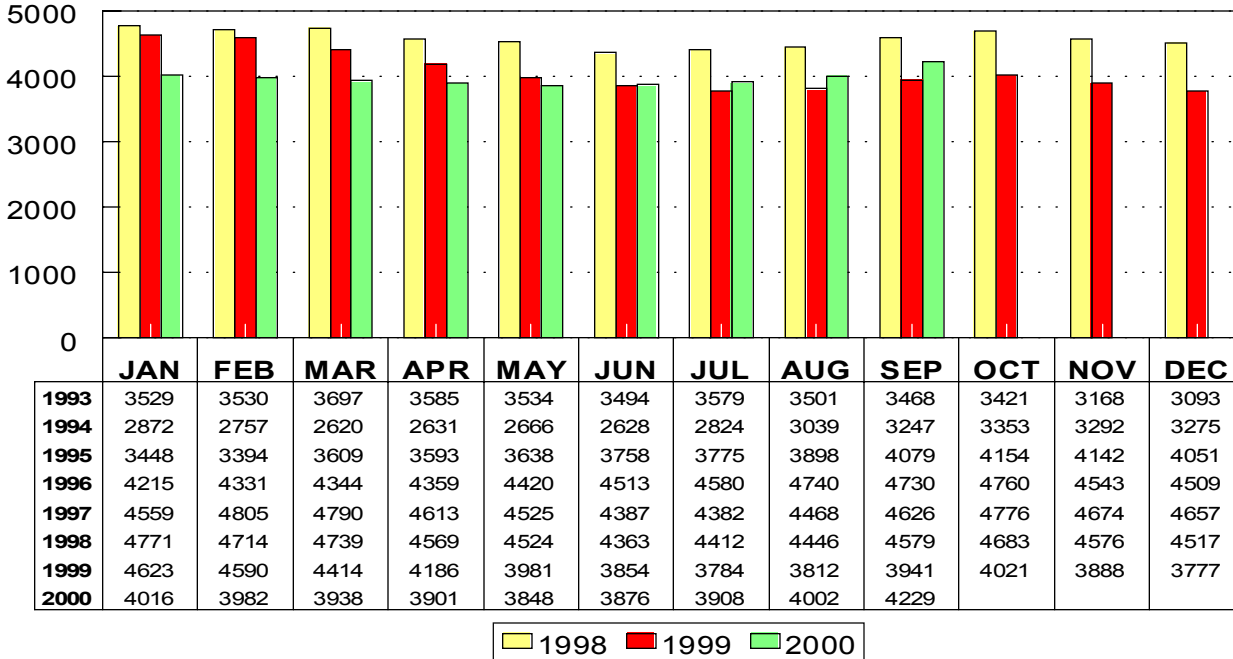
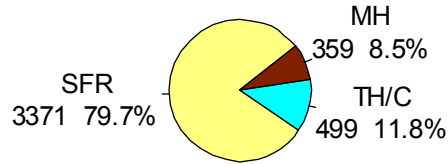
**\* Note: 1995 and forward data includes listings under contract that remained active on the market**

