

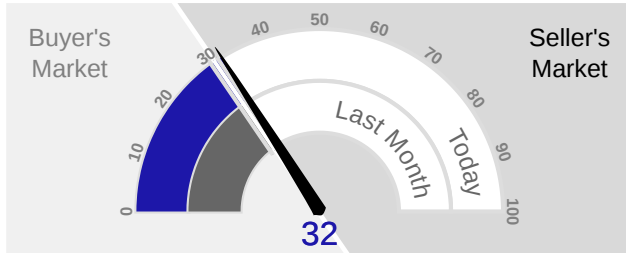


CRESTVIEW, FL Condos/Townhomes

This week the median list price for Crestview, FL is \$197,000 with the market action index hovering around 32. This is about the same as last month's market action index of 32. Inventory has decreased to 16.

MARKET ACTION INDEX

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

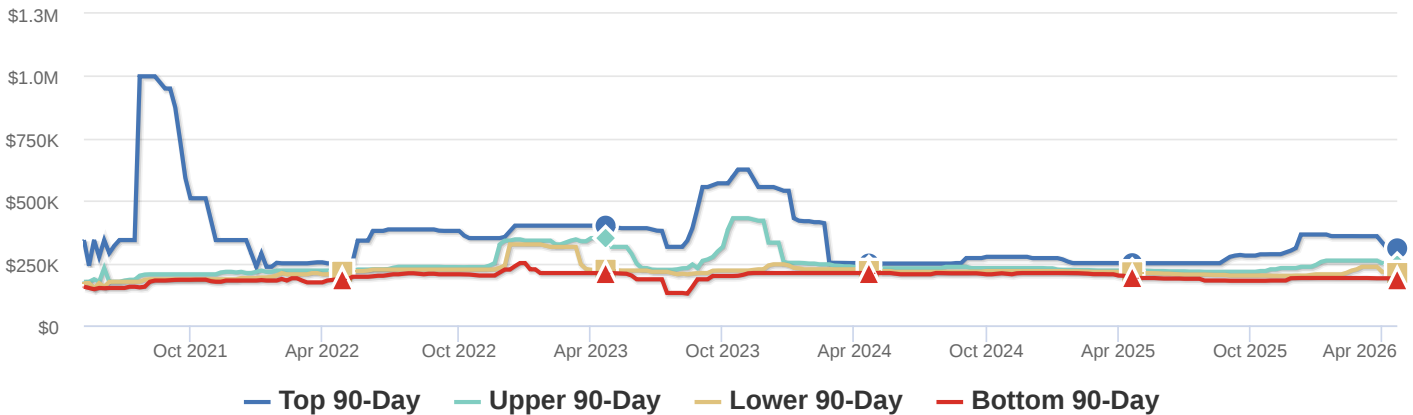


Slight Seller's Advantage

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
\$266,200	1,504	0.5 - 1 acre	3	2.5	1	0	0	105
\$229,000	1,460	0 - 4,500 sqft	3	2.5	20	0	0	157
\$190,950	1,398	0 - 4,500 sqft	3	2.5	20	0	0	129
\$177,450	1,315	0 - 4,500 sqft	3	2.5	20	0	0	49

REAL-TIME MARKET PROFILE

Median List Price		\$197,000
Median Price of New Listings		\$0
Per Square Foot		\$152
Average Days on Market		143
Median Days on Market		105
Price Decreased		50%
Price Increased		19%
Relisted		6%
Inventory		16
Median Rent		\$1,670
Market Action		32

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