



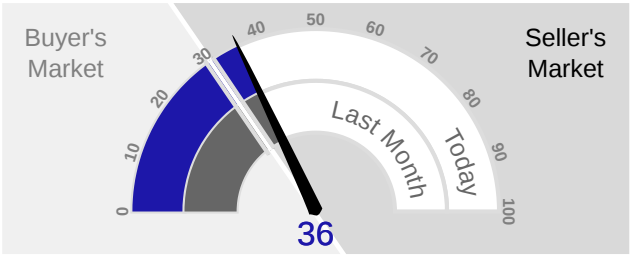
GULF BREEZE, FL

Single-Family Homes

This week the median list price for Gulf Breeze, FL is \$599,900 with the market action index hovering around 36. This is about the same as last month's market action index of 36. Inventory has held steady at or around 224.

MARKET ACTION INDEX

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

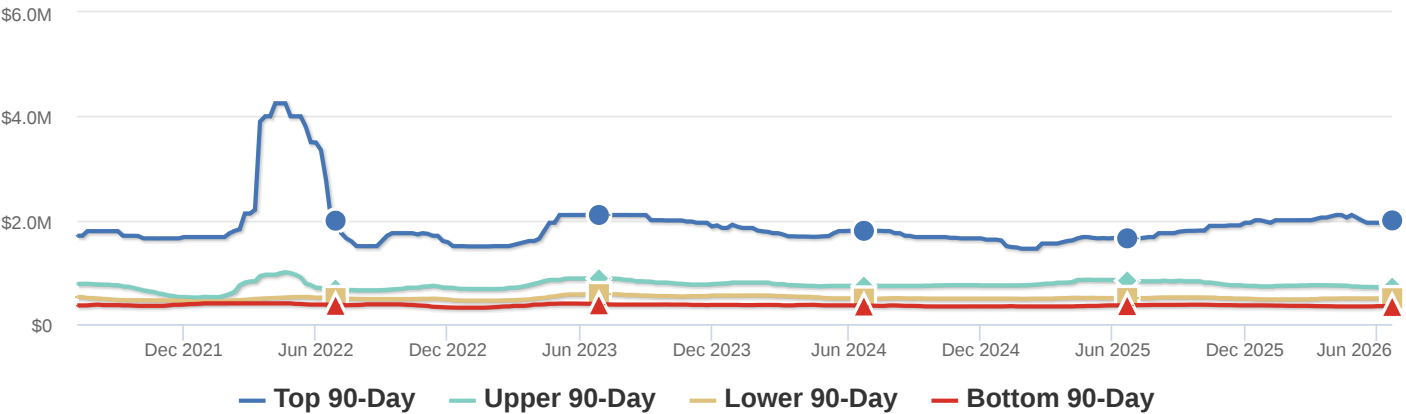


Slight Seller's Advantage

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
\$2,299,500	3,443	0.25 - 0.5 acre	4	3.8	27	2	5	66
\$749,450	2,558	0.25 - 0.5 acre	4	3	33	5	4	73
\$499,949	2,296	8,000 - 10,000 sqft	4	2.8	13	6	4	63
\$366,000	1,635	8,000 - 10,000 sqft	3	2	22	4	13	45

REAL-TIME MARKET PROFILE

Median List Price	\$599,900
Median Price of New Listings	\$539,900
Per Square Foot	\$252
Average Days on Market	110
Median Days on Market	60
Price Decreased	38%
Price Increased	2%
Relisted	6%
Inventory	224
Median Rent	\$2,700
Market Action	36

Slight Seller's Advantage