



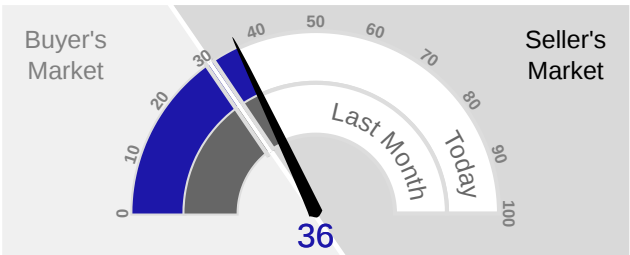
## FORT WALTON BEACH, FL

### Single-Family Homes

This week the median list price for Fort Walton Beach, FL is \$414,900 with the market action index hovering around 36. This is less than last month's market action index of 37. Inventory has increased to 149.

### MARKET ACTION INDEX

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

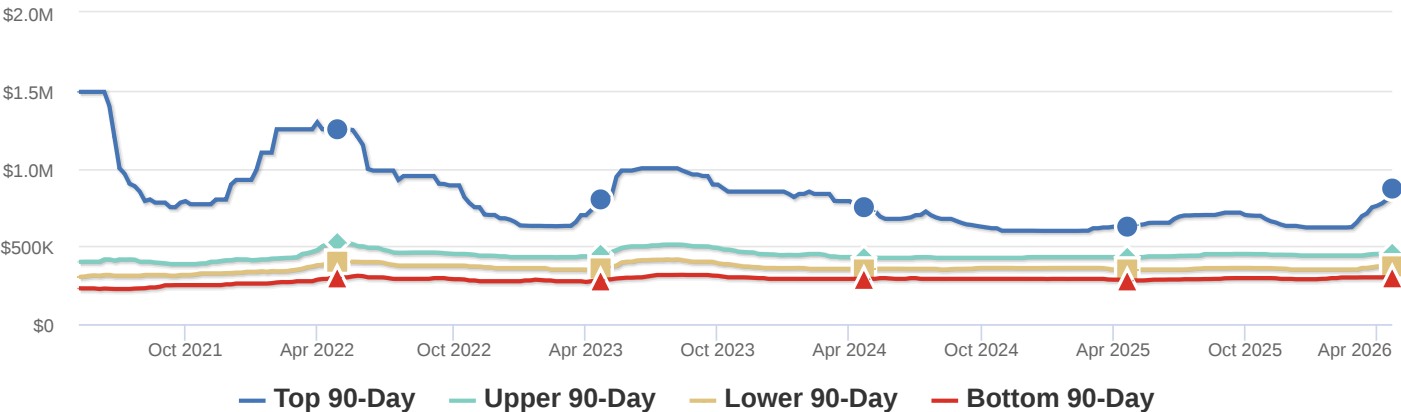


Slight Seller's Advantage

### MARKET NARRATIVE

Home sales continue to outstrip supply and the Market Action Index has been moving higher for several weeks. This is a Seller's market so watch for upward pricing pressure in the near future if the trend continues.

### 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 |
|--------------|---------|---------------------|------|------|-----|-----|----------|-----|
| \$975,000    | 3,020   | 0.25 - 0.5 acre     | 4    | 3.3  | 37  | 6   | 1        | 56  |
| \$479,900    | 2,015   | 0.25 - 0.5 acre     | 4    | 2    | 24  | 1   | 8        | 63  |
| \$365,000    | 1,598   | 8,000 - 10,000 sqft | 3    | 2    | 48  | 3   | 6        | 63  |
| \$300,000    | 1,219   | 8,000 - 10,000 sqft | 3    | 2    | 61  | 0   | 5        | 84  |

### REAL-TIME MARKET PROFILE

|                              |           |
|------------------------------|-----------|
| Median List Price            | \$414,900 |
| Median Price of New Listings | \$724,999 |
| Per Square Foot              | \$240     |
| Average Days on Market       | 108       |
| Median Days on Market        | 56        |
| Price Decreased              | 47%       |
| Price Increased              | 0%        |
| Relisted                     | 4%        |
| Inventory                    | 149       |
| Median Rent                  | \$1,895   |
| Market Action                | 36        |

Slight Seller's Advantage