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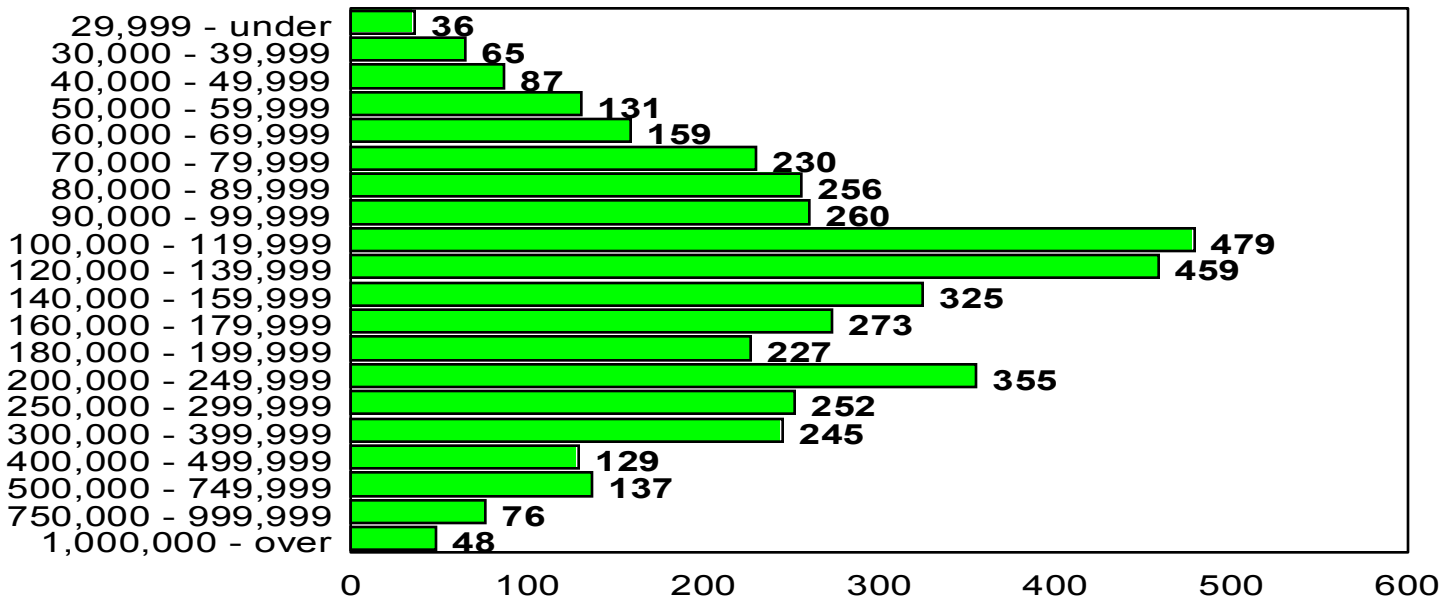
## Active Listings September 2000: 4229



### Sept 2000

Area	Listings
C	546
CCO	145
CGI	3
CGR	4
CPI	184
CSC	56
CYA	1
E	304
MEX	3
N	391
NE	298
NW	786
PSW	1
S	131
SE	242
SRI	1
SW	240
W	256
XN	2
XNE	5
XNW	212
XS	68
XSE	47
XSW	105
XW	198

