



**OCTOBER 2010  
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 307 licensees: 79 from Rural areas and 228 in Lethbridge
- 48 Offices 27 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](http://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  
[OCTOBER 2010 ]**

	2010	2009	2008	%INC/DEC [ 2009 - 2010 ]
<b>Total # of Listings [Month]</b>	373	396	526	-6%
<b>Total # of Listings YTD</b>	5053	4759	5626	6%
<b>Total # of Expired Listings [Month]</b>	185	208	228	-11%
<b>Total # of Expired Listings YTD</b>	1693	1597	1431	6%
<b>Total # of Sales [Month]</b>	135	173	170	-22%
<b>Total # of Sales YTD</b>	1850	2093	2371	-12%
<b>Total Sales Dollar Volume [Month]</b>	\$33,755,596	\$44,372,383	\$42,368,400	-24%
<b>Total Sales Dollar Volume YTD</b>	\$461,459,322	\$515,686,180	\$586,864,229	-11%

	2010	2009	2008	TOTAL
<b>Total # of Closed Sales [Month]</b>	135	173	170	478
<b>Total # of Closed Sales YTD</b>	1848	2093	2369	6310
<b>Total Dollar Volume of Closing Sales YTD</b>	\$461,026,422	\$515,686,180	\$586,611,229	\$1,563,323,831
<b>Total # Sales Pending</b>	16	0	0	16
<b>Total Dollar Volume of Sales Pending</b>	\$	\$0	\$0	\$0

**Number of Active Listings in the MLS ® System  
At time of Report Creation.  
(click Number for Current Detailed Report)**

[2066](#)

NUMBER OF UNITS SOLD BY PRICE	2010		2009	
	MONTH	YEAR	MONTH	YEAR
Under 50,000	5	51	2	45
50,000 - 79,999	4	57	6	46
80,000 - 109,999	3	78	8	59
110,000 - 139,999	8	92	10	117
140,000 - 159,999	5	82	7	102
160,000 - 179,999	7	110	8	167
180,000 - 199,999	5	122	9	125
200,000 - 219,999	14	192	14	185
220,000 - 229,999	5	75	9	116
230,000 - 239,999	11	95	8	120
240,000 - 249,999	3	88	9	98
250,000 - 259,999	10	108	10	115
260,000 - 269,999	3	73	6	93
270,000 - 279,999	4	62	8	83
280,000 - 289,999	6	65	6	70
290,000 - 299,999	4	40	10	60
300,000 - 349,999	18	229	18	231
350,000 - 399,999	5	96	9	125
400,000 - 499,999	12	85	7	78
500,000 - 699,999	3	38	7	48
700,000 - 999,999	0	9	1	5
1,000,000 +	0	3	1	5

Lethbridge and District Association of REALTORS® MLS ® Statistic Report MLS Activity by Area[OCTOBER 2010 ]

	2010							2009							
	Listings		Sales		Total Sale Price			Listings		Sales		Total Sale Price			
Area	Month	YTD	Month	YTD	Month	YTD	12 Month	Month	YTD	Month	YTD	Month	YTD	12 Month	
<b>0203-203NO</b>	47	719	26	307	\$5,671,800	\$77,693,725	\$91,245,025	62	672	17	365	\$4,209,000	\$81,778,736	\$88,173,986	
<b>0203-203SO</b>	56	820	28	343	\$7,738,913	\$90,848,903	\$104,249,822	62	744	48	423	\$13,604,988	\$113,106,048	\$123,294,148	
<b>0203-203WE</b>	68	1056	31	479	\$9,097,250	\$137,792,586	\$151,057,884	70	951	33	569	\$10,128,205	\$156,743,196	\$173,553,101	
<b>Total</b>	171	2595	85	1129	\$22,507,963	\$306,335,214	\$346,552,731	194	2367	98	1357	\$27,942,193	\$351,627,980	\$385,021,235	
<b>Lethbridge County (0204)</b>	57	651	17	234	\$3,886,900	\$56,501,649	\$64,347,255	49	621	24	278	\$6,119,300	\$67,390,890	\$73,627,721	
<b>Cardston County (0053)</b>	25	284	4	58	\$789,085	\$9,783,066	\$11,080,566	13	256	2	45	\$178,500	\$9,557,705	\$11,142,105	
<b>I.D. Waterton (0159)</b>	0	6	1	1	\$465,000	\$465,000	\$465,000	0	2	0	0	\$0	\$0	\$0	
<b>MD Pincher Creek (0251)</b>	15	232	1	72	\$205,000	\$17,707,400	\$20,241,700	19	257	7	62	\$1,321,900	\$15,526,900	\$17,333,800	
<b>MD of Taber (0312)</b>	33	444	10	145	\$2,164,000	\$29,465,250	\$34,068,050	47	404	23	152	\$4,896,050	\$30,596,576	\$33,075,476	
<b>Warner County (0340)</b>	19	234	7	65	\$1,124,750	\$11,116,750	\$12,535,150	22	265	3	75	\$758,400	\$13,018,700	\$13,995,200	
<b>MD Willow Creek (0353)</b>	22	170	3	40	\$1,045,000	\$9,496,995	\$10,455,995	15	181	7	47	\$1,792,540	\$11,027,640	\$12,424,140	
<b>Munic of Crowsnest Pass (0361)</b>	25	385	6	93	\$1,455,898	\$18,653,898	\$20,807,898	31	329	9	70	\$1,363,500	\$15,250,290	\$16,885,290	
<b>Out of Board Area</b>	6	52	1	13	\$112,000	\$1,934,100	\$1,934,100	6	77	0	7	\$0	\$1,689,500	\$1,689,500	
<b>Total</b>	373	5053	135	1850	\$33,755,596	\$461,459,322	\$522,488,445	396	4759	173	2093	\$44,372,383	\$515,686,181	\$565,194,467	
<b>Average Sales YTD 2010</b>							\$249,437	<b>Average Sales YTD 2009</b>							\$246,386
<b>Month: OCTOBER 2010</b>								<b>Month: OCTOBER 2009</b>							
<b>YTD: JANUARY 2010 - OCTOBER 2010</b>								<b>YTD: JANUARY 2009- OCTOBER 2009</b>							

