

# MOBILE MARKET WATCH



*Mitchell College of Business  
Center for Real Estate Studies*



## Mobile Residential Real Estate Markets

### Four-Quarter Price Appreciation Rates for Residential Property

Winter, 2007

#### Notice to All Users of the Mobile Zone Residential Trend Data

On January 1, 2008, the geographic definitions for a number of zones were changed by the Multi-List Service. A decision was made to report data for the new zones beginning with this date. No attempt was made to make the new zones compatible with the old definitions. Readers interested in the old zones and information can find those reports in the **Archives** section. Please contact us with further questions at [depley@southal.edu](mailto:depley@southal.edu).

“Data you can use.”

“Education you can use.”

**This report covers summary data from the Mobile Area Multi-List. The numbers cover all sold properties represented by real estate agents for the time periods shown.**

**The Mobile Area Multi-List**

**and**

**Mitchell College of Business Center for Real Estate Studies**

This report is available at <http://cres.southalabama.edu/>

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<b>Market Watch</b>		<b>Mobile MSA (City+County) Residential Market 2001-current</b>						
		<b>Four Quarter Price Appreciation (%)</b>						
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			<b>Avg Sales</b>	<b>Median Sales</b>	<b>Avg Sales Price</b>	<b>Conv Sales</b>	<b>FHA Sales</b>	<b>Cash Sales</b>
		<b>Qtr</b>	<b>Price</b>	<b>Price</b>	<b>s.f.</b>	<b>Price s.f.</b>	<b>Price s.f.</b>	<b>Price s.f.</b>
			<b>%</b>	<b>%</b>	<b>%</b>	<b>%</b>	<b>%</b>	<b>%</b>
	3	27	-3.08	-1.99	-2.30	5.75	-1.23	-26.14
	2	26	3.70	11.90	5.00	4.90	17.90	3.80
2007	1	25	4.10	4.10	6.30	8.60	9.30	-1.40
	4	24	8.10	9.80	8.90	10.00	12.50	-1.30
	3	23	10.70	15.10	12.98	8.80	19.10	22.20
	2	22	3.70	11.70	5.00	4.90	17.90	3.80
2006	1	21	18.50	17.50	15.90	12.50	11.90	25.40
	4	20	18.70	20.50	19.70	15.90	14.30	43.60
	3	19	11.90	17.50	11.60	11.10	9.70	10.80
	2	18	15.30	12.90	15.90	12.50	6.30	31.70
2005	1	17	5.40	8.50	7.80	5.90	8.10	7.30
	4	16	7.70	8.20	4.80	7.80	0.00	5.80
	3	15	9.60	1.80	9.50	5.90	1.60	30.00
	2	14	9.60	5.60	7.80	7.50	1.60	7.10
2004	1	13	2.70	3.10	4.90	4.60	1.60	10.00
	4	12	-1.80	-0.30	1.60	-3.00	5.00	4.00
	3	11	1.00	0.90	0.00	1.50	3.40	-18.00
	2	10	0.50	4.90	1.60	0.00	5.10	1.80
2003	1	9	8.20	5.60	1.70	1.60	7.00	-2.00
	4	8	8.70	4.10	3.30	3.10	1.70	6.40
	3	7	5.00	9.20	1.60	3.10	3.50	5.20
	2	6	0.30	2.30	1.60	1.50	7.30	-11.30
2002	1	5	-1.80	0.40	0.00	0.00	1.80	-7.30
	4	4	0.70	8.80	3.40	3.20	9.30	-14.50
	3	3	-1.20	-0.40	3.30	1.60	5.60	-3.30
	2	2	5.00	2.60	1.60	3.10	3.80	-1.60
2001	1	1	6.20	3.50	7.10	6.70	7.70	0.00

**Notes:** Figures represent 4-quarters or annual price appreciation calculated from the same quarter one year earlier. For example, the figure of 10.7% under Average Sales Price represents the % change between 2005 quarter 3 and 2006 quarter 3.

All data supplied by the Mobile Multi-List, 251.479.8654. Tables were constructed by the Mitchell College of Business, Center for Real Estate Studies, Donald Epley, Director, 251.460.6735, [depley@usouthal.edu](mailto:depley@usouthal.edu)