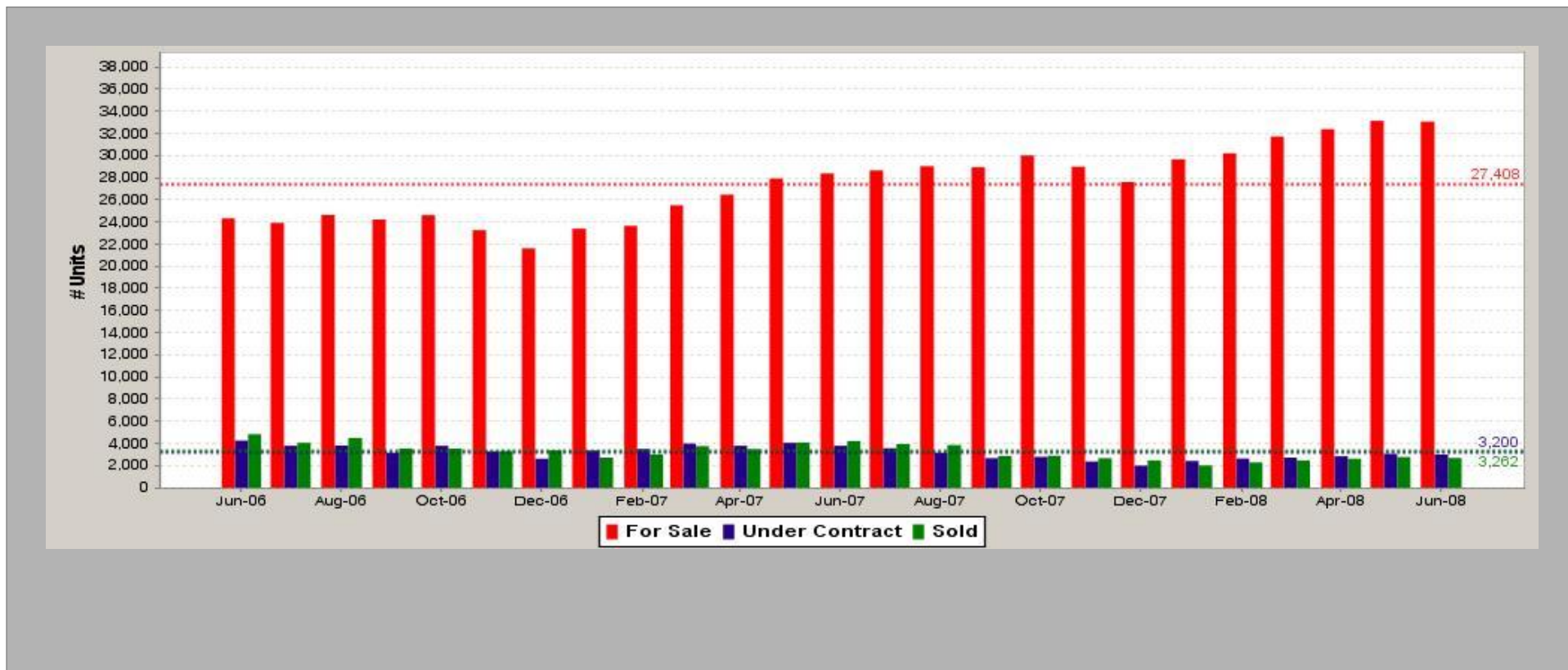


# Market Dynamics

## Basic Supply & Demand

### 2 Years (Monthly) 06/01/06 - 06/30/08

Prudential Carolinas Realty



#### KEY INFORMATION

	2 Year						
	Jun-06	Jun-08	Δ	% Δ	Min	Max	Avg
FS	24,314	33,056	8,742	35.95	21,607	33,137	27,408
UC	4,237	2,984	-1,253	-29.57	1,978	4,237	3,200
Sold	4,828	2,667	-2,161	-44.76	1,988	4,828	3,262

	June 06-07-08			
	Jun-06	Jun-07	Jun-08	Jun Avg
FS	24,314	28,378	33,056	28,583
UC	4,237	3,768	2,984	3,663
Sold	4,828	4,194	2,667	3,896

	Jun-08			
	Jun-07	Jun-08	Δ	% Δ
FS	28,378	33,056	4,678	16.48
UC	3,768	2,984	-784	-20.81
Sold	4,194	2,667	-1,527	-36.41

**MLS:** CHARLOTTE      **Time Period:** 2 Years (Monthly)      **Price:** All      **Construction Type:** All      **Bedrooms:** All      **Bathrooms:** All  
**Property Types:** Residential: (Residential), Condominium: (Condominium)  
**All MLS:** Charlotte Multiple Listing Service  
*Market Dynamics statistics are based on closed MLS transactions. Each closing generates one transaction side only.*

**Market Dynamics**  
**Basic Supply & Demand**  
**2 Years (Monthly) 06/01/06 - 06/30/08**

**Prudential Carolinas Realty**

<b>Month</b>	<b>FS #</b>	<b>UC #</b>	<b>Avg UC %</b>	<b>Sold #</b>	<b>Avg Sold %</b>
Jun-08	33,056	2,984	9.03	2,667	8.07
May-08	33,137	3,044	9.19	2,764	8.34
Apr-08	32,393	2,823	8.71	2,597	8.02
Mar-08	31,716	2,698	8.51	2,460	7.76
Feb-08	30,196	2,615	8.66	2,273	7.53
Jan-08	29,661	2,400	8.09	1,988	6.70
Dec-07	27,604	1,978	7.17	2,452	8.88
Nov-07	28,984	2,346	8.09	2,653	9.15
Oct-07	29,993	2,767	9.23	2,880	9.60
Sep-07	28,942	2,660	9.19	2,855	9.86
Aug-07	29,044	3,151	10.85	3,842	13.23
Jul-07	28,645	3,544	12.37	3,931	13.72
Jun-07	28,378	3,768	13.28	4,194	14.78
May-07	27,913	4,050	14.51	4,059	14.54
Apr-07	26,471	3,771	14.25	3,460	13.07
Mar-07	25,499	3,975	15.59	3,735	14.65
Feb-07	23,646	3,485	14.74	2,987	12.63
Jan-07	23,380	3,354	14.35	2,702	11.56
Dec-06	21,607	2,600	12.03	3,372	15.61
Nov-06	23,260	3,265	14.04	3,295	14.17
Oct-06	24,600	3,778	15.36	3,518	14.30
Sep-06	24,212	3,146	12.99	3,528	14.57
Aug-06	24,624	3,782	15.36	4,482	18.20
Jul-06	23,913	3,777	15.79	4,040	16.89
Jun-06	24,314	4,237	17.43	4,828	19.86
<b>Total/Averages</b>	<b>27,408</b>	<b>3,200</b>	<b>11.68</b>	<b>3,262</b>	<b>11.90</b>