

Statistical Market Analysis Report – 2007, 2008, 2009

Comparison of Residential Home Sales

Napa Valley

Listings Sold	Low	High	Average	Median*	Total Volume	DOM*	REO*	
2007	849	\$205,000	\$14,500,000	\$901,477	\$645,000	\$765,354,192	133	
REO/SS*	23	\$205,000	\$1,600,000	\$495,730	\$440,000	\$11,401,800	63	.027%
2008	783	\$140,000	\$6,500,000	\$680,045	\$472,770	\$523,474,984	147	
REO/SS	276	\$140,000	\$3,030,000	\$381,863	\$345,000	\$105,394,191	112	35%
2009	919	\$91,875	\$6,500,000	\$506,725	\$365,000	\$465,680,569	136	
REO/SS	470	\$91,875	\$1,000,000	\$324,943	\$300,000	\$152,722,984	117	51%

St. Helena

2007	68	\$475,000	\$14,500,000	\$1,858,000	\$1,115,000	\$126,349,000	147	0
2008	61	\$410,000	\$4,950,000	\$1,482,000	\$995,000	\$90,390,000	203	
REO/SS	4	\$552,000	\$3,030,000	\$1,300,000	\$810,000	\$5,202,000	149	7%
2009	55	\$300,000	\$4,650,000	\$1,058,000	\$795,000	\$58,207,000	145	
REO/SS	6	\$376,000	\$755,000	\$561,000	\$533,000	\$3,364,000	131	11%

Calistoga

2007	45	\$470,000	\$2,800,000	\$1,021,000	\$810,000	\$45,938,000	201	0
2008	39	\$308,000	\$6,000,000	\$1,185,000	\$655,000	\$46,221,000	228	
REO/SS	8	\$308,000	\$559,000	\$409,000	\$400,000	\$3,273,000	95	20%
2009	34	171,000	\$3,800,000	\$693,000	\$388,000	\$23,577,000	202	
REO/SS	14	171,000	\$740,000	\$361,400	\$348,000	\$5,056,000	128	41%

City of Napa

2007	693	205,000	\$13,950,000	\$794,000	\$594,000	\$550,021,000	122	
REO/SS	23	\$205,000	\$1,600,000	\$496,000	\$440,000	\$11,402,000	63	3%
2008	649	\$140,000	\$6,500,000	\$563,000	\$439,000	\$365,000,000	133	
REO/SS	260	\$155,000	\$1,100,000	\$367,000	\$340,000	\$95,000,000	112	40%
2009	804	\$92,000	\$6,500,000	\$454,000	\$350,000	\$361,100,000	131	
REO/SS	447	\$92,000	1,000,000	\$318,000	\$299,000	\$143,000,000	121	55%

*DOM: Days that homes are on the market before selling. *REO: Real Estate Owned. Property which is in the possession of a lender as a result of foreclosure or forfeiture. SS: Short Sale. The sale of a home for less than the loan balance.

*Median: the middle number of a group of numbers; that is, half the numbers have values that are greater than the median, and half the numbers have values that are less than the median.

Napa Valley for purposes of this graph encompasses the towns of Napa, Yountville, Rutherford, Oakville, Angwin, Deer Park, St. Helena, and Calistoga. It does not include the American Canyon, parts of Berryessa and the eastern part of the county.

Compiled by Susan Smith, Broker Associate from BAREIS MLS data.

