


LAKE GASTON, NC/VA: Real Estate SALES STATISTICS*

Market Segment	# of Sales	% Change	Avg. List - Sell \$	Average		Avg. \$ Per SF	Average Selling Price	% Change	Median Selling Price	% Change	Active/Pending (end of yr)	# of Forec/Short
				Days on Market	Mos							
HOUSES: Waterfront (The * indicates adjusted figures which exclude campers, RVs, & "other")												
2009	89	-25 %	92 %	212	7.0	\$237	\$444,379	-17 %	\$ 420,000	-17 %	190 / 2	4 / 1
2008	118	-20 %	93 %	206	6.9	\$266	\$ 536,116	-7 %	\$ 503,950	-5 %	101 / 1	
2007	148	-29 %	94 %	178	5.6		\$ 577,239	9 %	\$ 530,000	7 %	37 / ?	
2006	208	-10 %	96 %	162	5.4		\$ 528,321	16 %	\$ 494,000	16 %		
2005	232	80 %	96 %	141	4.7		\$ 455,528	25 %	\$ 425,000	-21 %		
2004	129			171	5.7		\$ 365,410		\$ 540,000			
HOUSES: Off-Water / Water Access (The * indicates adjusted figures which exclude campers, RVs, & "other")												
2009	82	-15 %	89 %	245	8.2	\$85	\$118,341	-6 %	\$87,350	-21 %	174 / 3	1 / 0
2008	96	-32 %	90 %	217	7.2	\$91	\$ 125,376	5 %	\$ 110,000	11 %	98 / 6	
2007	142	15 %	92 %	174	5.8		\$ 119,730	-4 %	\$ 99,000	-11 %	54 / ?	
2006	124	6 %	92 %	172	5.7		\$ 124,820	10 %	\$ 111,200	8 %		
2005	117	102 %	93 %	165	5.5		\$ 113,719	12 %	\$ 103,350	42 %		
2004	58			167	5.6		\$ 101,298		\$ 72,900			
LOTS: Waterfront												
2009	22	-48 %	87 %	295	9.8		\$172,400	-43%	\$ 139,500	-55 %	322 / 4	0 / 0
2008	42	-48 %	92 %	290	9.7		\$ 303,891	1 %	\$ 310,000	3 %	255 / 1	
2007	80	-30 %	93 %	286	9.5		\$ 301,899	13 %	\$ 300,000	18 %	316 / 9	
2006	115	-5 %	93 %	218	7.3		\$ 265,991	40 %	\$ 255,000	34 %		
2005	121	105 %	94 %	204	6.8		\$ 190,525	31 %	\$ 190,000	27 %		
2004	59			253	8.4		\$ 145,024		\$ 149,900			
LOTS: Off-Water / Water Access												
2009	37	-21%	79 %	334	11.0	211	\$35,101	-11%	\$ 17,500	-44 %	334 / 6	1 / 0
2008	47	-74 %	86 %	220	7.3	209	\$ 39,650	26 %	\$ 31,000	35 %	442 / 2	
2007	180	-54 %	88 %	162	5.4		\$ 31,474	14 %	\$ 22,950	15 %	341 / 28	
2006	390	44 %	92 %	194	6.5		\$ 27,500	59 %	\$ 20,000	40 %		
2005	270	487 %	91 %	220	7.3		\$ 17,317	-7 %	\$ 12,000	67 %		
2004	46			261	8.7		\$ 18,532		\$ 10,500			
Commercial												
2009	0										26 / 0	
2008	1	-80 %	70 %	143	4.8	143	\$ 110,000	11 %	\$ 110,000	57 %	28 / 1	
2007	5	23 %	92 %	71	2.3		\$ 99,000	23 %	\$ 70,000	9 %	19 / 1	
2006	8		92 %	151	5.0		\$ 80,750		\$ 69,500			
2005	No accurate data available											
			Statistics compiled by Christine Thompson Realtor, Associate NC Broker, VA Licensee					* Sales data was taken from the Roanoke Valley Lake Gaston Board of Realtors® Multiple Listing Service (MLS) for 2005-2010. Data is only from properties in the four geographical areas coded as immediate Lake Gaston area & includes RV/camper properties.				
			www.Lake-Gaston-Properties.com									