

The Landrigan Monthly.

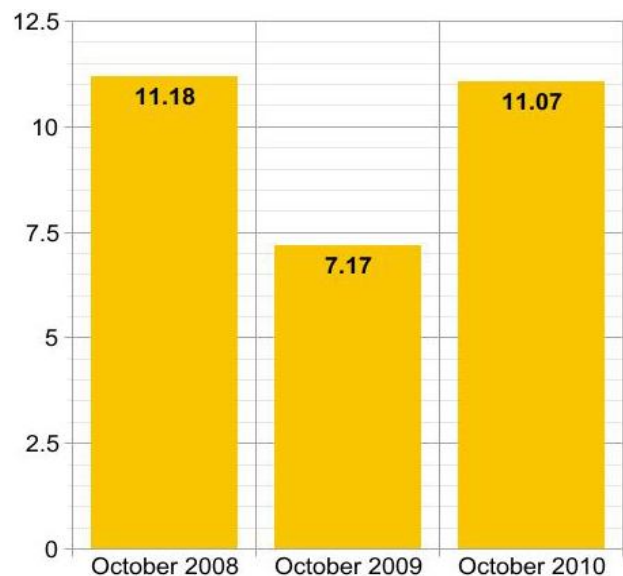
The Report of Central Indiana Residential Real Estate. Published by Landrigan & Company, Realtors.

13-County Central Indiana	October 2010	October 2009	% Change
Homes Closed	1,517	2,297	33.957 % decrease
Homes Pending	1,381	2,203	37.313 % decrease
Average Sales Price	153,974	137,636	11.870 % increase
Price Per Square Foot	72.22	71.59	0.880 % increase
Homes Currently Available For Sale	16,784	16,461	1.962 % increase

Months of Available Inventory	Now On Market	Sold Oct. 2010	MAI
<u>All Price Ranges</u>	<u>16,784</u>	<u>1,517</u>	<u>11.07</u>
\$ 1,000,000 - up	200	7	28.57
\$ 500,000 - \$ 1,000,000	731	42	17.40
\$ 200,000 - \$ 500,000	3,604	300	12.01
\$ 000,000 - \$ 200,000	12,249	1,168	10.49

Highest Sales Prices 2010 YTD

West 116th Street, Carmel, \$3,000,000
 Sunset Lane, Washington Twp., Crows Nest \$2,875,745
 Confidential, Washington Twp., \$2,400,00
 Wodard Place, Lost Place, Zionsville \$2,200,000
 Hintocks Circle, Carmel, Bridlebourne \$2,125,000
 East 113th Street, Fishers \$2,000,000
 North Pennsylvania St., Williams Creek, Wash. Twp. \$2,000,000
 Wild Wood Court, Zionsville, Willow Ridge \$1,900,000
 Carey Road, Westfield \$1,900,000
 Club Point, The Hawthornes, Fishers \$1,774,500
 333 Massachusetts Ave, Downtown \$1,717,000
 Willow Bend, Zionsville, The Willows \$1,700,000
 Sherbern Drive, Carmel, Estates of Clay West \$1,700,000
 Wythe Lane, Washington Twp., Sycamore Spng \$1,625,000
 Queen's Way, Carmel, \$1,537,500
 Ellery Lane, Washington Twp., Sycamore Springs \$1,510,000
 Hidden Oaks Ln, Westfield, Bridgewater \$1,475,000
 North Pennsylvania, Meridian-Kessler, Wash. Twp. \$1,455,000



Months of Available Inventory (MAI)
(Absorption Rate)

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Marion County	Closed Oct. 2010 Avg. Sales Price	Closed Oct. 2009 Avg. Sales Price	Homes Currently Available	* MAI Oct.	* MAI Oct.
Center Township	88 68,289 41	158 56,980 39	1,303 133,832	14.81	9.56
Downtown District	17 193,088 99	22 199,436 117	319 325,110	18.76	16.32
Decatur Township	25 77,460 50	39 84,746 57	236 117,295	9.44	5.90
Franklin Township	68 168,335 73	86 126,303 67	450 167,573	6.62	5.33
Lawrence Township	85 151,542 72	128 138,920 68	1,026 192,800	12.07	7.10
Perry Township	89 95,897 57	122 96,365 64	723 122,106	8.12	4.99
Pike Township	38 108,305 59	109 114,122 67	639 159,369	16.82	5.64
Warren Township	66 66,123 43	122 77,053 50	837 101,135	12.82	7.30
Washington Twp.	103 220,313 95	155 157,436 92	1,208 260,041	11.73	7.43
Wayne Township	67 71,940 51	132 62,162 46	858 83,662	12.81	7.03

* MAI = Months of Available Inventory

The Region	Closed Oct. 2010 Avg. Sales Price	Closed Oct. 2009 Avg. Sales Price	Homes Currently Available	* MAI Oct.	* MAI Oct.
Boone County <i>Eagle & Union</i>	44 256,404 93 22 416,905 124	78 181,633 91 32 295,047 122	577 353,326 284 544,939	13.12 12.91	7.09 9.16
Brown County	15 177,203 111	15 164,942 129	285 270,294	19.00	18.27
Decatur County	15 103,723 65	15 107,476 71	236 133,237	15.73	16.20
Hamilton County <i>Clay Delaware & Fall</i>	278 263,023 98 65 380,633 116 106 258,346 96	405 247,556 98 123 330,975 112 118 241,035 99	2,800 326,476 797 408,812 785 319,615	10.07 12.26 7.41	6.49 6.02 6.45
Hancock County	58 152,888 78	77 118,883 63	595 183,268	10.26	7.36
Hendricks County	132 157,653 75	170 150,941 78	1,308 197,786	9.91	6.74
Johnson County	117 126,915 68	184 139,739 74	1,250 201,247	10.68	6.53
Madison County	78 80,924 49	114 80,899 49	959 106,287	12.29	8.15
Marion County	629 122,099 62	1,051 101,956 61	7,280 156,039	11.57	6.95
Montgomery Co.	33 96,657 61	42 113,952 72	265 128,093	8.03	8.17
Morgan County	64 125,421 70	69 116,709 68	561 188,786	8.77	8.19
Putnam County	18 130,433 74	37 110,482 76	303 155,838	16.83	9.54
Shelby County	35 103,000 55	40 95,095 58	353 138,845	10.09	8.95

All reporting data is compiled by Landrigan & Company, Realtors from the Metropolitan Indianapolis Board of Realtors and was updated 10 November 2010. Central Indiana includes Boone, Brown, Decatur, Hamilton, Hancock, Hendricks, Johnson, Madison, Marion, Montgomery, Morgan, Putnam, and Shelby counties. Beech Grove, although part of four townships, is included in Perry Township.