Lethbridge and District Association of REALTORS® MLS ® Statistic Report Residential(single family) Activity by Area [OCTOBER 2010 ]

Area	2010								2009								
	Listings		Sales		Sales/Listings Ratio		Average Sale Price		Listings		Sales		Sales/Listings Ratio		Average Sale Price		
	Month	YTD	Month	YTD	Month	YTD	Month	12 Month	Month	YTD	Month	YTD	Month	YTD	Month	12 Month	
<b>0203-203NO</b>	35	550	22	263	63%	48%	\$233,859	\$242,438	54	532	15	296	28%	56%	\$257,267	\$242,765	
<b>0203-203SO</b>	42	535	21	233	50%	44%	\$288,852	\$287,873	40	467	35	288	88%	62%	\$315,437	\$287,746	
<b>0203-203WE</b>	58	835	29	382	50%	46%	\$301,491	\$298,465	59	741	30	469	51%	63%	\$316,074	\$293,575	
<b>Total</b>	135	1920	72	878	53%	46%	\$277,140	\$278,270	153	1740	80	1053	52%	61%	\$304,769	\$278,060	
<b>Lethbridge County (0204)</b>	37	361	13	150	35%	42%	\$217,923	\$242,988	23	368	14	201	61%	55%	\$238,057	\$232,434	
<b>Cardston County (0053)</b>	11	156	2	27	18%	17%	\$251,168	\$193,844	6	104	2	30	33%	29%	\$89,250	\$209,716	
<b>I.D. Waterton (0159)</b>	0	3	1	1	%	33%	\$465,000	\$465,000	0	2	0	0	%	0%	\$	\$	
<b>MD Pincher Creek (0251)</b>	5	97	1	40	20%	41%	\$205,000	\$232,185	4	105	4	37	100%	35%	\$249,250	\$221,256	
<b>MD of Taber (0312)</b>	25	306	9	102	36%	33%	\$178,222	\$214,103	22	255	13	112	59%	44%	\$233,262	\$211,406	
<b>Warner County (0340)</b>	13	140	5	44	38%	31%	\$197,000	\$167,218	15	155	2	53	13%	34%	\$222,450	\$191,793	
<b>MD Willow Creek (0353)</b>	12	99	1	24	8%	24%	\$315,000	\$210,786	7	97	3	31	43%	32%	\$249,000	\$196,357	
<b>Munic of Crowsnest Pass (0361)</b>	11	208	4	60	36%	29%	\$237,500	\$206,569	15	180	4	52	27%	29%	\$211,375	\$242,264	
<b>Out of Board Area</b>	0	15	1	6	%	40%	\$112,000	\$169,167	0	14	0	3	%	21%	\$	\$191,000	
<b>Total</b>	249	3305	109	1332	44%	40%	\$256,196	\$257,657	245	3020	122	1572	50%	52%	\$278,357	\$258,802	
<b>Average Sales YTD 2010</b>								\$258,681	<b>Average Sales YTD 2009</b>								\$259,080
<b>Month:</b> OCTOBER 2010									<b>Month:</b> OCTOBER 2009								
<b>YTD:</b> JANUARY 2010 - OCTOBER 2010									<b>YTD:</b> JANUARY 2009- OCTOBER 2009								