## Active Listing Price Breakdown September 2000: Average Price: \$203,465



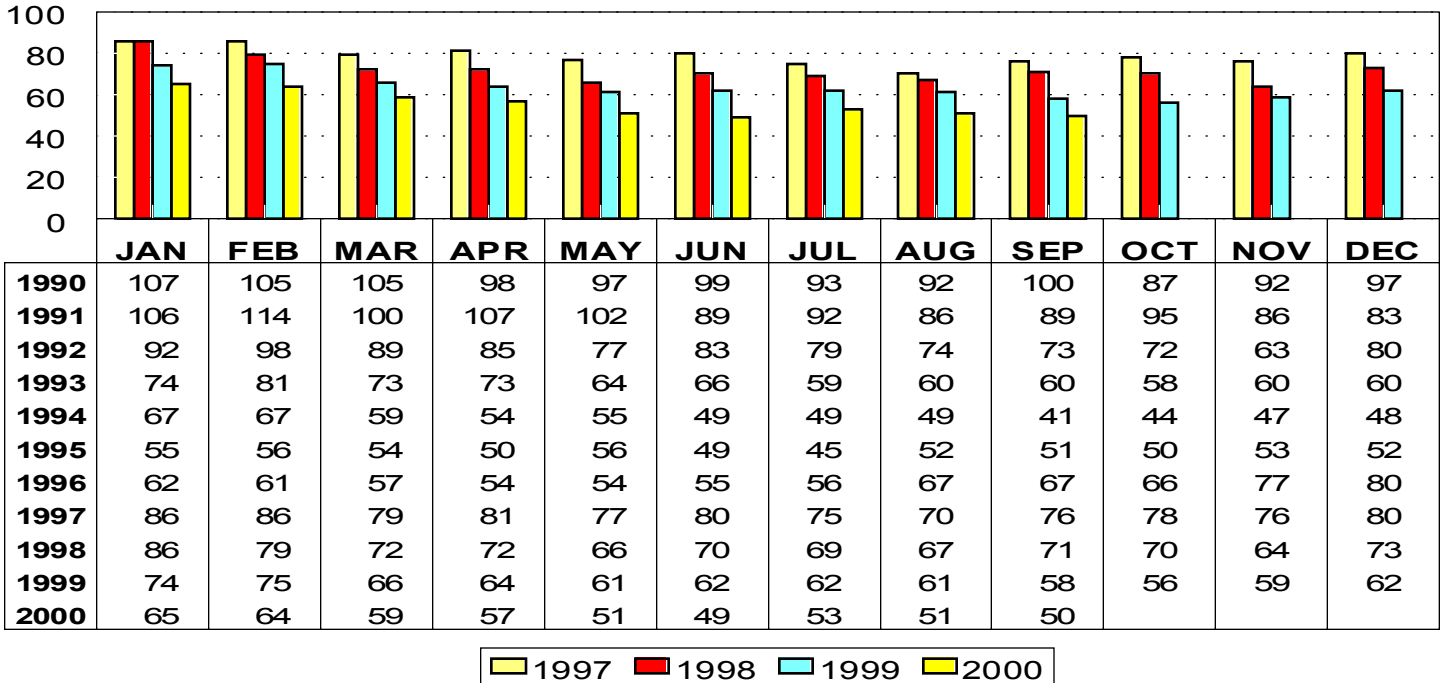
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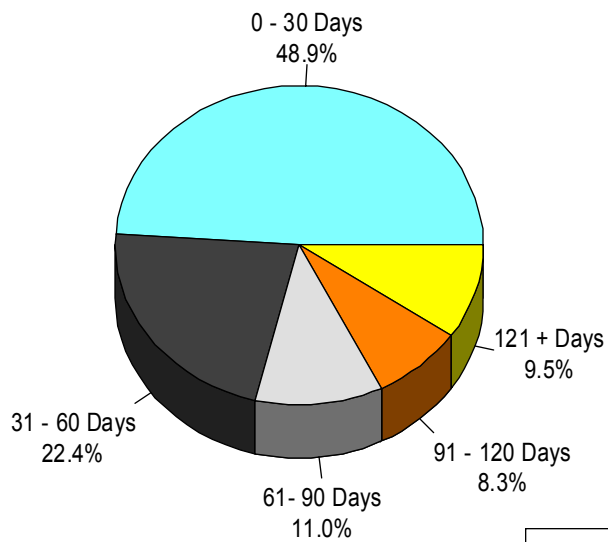
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## Average Days on Market

