



**FEBRUARY 2011
BACKGROUND FACTS**

- ESTABLISHED IN 1957
- GEOGRAPHICAL AREA COVERS A 60-90 MILE RADIUS FROM LETHBRIDGE:
In the County of Lethbridge, M D of Taber,
M. D. of Willow Creek, Cardston County
County of Warner, M.D. of Pincher Creek
& the Municipality of the Crowsnest Pass
- Membership of 305 licensees: 77 from Rural areas and 228 in Lethbridge
- 46 Offices 25 from Rural areas and 21 in Lethbridge
- Mission Statement: “The Association shall ensure the maximum level of service to its Members through the growth of membership, the promotion of the MLS™ system, and the enhancement of the highest standards of education and professional conduct.”
- All listings of real estate on the MLS™ system automatically are uploaded on the INTERNET on “ www.realtor.ca ”
- Membership of a Board by a real estate licensee brings membership in the Alberta Real Estate Association and the Canadian Real Estate Association which in turn brings with it marketing power, technological leadership and support, professional expertise, a Code of Ethics and Standard of Business Practice and political clout.



Lethbridge and District Association of REALTORS®
MLS ® Statistic Report
[FEBRUARY 2011]

	2011	2010	2009	%INC/DEC [2010 - 2011]
Total # of Listings [Month]	447	420	394	6%
Total # of Listings YTD	948	868	855	9%
Total # of Expired Listings [Month]	92	83	108	11%
Total # of Expired Listings YTD	248	218	283	14%
Total # of Sales [Month]	116	170	124	-32%
Total # of Sales YTD	228	276	200	-17%
Total Sales Dollar Volume [Month]	\$30,908,050	\$47,806,105	\$31,120,869	-35%
Total Sales Dollar Volume YTD	\$57,600,050	\$71,453,129	\$48,103,069	-19%

	2011	2010	2009	TOTAL
Total # of Closed Sales [Month]	116	168	125	409
Total # of Closed Sales YTD	228	274	200	702
Total Dollar Volume of Closing Sales YTD	\$57,600,050	\$71,087,629	\$48,103,069	\$176,790,748
Total # Sales Pending	27	0	0	27
Total Dollar Volume of Sales Pending	\$	\$0	\$0	\$0

Number of Active Listings in the MLS ® System At time of Report Creation. (click Number for Current Detailed Report)	1898			
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NUMBER OF UNITS SOLD BY PRICE	2011		2010	
	MONTH	YEAR	MONTH	YEAR
Under 50,000	2	4	6	9
50,000 - 79,999	4	7	5	11
80,000 - 109,999	0	3	8	16
110,000 - 139,999	6	16	9	14
140,000 - 159,999	4	9	6	11
160,000 - 179,999	5	10	12	18
180,000 - 199,999	4	10	14	19
200,000 - 219,999	6	14	12	26
220,000 - 229,999	8	14	9	15
230,000 - 239,999	11	16	5	10
240,000 - 249,999	4	10	5	10
250,000 - 259,999	5	11	12	19
260,000 - 269,999	6	13	7	9
270,000 - 279,999	6	12	4	9
280,000 - 289,999	6	11	5	8
290,000 - 299,999	1	6	6	7
300,000 - 349,999	19	33	28	39
350,000 - 399,999	8	13	4	7
400,000 - 499,999	7	11	5	9
500,000 - 699,999	4	5	6	8
700,000 - 999,999	0	0	1	1
1,000,000 +	0	0	1	1

Lethbridge and District Association of REALTORS® MLS © Statistic Report MLS Activity by Area [FEBRUARY 2011]

