



**FEBRUARY 2009 PRESS RELEASE  
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 331 licensees: 92 from Rural areas and 239 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 [FEBRUARY 2009 ]

	2009	2008	2007	%INC/DEC [ 2008 - 2009 ]
<b>Total # of Listings [Month]</b>	395	442	291	-11%
<b>Total # of Listings YTD</b>	857	943	666	-9%
<b>Total # of Expired Listings [Month]</b>	109	77	19	42%
<b>Total # of Expired Listings YTD</b>	284	171	47	66%
<b>Total # of Sales [Month]</b>	124	194	240	-36%
<b>Total # of Sales YTD</b>	200	361	424	-45%
<b>Total Sales Dollar Volume [Month]</b>	\$31,120,869	\$51,623,801	\$47,844,255	-40%
<b>Total Sales Dollar Volume YTD</b>	\$48,103,069	\$91,642,107	\$85,506,895	-48%

	2009	2008	2007	TOTAL
<b>Total # of Closed Sales [Month]</b>	125	194	241	560
<b>Total # of Closed Sales YTD</b>	201	361	423	985
<b>Total Dollar Volume of Closing Sales YTD</b>	\$48,468,069	\$91,642,107	\$84,976,895	\$225,087,071
<b>Total # Sales Pending</b>	10	0	0	10
<b>Total Dollar Volume of Sales Pending</b>	\$	\$0	\$0	\$0
<b>Number of Active Listings in the MLS ® System At time of Report Creation. (click Number for Current Detailed Report)</b>	<a href="#">1724</a>			

NUMBER OF UNITS SOLD BY PRICE

2009

2008

	MONTH	YEAR	MONTH	YEAR
<b>Under 50,000</b>	2	3	6	11
<b>50,000 - 79,999</b>	1	2	6	11
<b>80,000 - 109,999</b>	1	4	7	13
<b>110,000 - 139,999</b>	8	13	9	24
<b>140,000 - 159,999</b>	8	11	11	17
<b>160,000 - 179,999</b>	10	22	17	29
<b>180,000 - 199,999</b>	7	15	15	32
<b>200,000 - 219,999</b>	11	18	12	23
<b>220,000 - 229,999</b>	3	4	9	15
<b>230,000 - 239,999</b>	11	16	6	13
<b>240,000 - 249,999</b>	6	13	8	16
<b>250,000 - 259,999</b>	8	10	8	13
<b>260,000 - 269,999</b>	6	9	12	23
<b>270,000 - 279,999</b>	5	6	5	13
<b>280,000 - 289,999</b>	2	3	11	15
<b>290,000 - 299,999</b>	3	5	7	8
<b>300,000 - 349,999</b>	18	23	19	38
<b>350,000 - 399,999</b>	8	15	10	21
<b>400,000 - 499,999</b>	1	3	7	10
<b>500,000 - 699,999</b>	4	4	2	9
<b>700,000 - 999,999</b>	1	1	4	4
<b>1,000,000 +</b>	0	0	3	3

Lethbridge and District Association of REALTORS® MLS ® Statistic Report Residential(single family) Activity by Area[FEBRUARY 2009 ]

Area	2009								2008								
	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	
<b>LETHBRIDGE</b>																	
<b>0203-203NO</b>	49	103	20	30	41%	29%	\$216,495	\$241,812	59	121	28	51	47%	42%	\$250,700	\$230,646	
<b>0203-203SO</b>	26	65	18	29	69%	45%	\$289,886	\$291,061	36	83	21	40	58%	48%	\$267,952	\$276,819	
<b>0203-203WE</b>	51	116	30	42	59%	36%	\$277,117	\$301,540	88	176	35	67	40%	38%	\$325,413	\$305,746	
<b>TOTAL</b>	126	284	68	101			\$261,116	\$278,137	183	245	84	158			\$281,355	\$271,070	
<b>Lethbridge County</b>	40	75	12	18	30%	24%	\$230,642	\$235,707	33	72	21	30	64%	42%	\$247,252	\$222,175	
<b>Cardston County</b>	7	19	2	3	29%	16%	\$267,500	\$214,376	6	15	1	1	17%	7%	\$240,000	\$192,539	
<b>ID Waterton</b>	0	0	0	0	%	%	\$	\$	0	1	0	0	%	0%	\$	\$	
<b>MD Pincher Creek</b>	3	13	4	7	133%	54%	\$210,750	\$238,904	8	17	7	14	88%	82%	\$220,643	\$234,529	
<b>MD Taber</b>	17	33	6	13	35%	39%	\$209,083	\$204,521	27	50	8	22	30%	44%	\$192,000	\$166,735	
<b>Warner County</b>	12	26	3	6	25%	23%	\$175,000	\$166,692	10	26	5	14	50%	54%	\$141,200	\$176,281	
<b>MD Willow Creek</b>	4	9	1	1	25%	11%	\$210,000	\$199,199	11	23	8	13	73%	57%	\$207,063	\$197,346	
<b>MD Crowsnest Pass</b>	13	29	5	6	38%	21%	\$211,400	\$244,493	17	27	4	6	24%	22%	\$224,500	\$242,384	
<b>Out of Board area</b>	1	1	0	1	0%	100%	\$	\$75,000	0	2	0	0	%	0%	\$	\$153,750	
<b>Total</b>	223	489	101	156	45%	32%	\$248,055	\$258,844	295	613	138	258	47%	42%	\$259,488	\$249,102	
<b>Average Sales YTD 2009</b>								\$242,024	<b>Average Sales YTD 2008</b>								\$257,357
<b>Month: FEBRUARY 2009</b>									<b>Month: FEBRUARY 2008</b>								
<b>YTD: JANUARY 2009 - FEBRUARY 2009</b>									<b>YTD: JANUARY 2008- FEBRUARY 2008</b>								
<b>12 Month: MARCH 2008 - FEBRUARY 2009</b>									<b>12 Month: MARCH 2007 - FEBRUARY 2008</b>								

