Adam Brett - Eric Urban market update

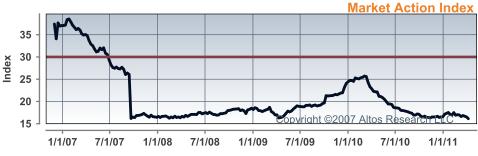
HOME SOLD, TEAM

Real-Time Market Profile				
Median List Price \$49			44	
Asking Price per Square Foot			← →	
Average Days on Market	146	- ↓ ↓		
Percent of Properties with Price Decrease 3				
Percent Relisted (reset DOM)	9 %			
Percent Flip (price increased)				
Median House Size (sq ft)	1,849			
Median Lot Size 6,501 - 8,000 Sq. Feet				
Median Number of Bedrooms				
Median Number of Bathrooms				
Market Action Index*	Cold! Buyer's Marke	et 16	₽₽	

* see below for details on the Market Action Index



The Market Action Index answers the question "How's the Market?" by measuring the current rate of sale versus the amount of the inventory.



Index above 30 implies Seller's Market conditions. Below 30, conditions favor the buyer.

THIS WEEK The median single family home price

Sunday April 10, 2011

in FULLERTON this week is \$490,000.

Inventory is up and Market Action is trending down recently. While days-onmarket appears to be trending lower, the overall conditions are weakening a bit.

PRICE

The market has been on a downward trend recently and this week, while essentially flat, doesn't break us out of that cycle.

SUPPLY AND DEMAND

Local conditions are currently quite strongly in the Buyer's Market zone (below 30). The 90-day Market Action Index stands at 16. With several months of inventory available at the current sales rate, buyers should find ample choice.

QUARTILES

•	Investigate the market in
	quartiles—where each quartile is 25% of the homes listed.
•	Most expensive 25% of homes
)	Upper-middle 25% of homes
•	Lower-middle 25% of homes
,	Least expensive 25% of homes

Cha	racteris	stics n	er Qı	Jartile

Quart	Median Price	Med. Sqft	Med. Lot Size	Bed	Bath	Med. Age	Inven.	New	Ab- sorbed	Avg. DoM
1	\$ 829,000	2,976	0.25 - 0.50 acre	4.0	3.0	24	113	12	2	144
2	\$ 569,000	2,139	6,501 - 8,000 sq ft	4.0	3.0	43	113	7	11	140
3	\$ 399,000	1,512	6,501 - 8,000 sq ft	3.0	2.0	56	113	10	9	154
4	\$ 304,900	1,257	6,501 - 8,000 sq ft	3.0	2.0	57	113	5	5	147

Adam Brett - Eric Urban | www.RealtorAdam.com | 714.496.8116

About Altos Research Corporation

Altos Research Corp. reports real-time analysis of the residential real estate market in local markets across the country. All information contained herein is based on properties currently listed for sale and available publicly. When evaluating a particular property, make sure you use comparable sales data in addition to the market trend information available in this report. The data presented in this report is accurate to the best of our knowledge, but cannot be guaranteed as such. Use this report as one input in the real estate decision making process, but do not rely on it for accuracy. Nothing in this report or any other Altos Research publication is a recommendation to buy or to sell real estate. We recommend you work with a licensed real estate agent or broker.

Copyright 2005-2010 Altos Research LLC

www.altosresearch.com