

# Annual Report on Jackson's 7-County Regional Housing Market

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FOR RESIDENTIAL REAL ESTATE ACTIVITY IN THE 7-COUNTY AREA  
FROM THE MULTIPLE LISTING SERVICE OF JACKSON, INC.



# 2011

# 2011 Annual Report on Jackson's 7-County Regional Housing Market



**Change from 2010:**

**- 11.9%**

New Listings

**- 2.9%**

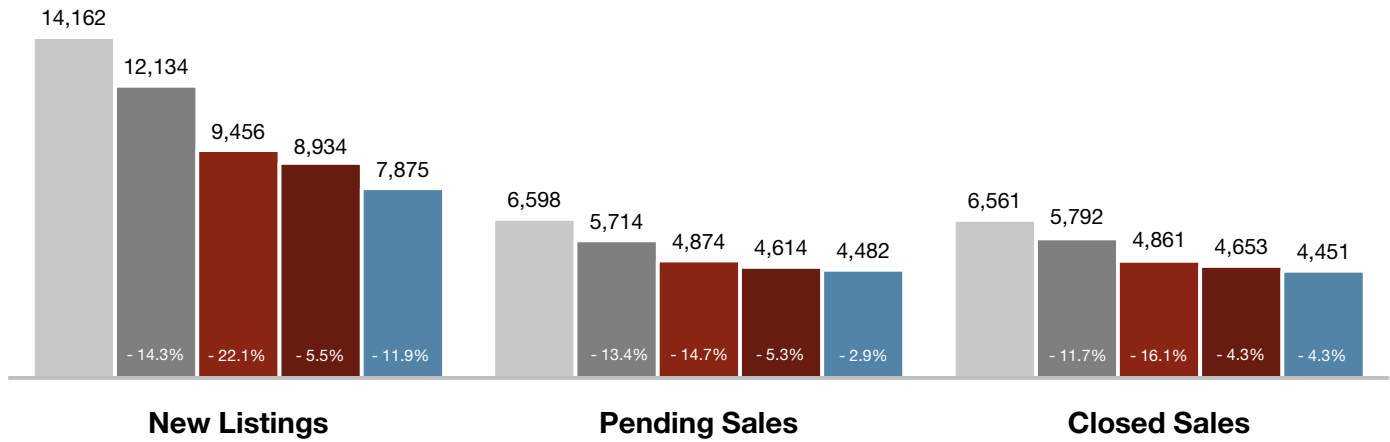
Pending Sales

**- 4.3%**

Closed Sales