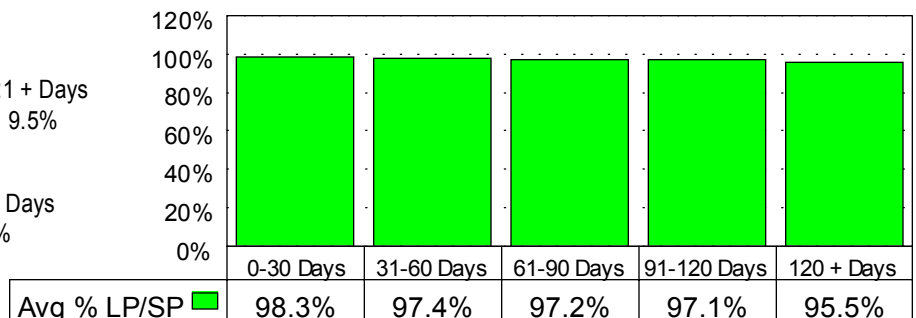
September 2000: 50 days



### September 2000 Average Days on Market Breakdown



### Average % of List Price Received on Solds by Market time - September 2000



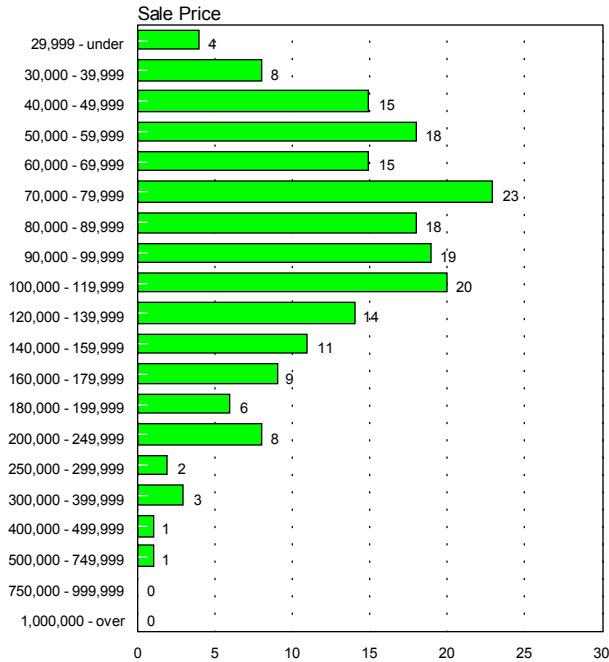
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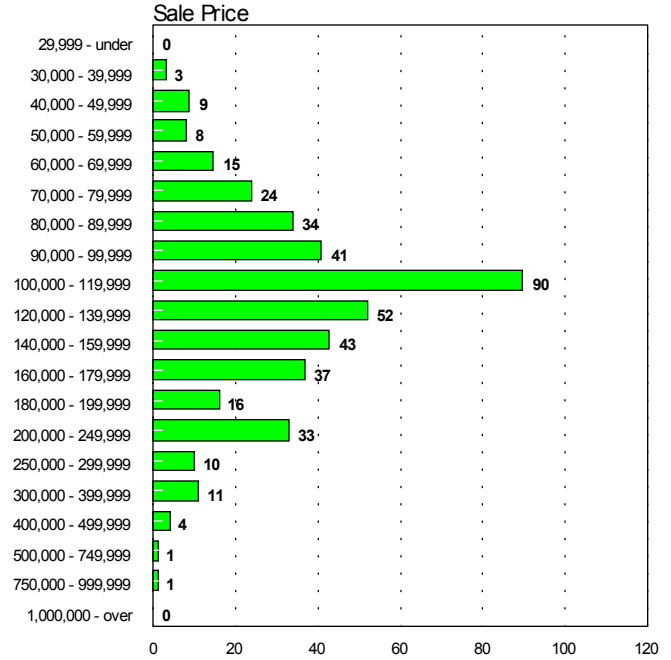
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## Sales Price Breakdown by Bedrooms

