

Market Dynamics

RE/MAX equity group

Median Price (Sold)
2 Years (Monthly) 12/01/05 - 12/31/07



KEY INFORMATION

2 Year					December 05-06-07					Dec-07										
	Dec-05	Dec-07	Δ	% Δ		Dec-05	Dec-06	Δ	% Δ	Dec-06	Dec-07	Δ	% Δ		Peak Mo.	Peak	Dec-07	Δ	% Δ	
Sold	251,450	279,925	28,475	11.32	Sold	251,450	272,500	21,050	8.37	272,500	279,925	7,425	2.72	Sold	Aug-07	300,000	279,925	-20,075	-6.69	

MARKET DYNAMICS SEARCH CRITERIA

MLS: Portland Multiple Listing Time Period: 2 years (monthly) Price: 0 - 999999999
 Bedrooms: All Bathrooms: All Construction Type: All
 Property Types: Residential: (Detached Single Family, Condo, Attached, Manufactured Home in Park, House Boat, Partially Owned, Other, Manufactured Home)
 MLS Areas: 155, 142, 156, 143, 141, 146, 151, 147, 152, 144, 153, 145, 148, 149, 150

Market Dynamics statistics are based on closed MLS transactions. Each closing generates one transaction side only.

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Month	FS Median \$	FS #	FS DOM	UC Median \$	UC #	UC DOM	Sold Median \$	Sold #	Sold DOM	New Median \$	New #
Dec-07	324,500	17,535	118	284,900	1,328	86	279,925	1,406	73	299,950	2,207
Nov-07	324,900	20,250	105	279,900	1,629	77	286,250	1,828	67	299,997	3,426
Oct-07	324,900	22,565	96	289,900	2,046	68	286,010	1,970	63	305,000	4,692
Sep-07	325,000	22,732	91	286,500	1,841	64	279,900	1,997	59	314,900	4,952
Aug-07	325,000	23,011	85	284,000	2,317	58	300,000	2,786	56	299,900	6,187
Jul-07	329,900	21,809	84	299,900	2,440	58	300,000	2,842	51	312,000	5,907
Jun-07	335,000	20,908	82	299,950	2,731	54	294,000	3,022	53	324,500	6,456
May-07	339,000	19,373	84	299,900	2,911	53	297,500	2,981	52	325,000	6,004
Apr-07	339,000	18,054	87	299,000	2,895	53	285,000	2,786	58	321,700	5,593
Mar-07	334,900	17,197	91	289,900	2,957	58	285,650	2,948	63	315,000	5,402
Feb-07	334,900	16,033	96	289,500	2,681	63	278,418	2,089	64	315,000	4,287
Jan-07	335,000	16,344	100	289,799	2,410	68	279,500	1,750	63	315,000	4,599
Dec-06	334,900	15,114	103	270,000	1,693	68	272,500	2,312	54	295,450	2,370
Nov-06	329,900	16,933	88	276,900	2,132	55	278,250	2,360	51	299,900	3,558
Oct-06	329,900	18,069	78	275,000	2,501	50	270,000	2,678	46	299,950	4,931
Sep-06	332,925	17,678	73	275,000	2,433	45	275,434	2,709	40	309,900	5,178
Aug-06	329,950	17,243	68	275,000	2,830	43	275,000	3,192	38	304,900	5,758
Jul-06	330,000	16,004	64	279,900	2,896	37	276,000	2,975	37	314,000	5,547
Jun-06	329,000	14,913	64	275,000	3,080	37	280,000	3,680	38	304,900	5,841
May-06	325,000	13,739	64	280,000	3,535	32	275,000	3,302	40	314,999	5,897
Apr-06	316,068	11,822	67	279,900	3,114	36	269,900	2,809	40	299,999	4,732
Mar-06	304,950	11,446	69	274,000	3,376	39	261,000	3,044	45	292,765	4,611
Feb-06	299,900	10,470	77	269,900	2,727	47	260,000	2,196	46	289,900	3,515
Jan-06	299,000	10,677	80	265,000	2,515	48	247,000	1,893	45	285,000	3,969
Dec-05	298,500	9,406	86	255,000	1,741	49	251,450	2,719	42	269,500	2,209