Area	2011							2010							
	Listings		Sales		Total Sale Price			Listings		Sales		Total Sale Price			
	Month	YTD	Month	YTD	Month	YTD	12 Month	Month	YTD	Month	YTD	Month	YTD	12 Month	
0203-203NO	59	127	16	42	\$3,317,400	\$9,939,000	\$76,193,951	68	139	39	60	\$14,759,450	\$19,655,524	\$107,405,861	
0203-203SO	74	162	28	46	\$7,891,300	\$12,195,100	\$102,897,148	73	139	36	51	\$9,102,455	\$12,666,455	\$128,083,472	
0203-203WE	92	180	34	59	\$10,614,800	\$17,009,400	\$153,005,086	73	148	39	64	\$11,542,800	\$18,204,600	\$176,434,174	
Total	225	469	78	147	\$21,823,500	\$39,143,500	\$332,096,185	214	426	114	175	\$35,404,705	\$50,526,579	\$411,923,507	
Lethbridge County (0204)	77	139	10	26	\$3,170,300	\$6,565,800	\$60,612,049	37	102	15	30	\$4,761,400	\$8,292,300	\$76,249,296	
Cardston County (0053)	11	28	1	6	\$169,000	\$1,199,000	\$11,263,166	20	44	5	11	\$468,000	\$1,118,900	\$10,729,105	
I.D. Waterton (0159)	0	0	0	0	\$0	\$0	\$465,000	0	0	0	0	\$0	\$0	\$0	
MD Pincher Creek (0251)	16	55	3	5	\$797,000	\$1,081,000	\$17,758,300	29	47	9	13	\$1,526,500	\$2,557,000	\$19,029,200	
MD of Taber (0312)	43	80	8	14	\$1,747,500	\$3,236,500	\$32,588,100	43	93	13	20	\$2,865,000	\$3,911,250	\$35,385,626	
Warner County (0340)	29	49	4	9	\$483,250	\$1,430,250	\$11,310,200	32	52	4	12	\$715,500	\$1,956,300	\$15,445,400	
MD Willow Creek (0353)	11	28	4	7	\$708,000	\$1,594,000	\$11,154,995	12	29	3	4	\$1,024,000	\$1,234,000	\$12,481,640	
Munic of Crowsnest Pass (0361)	28	90	8	14	\$2,009,500	\$3,350,000	\$23,279,598	28	66	6	10	\$1,016,000	\$1,831,800	\$17,887,090	
Out of Board Area	7	10	0	0	\$0	\$0	\$1,909,100	5	9	1	1	\$25,000	\$25,000	\$934,500	
Total	447	948	116	228	\$30,908,050	\$57,600,050	\$502,436,693	420	868	170	276	\$47,806,105	\$71,453,129	\$600,065,364	
Average Sales YTD 2011							\$252,632	Average Sales YTD 2010						\$258,888	
Month: FEBRUARY 2011								Month: FEBRUARY 2010							
YTD: JANUARY 2011 - FEBRUARY 2011								YTD: JANUARY 2010- FEBRUARY 2010							
12 Month: MARCH 2010 - FEBRUARY 2011								12 Month: MARCH 2009 - FEBRUARY 2010							

Lethbridge and District Association of REALTORS® MLS ® Statistic Report Residential(single family) Activity by Area [FEBRUARY 2011]

	2011								2010								
	Listings		Sales		Sales/Listings Ratio		Average Sale Price		Listings		Sales		Sales/Listings Ratio		Average Sale Price		
Area	Month	YTD	Month	YTD	Month	YTD	Month	12 Month	Month	YTD	Month	YTD	Month	YTD	Month	12 Month	
0203-203NO	47	99	13	36	28%	36%	\$227,577	\$242,971	57	117	30	48	53%	41%	\$232,255	\$245,798	
0203-203SO	55	108	18	33	33%	31%	\$318,606	\$289,822	44	84	22	32	50%	38%	\$273,025	\$286,294	
0203-203WE	73	143	33	51	45%	36%	\$316,812	\$299,272	57	119	34	53	60%	45%	\$313,853	\$296,268	
Total	175	350	64	120	37%	34%	\$299,191	\$280,420	158	320	86	133	54%	42%	\$274,944	\$278,491	
Lethbridge County (0204)	42	80	7	22	17%	28%	\$303,471	\$245,895	28	62	12	22	43%	35%	\$245,533	\$236,198	
Cardston County (0053)	6	12	1	3	17%	25%	\$169,000	\$209,532	10	21	0	4	0%	19%	\$	\$191,919	
I.D. Waterton (0159)	0	0	0	0	%	%	\$	\$465,000	0	0	0	0	%	%	\$	\$	
MD Pincher Creek (0251)	11	25	3	4	27%	16%	\$265,667	\$233,098	10	18	4	6	40%	33%	\$213,250	\$226,329	
MD of Taber (0312)	34	55	7	10	21%	18%	\$241,357	\$219,023	25	61	11	15	44%	25%	\$201,818	\$210,492	
Warner County (0340)	15	26	3	7	20%	27%	\$145,583	\$175,585	16	30	3	11	19%	37%	\$98,500	\$178,722	
MD Willow Creek (0353)	3	11	2	3	67%	27%	\$179,500	\$210,069	6	15	2	2	33%	13%	\$224,500	\$202,236	
Munic of Crowsnest Pass (0361)	22	40	8	13	36%	33%	\$251,188	\$223,769	14	32	3	6	21%	19%	\$188,667	\$232,202	
Out of Board Area	1	1	0	0	0%	0%	\$	\$169,167	3	4	0	0	0%	0%	\$	\$249,000	
Total	309	600	95	182	31%	30%	\$281,403	\$261,384	270	563	121	199	45%	35%	\$255,993	\$258,685	
Average Sales YTD 2011								\$268,359	Average Sales YTD 2010								\$250,275
Month: FEBRUARY 2011									Month: FEBRUARY 2010								
YTD: JANUARY 2011 - FEBRUARY 2011									YTD: JANUARY 2010- FEBRUARY 2010								
12 Month: MARCH 2010 - FEBRUARY 2011									12 Month: MARCH 2009 - FEBRUARY 2010								