

# SEPTEMBER 2007

RESIDENTIAL  
PROPERTIES LISTED  
**793**

## SCV RESIDENTIAL MLS SUMMARY

RESIDENTIAL PROP.  
ESCROW OPENED  
**226**

RESIDENTIAL PROP.  
ESCROW CLOSED  
**225**

### MONTHLY RESIDENTIAL SALES STATISTICS

	AC	ADUL	CC	CA	NE	SAU	SR	VAL	SCV TOTAL	EXT	TOTAL
<b>ACTIVE INVENTORY:</b>											
NEW LISTINGS	25	19	117	36	66	100	28	137	528	265	793
TOTAL ACTIVE LISTINGS	119	70	673	217	270	438	132	574	2,493	1,487	3,980
AVERAGE DAYS ON MARKET	125	100	99	95	89	85	83	81	91	92	91
AVERAGE LIST PRICE IN THOUSANDS	708.8	997.5	562.4	618.1	566.6	593.9	705.5	609.0	610.8	393.8	529.7
MEDIAN LIST PRICE IN THOUSANDS	675.0	850.0	467.0	535.0	468.5	544.9	699.0	549.0	535.0	339.5	459.0
BOMS	3	1	10	5	12	12	2	22	67	27	94
AVERAGE BOM PRICE IN THOUSANDS	468.3	529.0	474.0	497.4	457.6	570.6	397.0	631.3	540.0	394.1	498.1
BOM TO SALE RATIO	300.0	0	30.3	41.7	66.7	34.3	28.6	43.1	42.7	39.7	41.8
EXPIRATIONS	12	9	59	17	22	31	11	38	199	186	385
<b>PENDING SALES:</b>											
NEW ESCROWS OPENED	0	2	39	15	22	22	10	45	155	71	226
TOTAL YTD ESCROWS OPENED	84	31	604	237	246	538	184	897	2,821	1,007	3,828
NEW OPEN ESCROWS AVERAGE DAYS ON MARKET	0	143	86	57	66	93	48	75	76	90	81
NEW OPEN ESCROWS AVERAGE LIST PRICE	0	936.6	406.7	531.8	599.7	527.3	815.2	673.6	574.0	319.1	493.9
<b>CLOSED SALES:</b>											
NEW ESCROWS CLOSED	1	0	33	12	18	35	7	51	157	68	225
TOTAL YTD ESCROWS CLOSED	65	23	493	197	185	469	163	770	2,365	718	3,083
VOLUME OF NEW SALE DOLLARS IN MILLIONS	800	0	16,987	6,290	8,387	17,727	5,816	30,599	86,606	25,115	111,721
VOLUME OF TOTAL YTD SALES IN MILLIONS	40.612	19.651	245,178	116,544	80,378	261,748	116,651	448,598	1,329,360	267,630	1,596,990
AVERAGE SALE PRICE IN THOUSANDS	800.0	0	514.8	524.2	465.9	506.5	830.9	600.0	551.6	369.3	496.5
MEDIAN SALE PRICE IN THOUSANDS	800.0	0	418.0	540.0	390.0	478.9	900.0	560.0	489.9	300.0	445.0
COOP SALES	1	0	27	10	14	31	3	42	128	47	175
PERCENT OF COOP SALES	100.0	0	81.8	83.3	77.8	88.6	42.9	82.4	81.5	69.1	77.8
AVERAGE DAYS ON MARKET	148	0	106	96	123	113	125	112	112	124	115
SALES AT LIST PRICE	0	0	8	1	2	9	2	8	30	20	50
PERCENT OF SALES AT LIST PRICE	0	0	24.2	8.3	11.1	25.7	28.6	15.7	19.1	29.4	22.2
SALES TO LISTING INVENTORY RATIO	8	0	4.9	5.5	6.7	8.0	5.3	8.9	6.3	4.6	5.7
FINAL SALE TO NEW LISTING RATIO	4.0	0	28.2	33.3	27.3	35.0	25.0	37.2	29.7	25.7	28.4

