Market Reports by Rob Brooks Realty
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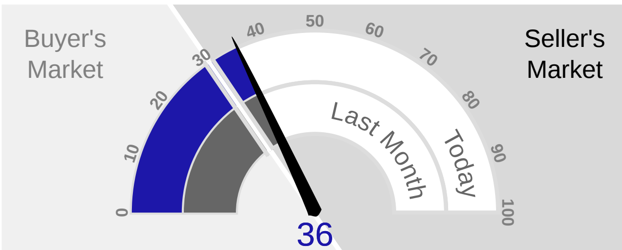
Pensacola, FL
Single-Family Homes

This week the median list price for Pensacola, FL is $319,000 with the market action index hovering around 36. This is about the same as last month's market action index of 36. Inventory has increased to 969.

Market Action Index

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



Slight Seller's Advantage

Market Narrative

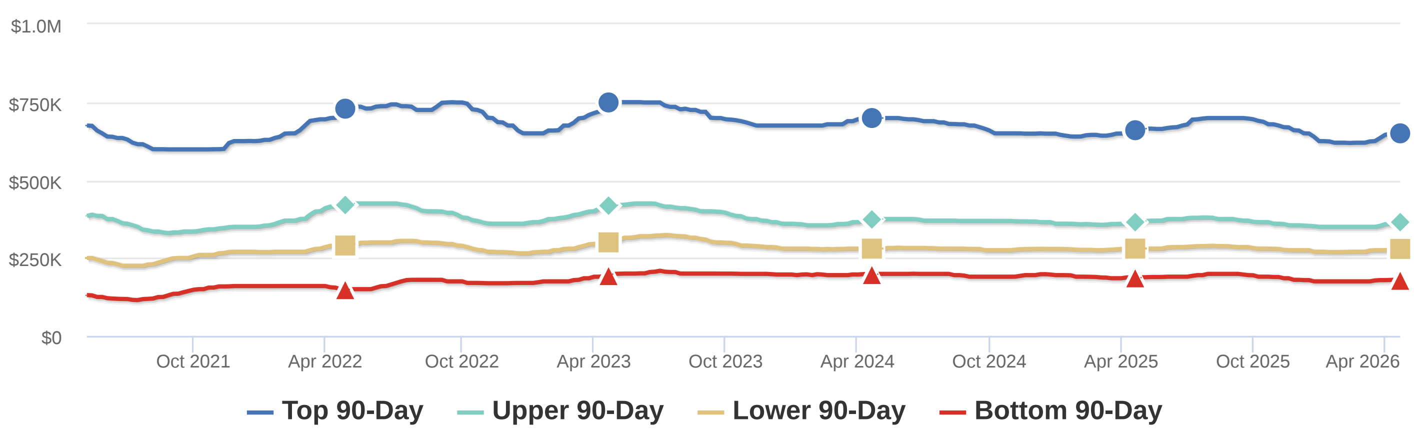
The market remains in a relative stasis in terms of sales to inventory. Prices have not been moving higher for several weeks. However, inventory is sufficiently low to keep us in the Seller's Market zone so watch changes in the MAI. If the market heats up persistently, prices are likely to resume an upward climb.

Real-Time Market Profile

Median List Price	$319,000
Median Price of New Listings	$299,900
Per Square Foot	$190
Average Days on Market	113
Median Days on Market	63
Price Decreased	42%
Price Increased	2%
Relisted	4%
Inventory	969
Median Rent	$1,938
Market Action	**36**

Slight Seller's Advantage

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
$679,000	2,700	0.25 - 0.5 acre	4	3	22	16	13	77
$369,000	1,897	0.25 - 0.5 acre	4	2	28	31	31	49
$285,000	1,515	8,000 - 10,000 sqft	3	2	35	26	30	63
$180,000	1,216	8,000 - 10,000 sqft	3	2	65	34	25	56