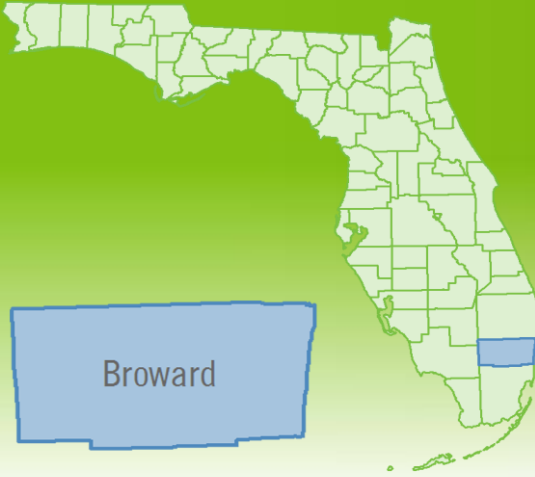


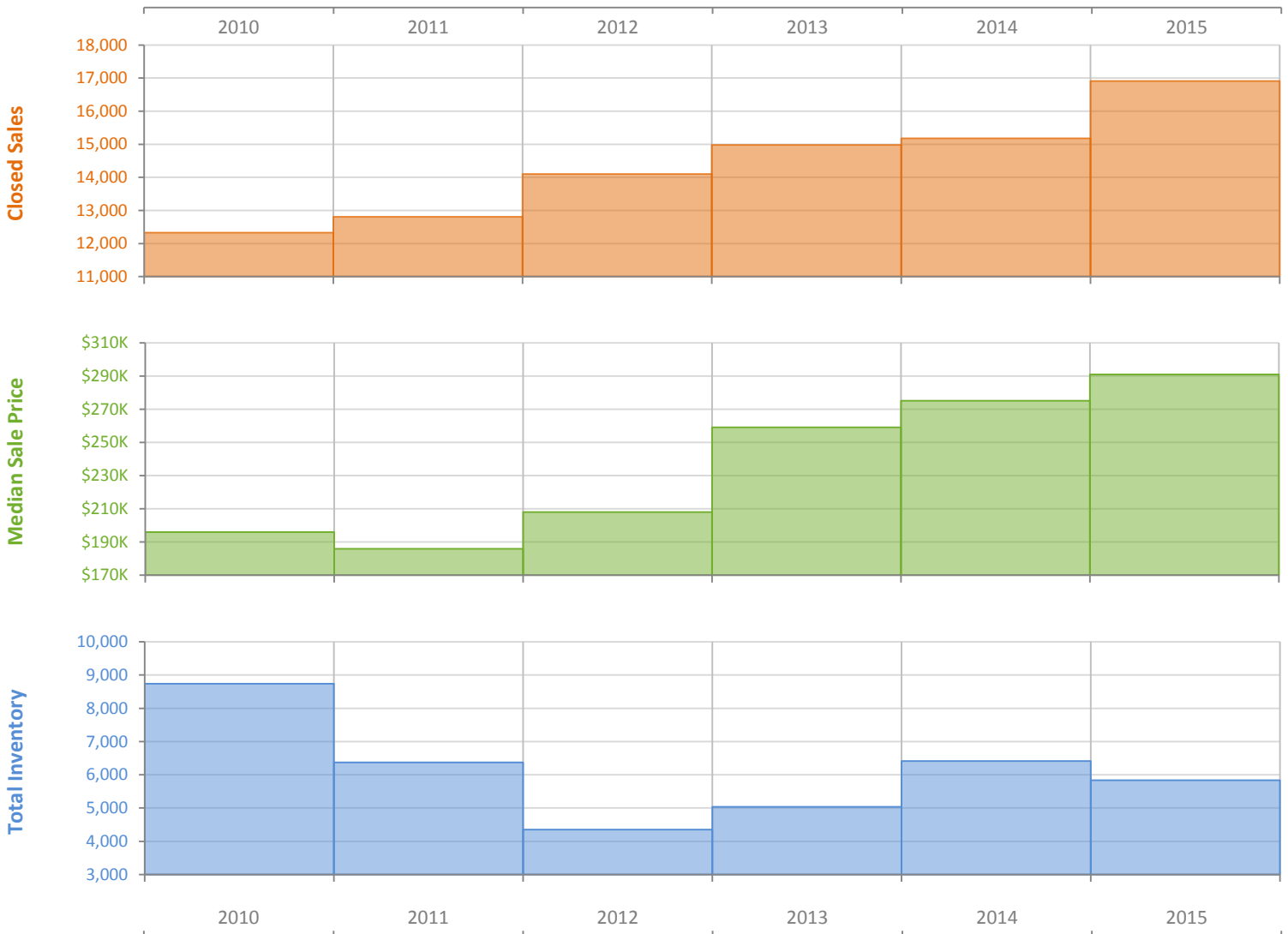
Yearly Market Summary - 2015

Single Family Homes

Broward County



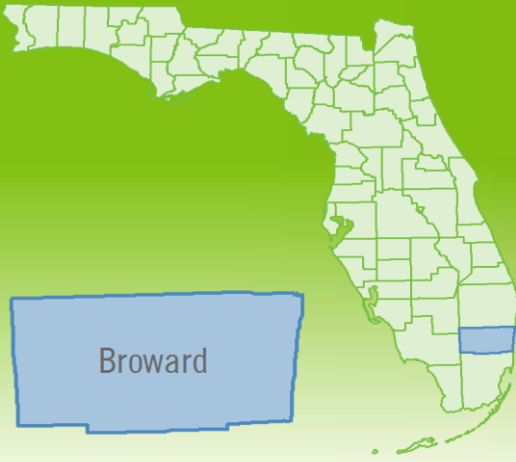
	2015	2014	Percent Change Year-over-Year
Closed Sales	16,913	15,175	11.5%
Cash Sales	5,201	5,787	-10.1%
New Pending Sales	23,335	21,301	9.5%
New Listings	29,254	27,940	4.7%
Median Sale Price	\$291,000	\$275,000	5.8%
Average Sale Price	\$363,652	\$349,638	4.0%
Median Days on Market	39	38	2.6%
Avg. Percent of Original List Price Received	94.5%	94.3%	0.2%
Pending Inventory	3,426	3,697	-7.3%
Inventory of Homes for Sale	5,839	6,414	-9.0%
Months Supply of Inventory	4.1	5.1	-18.5%



Yearly Distressed Market - 2015

Single Family Homes

Broward County



		2015	2014	Percent Change Year-over-Year
Traditional	Closed Sales	12,772	11,356	12.5%
	Median Sale Price	\$315,650	\$305,000	3.5%
Foreclosure/REO	Closed Sales	2,919	2,078	40.5%
	Median Sale Price	\$201,984	\$162,274	24.5%
Short Sale	Closed Sales	1,222	1,741	-29.8%
	Median Sale Price	\$219,000	\$200,000	9.5%