### SELLING TIME - PRICE CHANGE - PRICE REDUCTION

SELLING PRICE RANGE:	AVG. SELL TIME	ACTIVE NO. LISTINGS	TOTAL #SOLD	REDUCE \$	\$ AVERAGE PRICE REDUCTION %
LESS THAN 100,000	0	3	0	0	N/A
100,000 TO 109,999	0	1	0	0	N/A
110,000 TO 119,999	152	0	1	1	40900
120,000 TO 139,999	98	9	1	1	30000
140,000 TO 159,999	0	17	0	0	N/A
160,000 TO 179,999	116	38	3	3	38033
180,000 TO 199,999	122	65	6	5	40817
200,000 TO 249,999	86	234	14	14	36395
250,000 TO 299,999	74	402	25	22	27685
300,000 TO 349,999	85	383	18	15	31606
350,000 TO 399,999	88	426	19	17	26772
400,000 TO 449,999	120	317	27	27	49241
450,000 TO 499,999	62	430	25	19	28515
500,000 TO 549,999	86	283	16	14	390414
550,000 TO 599,999	69	272	19	18	42628
600,000 TO 699,999	74	401	20	16	50129
700,000 TO 799,999	88	230	13	12	69590
800,000 TO 899,999	53	124	4	4	82473
900,000 TO 999,999	147	67	2	2	195001
1,000,000 TO 1,999,999	93	191	11	11	125809
MORE THAN 2,000,000	182	34	1	1	N/A
TOTALS	86	3927	225	202	77084

LISTINGS  
**8,915**

2007 RMLS TOTAL - \$ VOLUME  
**\$1,596,990,000**

SALES  
**3,068**

\*THE ASSOCIATION DOES NOT VERIFY ACTUAL CLOSED ESCROWS.

## SANTA CLARITA VALLEY SINGLE FAMILY SALES STATISTICS FOR SEPTEMBER

<b>ACTIVE INVENTORY</b>	<b>AC</b>	<b>ADUL</b>	<b>CC</b>	<b>CA</b>	<b>NE</b>	<b>SAU</b>	<b>SR</b>	<b>VAL</b>	<b>SCVTOT</b>	<b>EXT</b>	<b>TOTAL</b>
New Listings.....	25	19	80	34	28	78	22	93	379	216	595
Total Active Listings.....	115	69	471	210	147	344	98	382	1,836	1,303	3,139
Average Days on Market.....	124	101	101	96	100	86	79	81	94	94	94
Average List Price in Thousands.....	708.3	994.6	659.2	626.7	788.5	651.2	792.7	698.2	695.3	398.8	572.2
Median List Price in Thousands.....	674.9	850.0	539.0	539.9	649.9	590.0	761.0	610.0	599.9	339.9	499.0
BOMS.....	3	1	8	5	4	11	0	17	49	20	69
Average BOM Price in Thousands.....	468.3	529.0	520.1	497.4	773.3	590.6	0	721.5	621.2	426.2	564.7
BOM to Sale Ratio.....	300.0	0	44.4	41.7	50.0	39.3	0	51.5	46.7	32.3	41.3
Expirations.....	12	9	45	17	10	26	7	20	146	155	301
<b>PENDING SALES</b>											
New Escrows Opened.....	0	2	26	15	13	19	9	31	115	60	175
Total YTD Escrows Opened.....	83	31	388	233	109	420	141	590	1,995	881	2,876
New Open Escrows Average Days on Market.....	0	143	72	57	55	99	50	70	72	95	80
New Open Escrows Average List Price.....	0	936.6	452.4	531.8	802.1	557.5	859.4	805.8	655.2	329.4	543.5
<b>CLOSED SALES:</b>											
New Escrows Closed.....	1	0	18	12	8	28	5	33	105	62	167
Total YTD Escrows Closed.....	64	23	312	194	76	360	123	492	1,644	619	2,263
Volume of New Sales Dollars in Millions.....	800	0	10,807	6,290	5,239	15,278	4,965	23,198	66,577	23,274	89,850
Volume of total YTD Sales in Millions.....	39,812	19,651	181,594	115,432	46,437	220,784	99,607	334,770	1,058,086	235,105	1,293,191
Average Sale price in Thousands.....	800.0	0	600.4	524.2	654.9	545.7	993.0	703.0	634.1	375.4	538.0
Median Sale Price in Thousands.....	800.0	0	474.9	540.0	550.0	500.0	1,100.0	619.0	560.0	300.0	490.0
Coop Sales.....	1	0	14	10	6	25	3	26	85	44	129
Percent of Coop Sales.....	100.0	0	77.8	83.3	75.0	89.3	60.0	78.8	81.0	71.0	77.2
Average Days on Market.....	148	0	102	96	133	111	137	110	111	122	115
Sales at List Price.....	0	0	3	1	0	6	1	8	19	17	36
Percent of Sales at List Price.....	0	0	16.7	8.3	0	21.4	20.0	24.2	18.1	27.4	21.6
Sales to Listing Inventory Ratio.....	9	0	3.8	5.7	5.4	8.1	5.1	8.6	5.7	4.8	5.3
Final Sale to New Listing Ratio.....	4.0	0	22.5	35.3	28.6	35.9	22.7	35.5	27.7	28.7	28.1