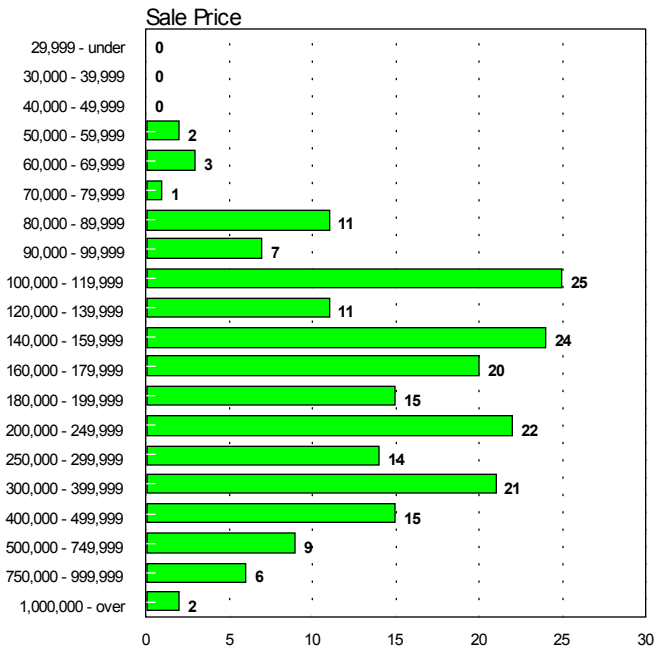
### 0 - 2 Bedrooms September 2000



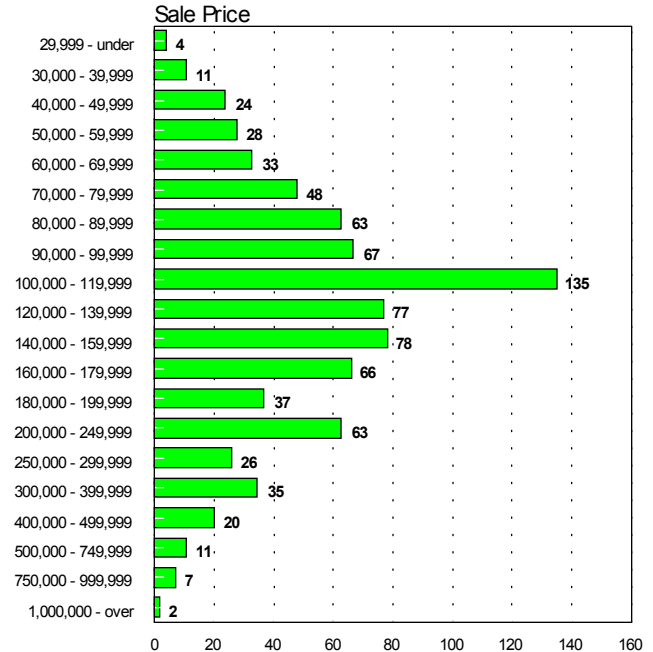
### 3 Bedrooms September 2000



### 4 + Bedrooms September 2000



### All Bedrooms September 2000



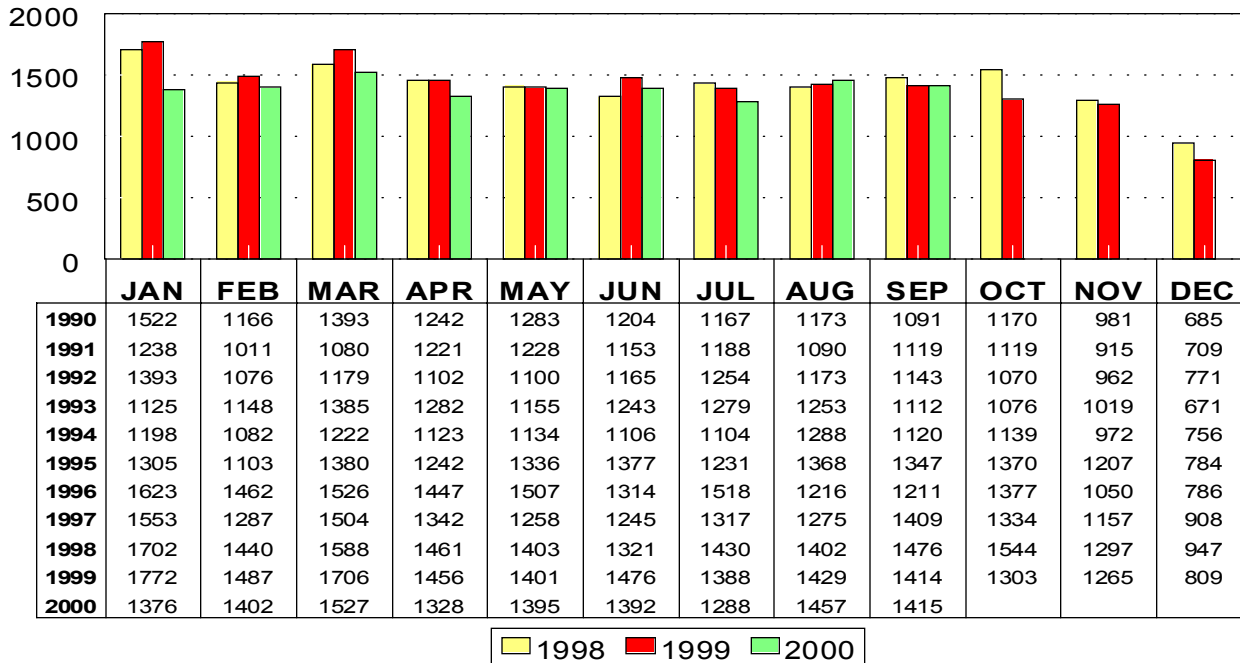
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## New Listings

