

Market Dynamics

Zephyr Real Estate

Basic Supply & Demand
2 Years (Monthly) 09/01/04 - 09/30/06



KEY INFORMATION

2 Year							
	Sep-04	Sep-06	Δ	% Δ	Min	Max	Avg
FS	2,014	2,730	716	35.55	1,077	2,730	1,960
UC	730	564	-166	-22.74	358	771	600
Sold	675	487	-188	-27.85	359	750	595

September 04-05-06				
	Sep-04	Sep-05	Sep-06	Sep Avg
FS	2,014	2,287	2,730	2,344
UC	730	595	564	630
Sold	675	584	487	582

Sep-06				
	Sep-05	Sep-06	Δ	% Δ
FS	2,287	2,730	443	19.37
UC	595	564	-31	-5.21
Sold	584	487	-97	-16.61

MARKET DYNAMICS SEARCH CRITERIA

MLS: San Francisco Multiple

Time Period: 2 years (monthly)

Price: 0 - 999999999

Bedrooms: All

Bathrooms: All

New Construction: All

Property Types: Residential:(Residential),Condominium:(Condo/Coop/Other,Loft,Stock Cooperative,Tenancy In Common),Multi Unit 2-4:(2 Units,3 Units,4 Units,...

Cities: San Francisco

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