



This Week

The median list price in FULLERTON, CA this week is \$475,000.

Even though the days-on-market is trending higher, so is the Market Action Index at these inventory levels, providing a neutral outlook for the market.

Supply and Demand

- Home sales have begun exceeding new inventory. While still a Buyer's market, prices seem to have already started to respond. If the trend continues, expect prices to keep marching upward.

Real-Time Market Profile

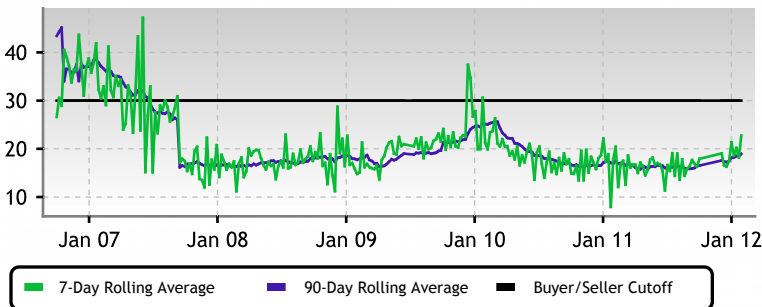
Real-Time Market Profile		Trend
Median List Price	\$ 475,000	↑
Asking Price Per Square Foot	\$ 253	↔
Average Days on Market (DOM)	167	↑
Percent of Properties with Price Decrease	37 %	
Percent Relisted (reset DOM)	n/a	
Percent Flip (price increased)	7 %	
Median House Size (sq ft)	1752	
Median Lot Size	6,501 - 8,000 sqft	
Median Number of Bedrooms	4.0	
Median Number of Bathrooms	2.0	
Market Action Index	Strong Buyer's 18.9	↑

↔ No change ↑↑ Strong upward trend ↓↓ Strong downward trend
 ↑ Slight upward trend ↓ Slight downward trend

Price

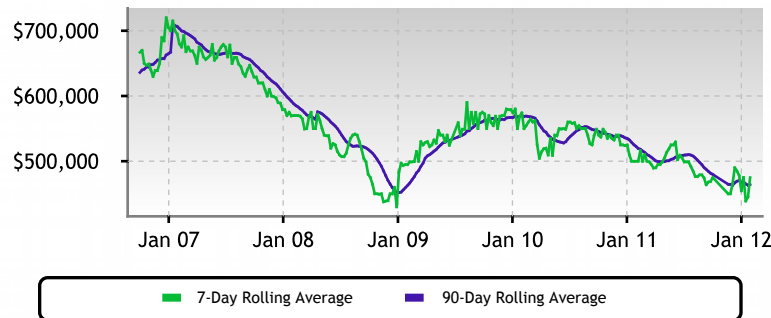
- The market continues its bounce again this week. We're a long way from the market's high point so watch the Market Action Index as a leading indicator for how long this trend will last.

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.

Price Trends



Quartiles

Characteristics per Quartile

Investigate the market in quartiles - where each quartile is 25% of homes ordered by price.

Quartile	Median Price	Sq. Ft.	Lot Size	Beds	Baths	Age	Inventory	New	Absorbed	DOM	
Top/First	\$ 825,000	3160	0.25 - 0.50 acre	4.0	3.0	34	73	7	4	175	Most expensive 25% of properties
Upper/Second	\$ 549,000	2100	6,501 - 8,000 sqft	4.0	2.0	40	73	9	11	150	Upper-middle 25% of properties
Lower/Third	\$ 375,000	1515	6,501 - 8,000 sqft	3.0	2.0	57	73	5	8	177	Lower-middle 25% of properties
Bottom/Fourth	\$ 293,000	1236	4,501 - 6,500 sqft	3.0	1.0	58	73	5	11	164	Least expensive 25% of properties