



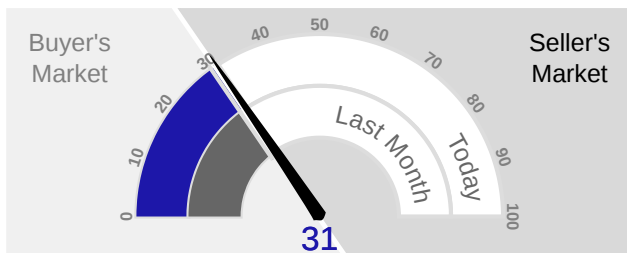
CRESTVIEW, FL

Condos/Townhomes

This week the median list price for Crestview, FL is \$227,450 with the market action index hovering around 31. This is an increase over last month's market action index of 29. Inventory has decreased to 18.

MARKET ACTION INDEX

This answers "How's the Market?" by comparing rate of sales versus inventory.

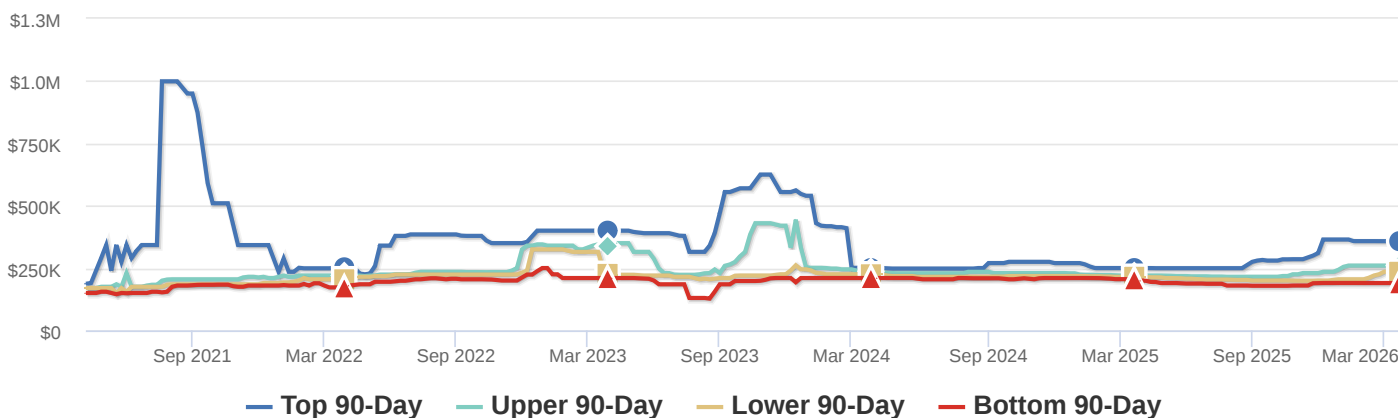


Slight Seller's Advantage

MARKET NARRATIVE

The market has been consistently cool for several weeks. Demand level are low relative to the available inventory. It's a Buyer's market and prices continue to fall. Look for a persistent shift in Market Action before prices plateau or begin to rise again.

MEDIAN LIST PRICE



MARKET SEGMENTS

Each segment below represents approximately 25% of the market ordered by price.

Median Price	Sq. Ft.	Lot Size	Beds	Bath	Age	New	Absorbed	DOM
\$285,500	1,548	1 - 2.5 acres	3	2.5	20	0	0	147
\$239,900	1,460	0 - 4,500 sqft	3	2.5	1	0	0	73
\$195,000	1,356	0 - 4,500 sqft	3	2.5	20	0	0	196
\$186,250	1,398	0 - 4,500 sqft	3	2.5	20	1	0	17

REAL-TIME MARKET PROFILE

Median List Price		\$227,450
Median Price of New Listings		\$189,900
Per Square Foot		\$160
Average Days on Market		116
Median Days on Market		74
Price Decreased		50%
Price Increased		0%
Relisted		6%
Inventory		18
Median Rent		\$1,645
Market Action		31

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