## Annual Market Activity

■ 2007 ■ 2008 ■ 2009 ■ 2010 ■ 2011



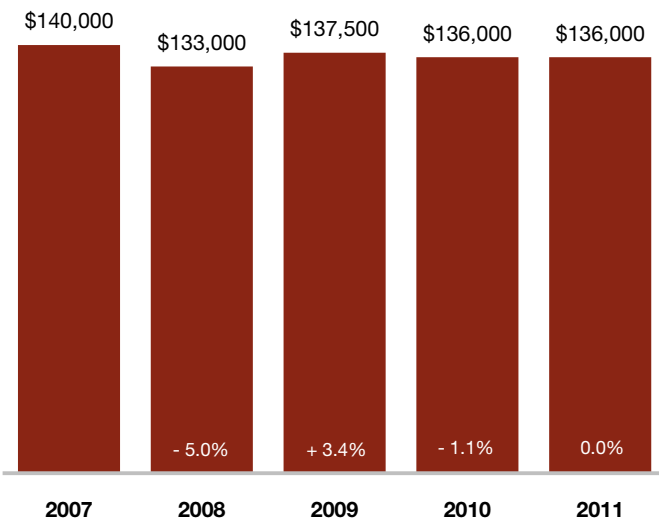
**\$136,000**

Median Sales Price in 2011

**0.0%**

Change from 2010

## Median Sales Price



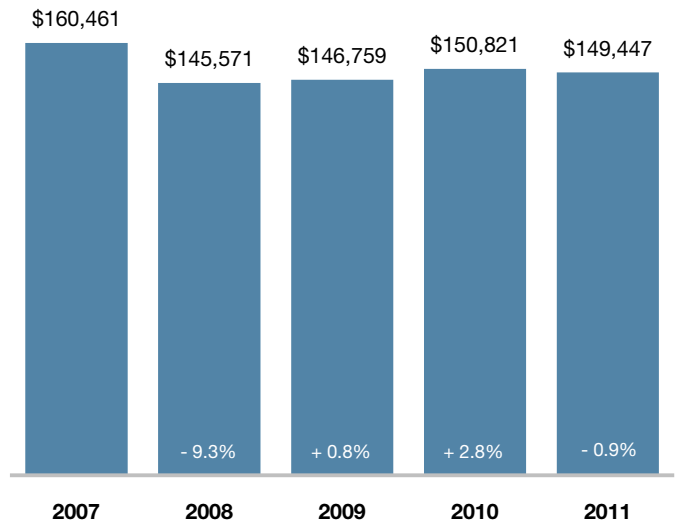
**\$149,447**

Average Sales Price in 2011

**- 0.9%**

Change from 2010

## Average Sales Price



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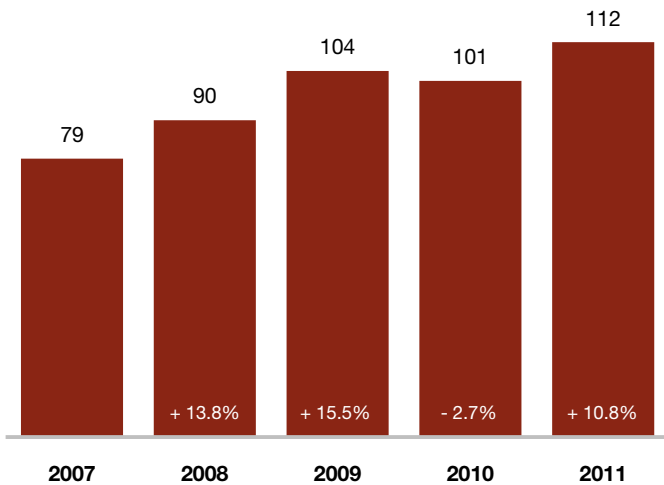
**112**