## SANTA CLARITA VALLEY CONDOMINIUM SALES STATISTICS FOR SEPTEMBER

<b>ACTIVE INVENTORY</b>	<b>AC</b>	<b>ADUL</b>	<b>CC</b>	<b>CA</b>	<b>NE</b>	<b>SAU</b>	<b>SR</b>	<b>VAL</b>	<b>SCVTOT</b>	<b>EXT</b>	<b>TOTAL</b>
New Listings.....	0	0	37	2	38	22	6	44	149	49	198
Total Active Listings.....	4	1	202	7	123	94	34	192	657	184	841
Average Days on Market.....	130	44	95	59	77	79	93	79	84	77	83
Average List Price in Thousands.....	722.5	1,199.9	336.6	360.4	301.4	384.3	454.3	431.6	374.6	358.3	371.0
Median List Price in Thousands.....	700.0	1,199.9	318.0	319.0	305.0	379.0	414.9	409.0	359.0	338.0	350.0
BOMS.....	0	0	2	0	8	1	2	5	18	7	25
Average BOM Price in Thousands.....	0	0	289.5	0	299.7	350.0	397.0	324.5	319.1	302.5	314.4
BOM to Sale Ratio.....	0	0	13.3	0	80.0	14.3	100.0	27.8	34.6	116.7	43.1
Expirations.....	0	0	14	0	12	5	4	18	53	31	84
<b>PENDING SALES</b>											
New Escrows Opened.....	0	0	13	0	9	3	1	14	40	11	51
Total YTD Escrows Opened.....	1	0	216	4	137	118	43	307	826	126	952
New Open Escrows Average Days on Market.....	0	0	112	0	82	53	23	87	90	64	84
New Open Escrows Average List Price.....	0	0	315.1	0	307.3	336.1	417.0	380.8	340.5	263.3	323.8
<b>CLOSED SALES:</b>											
New Escrows Closed.....	0	0	15	0	10	7	2	18	52	6	58
Total YTD Escrows Closed.....	1	0	181	3	109	109	40	278	721	99	820
Volume of New Sales Dollars in Millions.....	0	0	6,181	0	3,148	2,449	851	7,401	20,029	1,842	21,871
Volume of Total YTD Sales in Millions.....	800	0	63,584	1,112	33,941	40,964	17,045	113,828	271,274	32,525	303,799
Average Sale price in Thousands.....	0	0	412.0	0	314.8	349.8	425.5	411.2	385.2	307.0	377.1
Median Sale Price in Thousands.....	0	0	352.0	0	304.0	374.8	400.0	406.0	370.0	205.0	365.0
Coop Sales.....	0	0	13	0	8	6	0	16	43	3	46
Percent of Coop Sales.....	0	0	86.7	0	80.0	85.7	0	88.9	82.7	50.0	79.3
Average Days on Market.....	0	0	112	0	115	121	97	116	115	144	118
Sales at List Price.....	0	0	5	0	2	3	1	0	11	3	14
Percent of Sales at List Price.....	0	0	33.3	0	20.0	42.9	50.0	0	21.2	50.0	24.1
Sales to Listing Inventory Ratio.....	0	0	7.4	0	8.1	7.4	5.9	9.4	7.9	3.3	6.9
Final Sale to New Listing Ratio.....	0	0	40.5	0	26.3	31.8	33.3	40.9	34.9	12.2	29.3