Lethbridge and District Association of REALTORS® MLS ® Statistic Report MLS Activity by Area [FEBRUARY 2009 ]

	2009							2008							
	Listings		Sales		Total Sale Price			Listings		Sales		Total Sale Price			
LETHBRIDGE	Month	YTD	Month	YTD	Month	YTD	12 Month	Month	YTD	Month	YTD	Month	YTD	12 Month	
<b>0203-203NO</b>	71	131	23	38	\$4,681,799	\$7,579,699	\$99,045,638	70	146	35	66	\$8,036,700	\$14,988,800	\$113,947,968	
<b>0203-203SO</b>	44	111	24	44	\$6,178,950	\$11,089,950	\$113,918,674	57	134	32	60	\$7,791,050	\$15,538,500	\$160,314,427	
<b>0203-203WE</b>	71	155	31	43	\$8,521,020	\$11,778,920	\$179,601,225	105	214	44	87	\$13,165,451	\$25,267,751	\$203,852,177	
<b>TOTAL</b>	186	397	78	125	\$19,381,769	\$19,847,541	\$392,565,537	232	385	111	213	\$28,993,201	\$56,095,051	\$478,114,572	
<b>Lethbridge County</b>	74	143	18	28	\$5,007,600	\$7,279,500	\$64,443,512	49	117	33	45	\$8,271,200	\$11,160,755	\$73,509,787	
<b>Cardston County</b>	20	57	3	5	\$890,000	\$1,245,000	\$15,171,650	9	29	2	5	\$2,740,000	\$3,348,000	\$17,075,100	
<b>ID Waterton</b>	0	0	0	0	\$0	\$0	\$0	0	1	0	0	\$0	\$0	\$0	
<b>MD Pincher Creek</b>	10	33	5	8	\$1,011,000	\$1,589,000	\$20,471,875	30	48	9	17	\$2,243,500	\$3,819,500	\$29,360,700	
<b>MD Taber</b>	25	57	8	16	\$1,748,500	\$3,725,000	\$38,995,163	34	66	13	31	\$2,480,400	\$5,483,400	\$49,100,213	
<b>Warner County</b>	24	56	4	7	\$581,000	\$948,000	\$12,306,850	21	55	6	16	\$745,000	\$2,852,344	\$22,803,429	
<b>MD Willow Creek</b>	10	22	2	2	\$739,000	\$739,000	\$19,147,990	24	48	10	20	\$1,866,500	\$4,505,057	\$23,205,272	
<b>MD Crowsnest Pass</b>	27	69	5	7	\$1,057,000	\$1,349,000	\$22,994,950	33	64	8	11	\$2,991,000	\$3,380,500	\$36,747,900	
<b>Out of Board Area</b>	19	20	1	2	\$780,000	\$780,000	\$5,802,550	10	21	2	2	\$1,293,000	\$1,297,500	\$6,026,066	
<b>Total</b>	395	857	124	200	\$31,120,869	\$48,103,069	\$591,960,077	442	943	194	361	\$51,623,801	\$91,642,107	\$735,943,039	
<b>Total Sales YTD 2009</b>							\$48,103,069	<b>Total Sales YTD 2008</b>							\$91,642,107
<b>Month: FEBRUARY 2009</b>								<b>Month: FEBRUARY 2008</b>							
<b>YTD: JANUARY 2009 - FEBRUARY 2009</b>								<b>YTD: JANUARY 2008- FEBRUARY 2008</b>							
<b>12 Month: MARCH 2008 - FEBRUARY 2009</b>								<b>12 Month: MARCH 2007 - FEBRUARY 2008</b>							