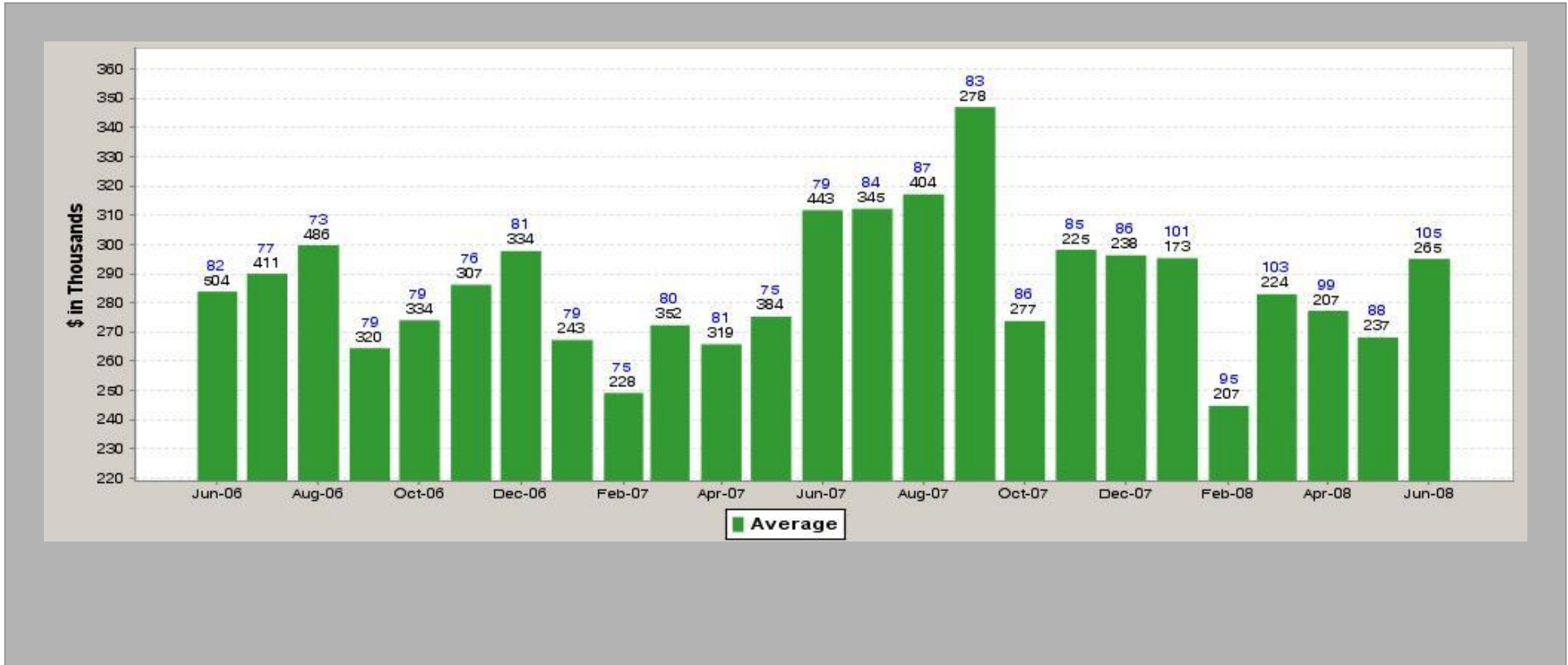


Market Dynamics

Sold - Average Price

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

Prudential Carolinas Realty



KEY INFORMATION

2 Year					June 06-07-08						Jun-08								
	Jun-06	Jun-08	Δ	% Δ	Average	Jun-06	Jun-07	Δ	% Δ	Jun-07	Jun-08	Δ	% Δ	Average	Peak Mo.	Peak	Jun-08	Δ	% Δ
Average	283,848	295,024	11,176	3.94	Average	283,848	311,680	27,832	9.81	311,680	295,024	-16,655	-5.34	Average	Sep-07	346,964	295,024	-51,939	-14.97

MLS: CHARLOTTE Time Period: 2 Years (Monthly) Price: All Construction Type: All Bedrooms: All Bathrooms: All

Property Types: Residential: (Residential), Condominium: (Condominium)

MLS Areas: 10

Market Dynamics statistics are based on closed MLS transactions. Each closing generates one transaction side only.

Market Dynamics
Sold - Average Price
2 Years (Monthly) 06/01/06 - 06/30/08

Prudential Carolinas Realty

Month	Sold #	Sold Average \$	Sold Median \$	Average \$ - Median \$	%	Sold Average DOM
Jun-08	265	295,024	227,500	67,524	22.89	105
May-08	237	268,203	205,000	63,203	23.57	88
Apr-08	207	277,271	216,000	61,271	22.10	99
Mar-08	224	282,965	212,500	70,465	24.90	103
Feb-08	207	244,776	191,000	53,776	21.97	95
Jan-08	173	295,268	197,000	98,268	33.28	101
Dec-07	238	296,259	237,690	58,569	19.77	86
Nov-07	225	298,144	209,000	89,144	29.90	85
Oct-07	277	273,788	200,000	73,788	26.95	86
Sep-07	278	346,964	247,000	99,964	28.81	83
Aug-07	404	317,097	240,700	76,397	24.09	87
Jul-07	345	312,181	240,000	72,181	23.12	84
Jun-07	443	311,680	240,000	71,680	23.00	79
May-07	384	275,257	218,488	56,770	20.62	75
Apr-07	319	265,830	199,000	66,830	25.14	81
Mar-07	352	272,304	206,370	65,934	24.21	80
Feb-07	228	249,165	187,450	61,715	24.77	75
Jan-07	243	267,259	192,000	75,259	28.16	79
Dec-06	334	297,722	233,532	64,189	21.56	81
Nov-06	307	286,158	208,900	77,258	27.00	76
Oct-06	334	274,036	199,250	74,786	27.29	79
Sep-06	320	264,507	195,071	69,436	26.25	79
Aug-06	486	299,656	225,536	74,121	24.74	73
Jul-06	411	289,925	227,000	62,925	21.70	77
Jun-06	504	283,848	219,517	64,331	22.66	82