Days on Market in 2011

**+ 10.8%**

Change from 2010

## Days on Market Until Sale



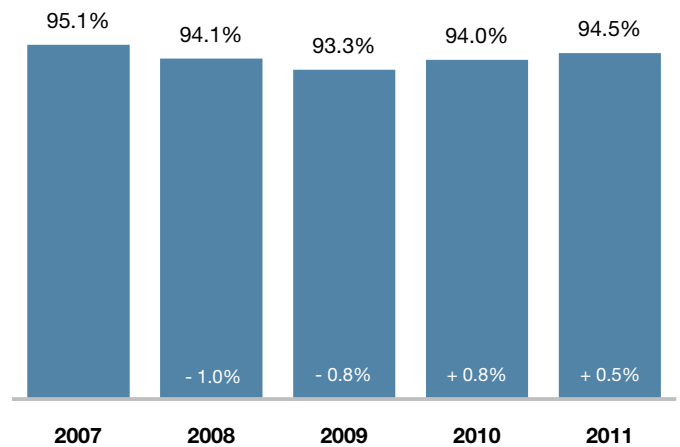
**94.5%**

Pct. of List Price Received in 2011

**+ 0.5%**

Change from 2010

## Pct. of List Price Received



**8.5**

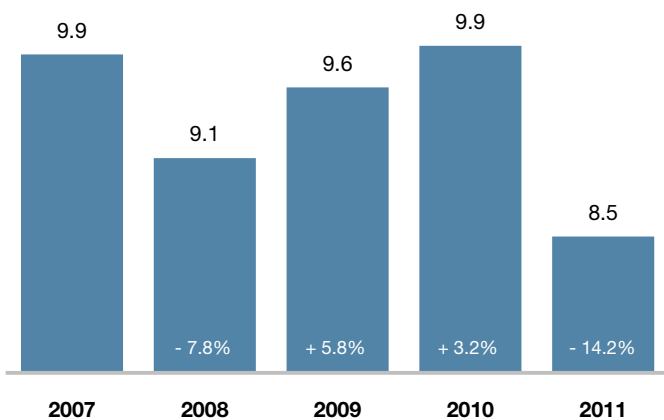
Months Supply in 2011

**- 14.2%**

Change from 2010

## Months Supply of Inventory

At the end of each year.



**3,179**

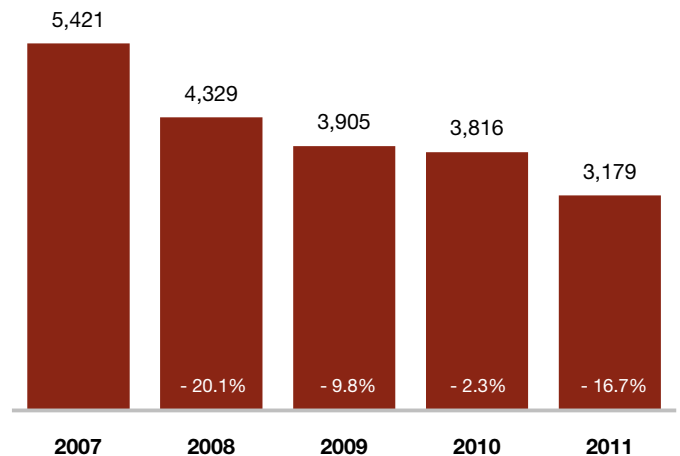
Homes for Sale in 2011

**- 16.7%**

Change from 2010

## Inventory of Homes for Sale

At the end of each year.



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Area Overviews	New Listings			Closed Sales		
	2010	2011	Percentage Change	2010	2011	Percentage Change
Hinds County	3,756	3,236	- 13.8%	1,931	1,751	- 9.3%
Madison County	2,081	1,832	- 12.0%	1,121	1,067	- 4.8%
Rankin County	2,650	2,419	- 8.7%	1,401	1,429	+ 2.0%
Simpson County	161	130	- 19.3%	62	63	+ 1.6%
Scott County	90	73	- 18.9%	32	36	+ 12.5%
Yazoo County	86	79	- 8.1%	44	52	+ 18.2%
Copiah County	110	106	- 3.6%	62	53	- 14.5%
3-County Area*	8,487	7,487	- 11.8%	4,453	4,247	- 4.6%
7-County Area**	8,934	7,875	- 11.9%	4,653	4,451	- 4.3%

	Median Sales Price			Homes for Sale		
	2010	2011	Percentage Change	2010	2011	Percentage Change
Hinds County	\$79,900	\$73,700	- 7.8%	1,637	1,362	- 16.8%
Madison County	\$203,400	\$201,350	- 1.0%	866	745	- 14.0%
Rankin County	\$150,000	\$147,000	- 2.0%	1,070	890	- 16.8%
Simpson County	\$91,500	\$79,900	- 12.7%	101	72	- 28.7%
Scott County	\$65,900	\$55,250	- 16.2%	44	39	- 11.4%
Yazoo County	\$49,400	\$73,750	+ 49.3%	42	28	- 33.3%
Copiah County	\$74,000	\$60,000	- 18.9%	56	43	- 23.2%
3-County Area*	\$139,900	\$140,000	+ 0.1%	3,573	2,997	- 16.1%
7-County Area**	\$136,000	\$136,000	0.0%	3,816	3,179	- 16.7%

\*3-County Area includes activity for Hinds, Madison and Rankin Counties combined

\*\*7-County Area includes activity for Hinds, Madison, Rankin, Simpson, Scott, Yazoo and Copiah Counties combined