

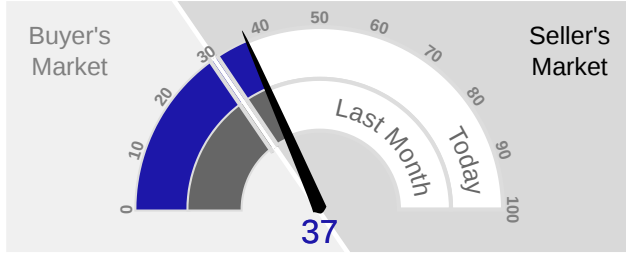


MILTON, FL Single-Family Homes

This week the median list price for Milton, FL is \$349,000 with the market action index hovering around 37. This is about the same as last month's market action index of 37. Inventory has increased to 419.

MARKET ACTION INDEX

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

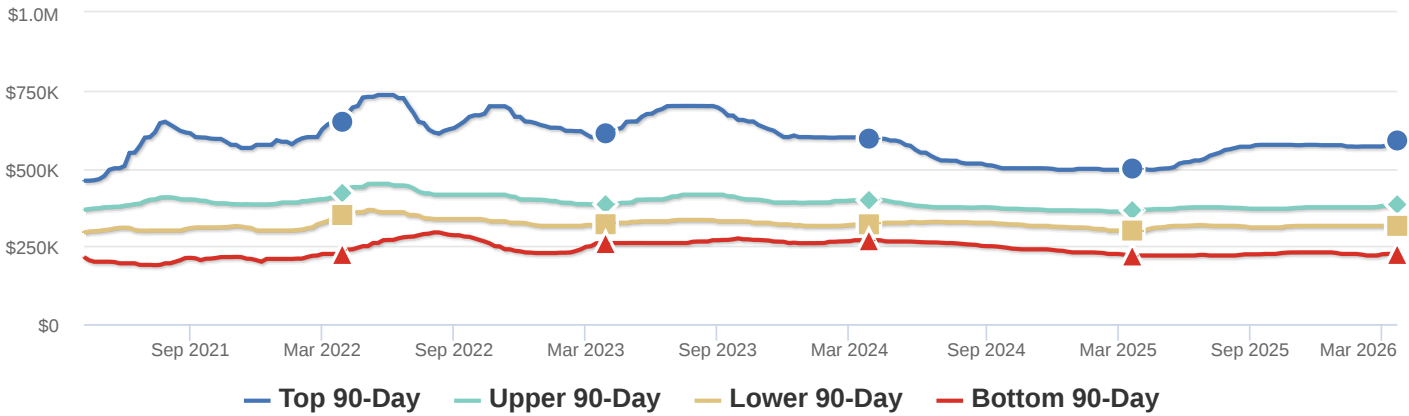


Slight Seller's Advantage

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
\$659,000	2,759	0.5 - 1 acre	4	3	12	9	9	56
\$399,000	2,167	0.25 - 0.5 acre	4	2	9	6	19	56
\$314,900	1,774	0.25 - 0.5 acre	3	2	6	8	11	63
\$223,450	1,346	0.25 - 0.5 acre	3	2	30	10	12	42

REAL-TIME MARKET PROFILE

Median List Price		\$349,000
Median Price of New Listings		\$329,900
Per Square Foot		\$185
Average Days on Market		97
Median Days on Market		56
Price Decreased		42%
Price Increased		2%
Relisted		5%
Inventory		419
Median Rent		\$1,865
Market Action		37

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