

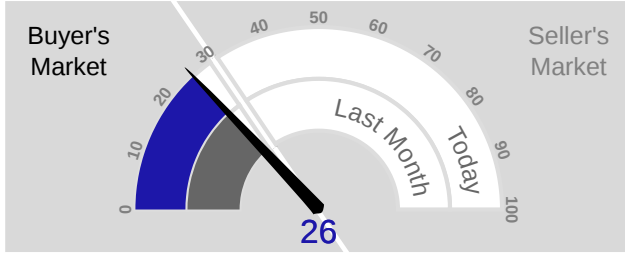


DESTIN, FL Condos/Townhomes

This week the median list price for Destin, FL is \$495,000 with the market action index hovering around 26. This is about the same as last month's market action index of 26. Inventory has increased to 439.

MARKET ACTION INDEX

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

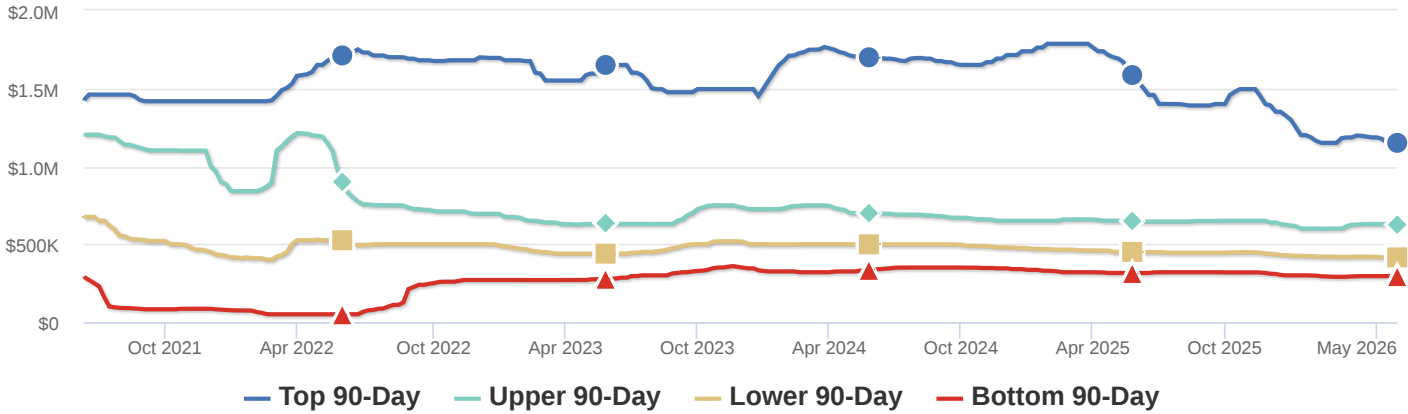


Slight Buyer's Advantage

MARKET NARRATIVE

The Market Action Index has been trending lower for several weeks while prices have remained relatively stable. If inventory continues to grow relative to demand however, it is likely that we will see downward pressure on pricing.

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
\$1,109,500	1,869	-	3	3	25	3	0	126
\$614,500	1,177	-	2	2	32	2	1	112
\$407,500	970	-	2	2	41	4	0	108
\$289,000	970	-	2	2	37	7	4	105

REAL-TIME MARKET PROFILE

Median List Price		\$495,000
Median Price of New Listings		\$390,000
Per Square Foot		\$468
Average Days on Market		209
Median Days on Market		119
Price Decreased		38%
Price Increased		1%
Relisted		4%
Inventory		439
Median Rent		\$2,074
Market Action		26

Slight Buyer's Advantage