

Bill Clarkson, Broker

Golden Hills Brokers

Back to: www.BillClarkson.com

Bill@BillClarkson.com

(925) 200-5380

Marketing Report: San Ramon

Snapshot of the Market for April 15, 2009

Homes on the Market: 311	Homes Sold	*Estimated Marketing Days to Sell inventory at current sale rate
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Pending Sales last 10 days	42	74
Pending Sales last 20 days	80	78
Pending Sales last 30 days	111	84

Price Range Trends	Active Listings	Homes sold in the last 30 Days in each range	*Estimated Marketing Days to Sell inventory at current sale rate
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Up to \$600,000	116	56	62
\$600,001 to \$750,000	61	25	73
\$750,001 to \$900,000	54	15	108
\$900,001 to \$1,050,000	34	9	113
\$1,050,001 to \$1,300,000	18	3	180
\$1,300,001 Plus	32	2	480

* Time required to sell current inventory at Pending Sale rate

Notes:

** The market got A LOT better over these last two weeks, but it still is in the lower price ranges. The under \$600K range is "hot", and first time buyers see an opportunity to get a home at 2004-05 prices.