September 2000: 1415

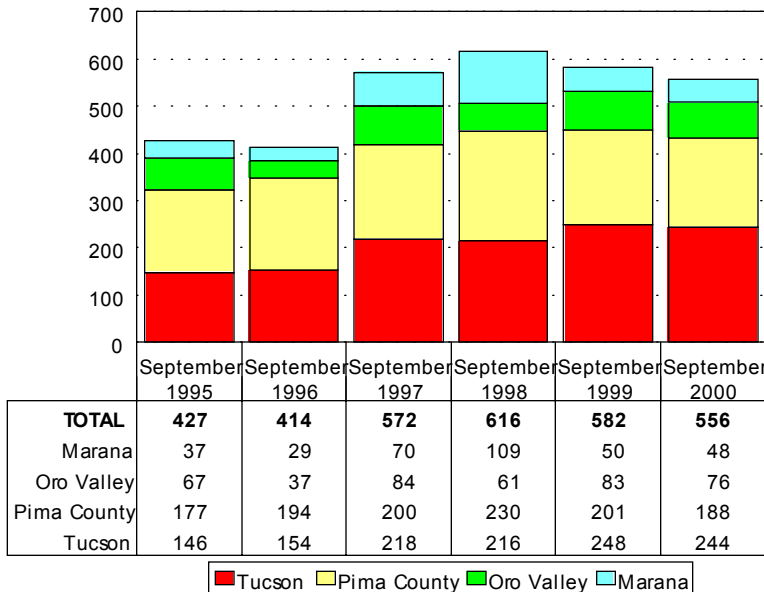


Sept 2000

Area	New
C	214
OCO	28
CPI	38
CSC	15
E	112
MEX	1
N	146
NE	101
NW	269
S	52
SE	98
SW	68
W	84
XN	1
XNE	1
XNW	72
XS	19
XSE	10
XSW	39
XW	47

## New Housing Permits

September 2000: 556



Sept 2000 Type of Permits Issued  
Tucson Metro Area

Type	# Issued
Commercial Addition	16
Commercial Alteration	61
Commercial Demolition	2
Commercial New	29
Commercial Other	252
Commercial Tenant Improv	16
Duplex New	3
Duplex Other	3
Fence	9
Mobile Homes	163
Multi Family Alteration	3
Multi Family New	4
Multi Family Other	7
Patio/Ret. Wall	95
Residence Pool	73
Residential Demolition	1
Semi Public Pool	1
Sign	13
Single Family Addition	161
Single Family Alteration	43
Single Family New	591
Single Family Other	651
Travel Trailer	5
Industrial New	0
Industrial Other	0
Single Family Renewal	3
<b>TOTAL</b>	<b>2205</b>

Source: Bright Future Business Consultants

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