

MOBILE MARKET WATCH



Mitchell College of Business

Center for Real Estate Studies



Mobile MSA (City+County) Residential Housing Market

Mobile Residential Reports

Quarterly and Annual Housing Unit Permits Public and Private

Summer 2008

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.

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Permits - Public and Private for All Jurisdictions

Total Mobile County (All 11 jurisdictions)

Year / Qtr	Total #	One Family	2 Family	3-4 Family	5+ Family
2008 2	413	413	0	0	0
2008 1	854	394	8	0	442
Annual 2007	2,174	1,686	2	3	483
2007 4	329	277	0	0	52
2007 3	476	401	0	0	75
2007 2	826	565	0	0	261
2007 1	543	443	2	3	95
Annual 2006	2,739	2,237	2	48	447
2006 4	817	499	0	0	313
2006 3	613	583	0	0	30
2006 2	644	556	2	48	38
2006 1	665	599	0	0	66
Annual 2005	2,183	1,861	0	0	322
Annual 2004	2,370	1,749	2	32	587
Annual 2003	1,685	1,666	2	4	13

Bayou La Batre

Year / Qtr	Total #	One Family	2 Family	3-4 Family	5+ Family
2008 2	0	0	0	0	0
2008 1	0	0	0	0	0
Annual 2007	0	0	0	0	0
2007 4	0	0	0	0	0
2007 3	0	0	0	0	0
2007 2	0	0	0	0	0
2007 1	0	0	0	0	0
Annual 2006	0	0	0	0	0
2006 4	0	0	0	0	0
2006 3	0	0	0	0	0
2006 2	0	0	0	0	0
2006 1	0	0	0	0	0
Annual 2005	0	0	0	0	0
Annual 2004	0	0	0	0	0
Annual 2003	0	0	0	0	0

Chickasaw

Year / Qtr	Total #	One Family	2 Family	3-4 Family	5+ Family
	number	number	number	number	number
2008 2	0	0	0	0	0
2008 1	0	0	0	0	0

Permits - Public and Private for All Jurisdictions

Chickasaw - Continued

Year / Qtr	Total #	One Family	2 Family	3-4 Family	5+ Family
Annual 2007	0	0	0	0	0
2007 4	0	0	0	0	0
2007 3	0	0	0	0	0
2007 2	0	0	0	0	0
2007 1	0	0	0	0	0
Annual 2006	0	0	0	0	0
2006 4	0	0	0	0	0
2006 3	0	0	0	0	0
2006 2	0	0	0	0	0
2006 1	0	0	0	0	0
Annual 2005	6	6	0	0	0
Annual 2004	5	5	0	0	0
Annual 2003	5	5	0	0	0

Citronelle

Year / Qtr	Total #	One Family	2 Family	3-4 Family	5+ Family
2008 2	3	3	0	0	0
2008 1	3	3	0	0	0
Annual 2007	29	26	0	3	0
2007 4	5	5	0	0	0
2007 3	12	12	0	0	0
2007 2	2	2	0	0	0
2007 1	10	7	0	3	0
Annual 2006	20	20	0	0	0
2006 4	3	3	0	0	0
2006 3	5	5	0	0	0
2006 2	6	6	0	0	0
2006 1	6	6	0	0	0
Annual 2005	17	17	0	0	0
Annual 2004	12	12	0	0	0
Annual 2003	19	19	0	0	0

Creola

Year / Qtr	Total #	One Family	2 Family	3-4 Family	5+ Family
2008 2	0	0	0	0	0
2008 1	0	0	0	0	0
Annual 2007	0	0	0	0	0
2007 4	0	0	0	0	0
2007 3	0	0	0	0	0
2007 2	0	0	0	0	0
2007 1	0	0	0	0	0

Permits - Public and Private for All Jurisdictions

Creola - Continued

Year / Qtr	Total #	One Family	2 Family	3-4 Family	5+ Family
Annual 2006	0	0	0	0	0
2006 4	0	0	0	0	0
2006 3	0	0	0	0	0
2006 2	0	0	0	0	0
2006 1	0	0	0	0	0
Annual 2005	15	15	0	0	0
Annual 2004	13	13	0	0	0
Annual 2003	13	13	0	0	0

Dauphin Island Town

Year / Qtr	Total #	One Family	2 Family	3-4 Family	5+ Family
2008 2	8	8	0	0	0
2008 1	6	6	0	0	0
Annual 2007	29	29	0	0	0
2007 4	5	5	0	0	0
2007 3	6	6	0	0	0
2007 2	7	7	0	0	0
2007 1	11	11	0	0	0
Annual 2006	107	62	0	0	45
2006 4	20	8	0	0	12
2006 3	24	14	0	0	10
2006 2	43	20	0	0	23
2006 1	20	20	0	0	0
Annual 2005	211	67	0	0	144
Annual 2004	61	54	2	0	5
Annual 2003	59	59	0	0	0

Mobile

Year / Qtr	Total #	One Family	2 Family	3-4 Family	5+ Family
2008 2	75	75	0	0	0
2008 1	524	79	8	0	437
Annual 2007	652	266	0	0	386
2007 4	65	65	0	0	0
2007 3	126	66	0	0	60
2007 2	300	54	0	0	246
2007 1	161	81	0	0	80
Annual 2006	619	361	0	0	258
2006 4	279	87	0	0	192
2006 3	99	99	0	0	0
2006 2	77	77	0	0	0
2006 1	164	98	0	0	66

Permits - Public and Private for All Jurisdictions

Mobile - Continued

Year / Qtr	Total #	One Family	2 Family	3-4 Family	5+ Family
Annual 2005	350	212	0	0	138
Annual 2004	451	191	0	32	228
Annual 2003	238	234	0	4	0

County Unincorporated

Year / Qtr	Total #	One Family	2 Family	3-4 Family	5+ Family
2008 2	311	311	0	0	0
2008 1	286	286	0	0	0
Annual 2007	1,332	1,278	2	0	52
2007 4	218	166	0	0	52
2007 3	305	305	0	0	0
2007 2	480	480	0	0	0
2007 1	329	327	2	0	0
Annual 2006	1,820	1,661	2	48	109
2006 4	486	382	0	0	104
2006 3	442	437	0	0	5
2006 2	479	429	2	48	0
2006 1	413	413	0	0	0
Annual 2005	1,392	1,392	0	0	0
Annual 2004	1,404	1,250	0	0	154
Annual 2003	1,205	1,195	2	0	8

Mt. Vernon

Year / Qtr	Total #	One Family	2 Family	3-4 Family	5+ Family
2008 2	0	0	0	0	0
2008 1	0	0	0	0	0
Annual 2007	0	0	0	0	0
2007 4	0	0	0	0	0
2007 3	0	0	0	0	0
2007 2	0	0	0	0	0
2007 1	0	0	0	0	0
Annual 2006	0	0	0	0	0
2006 4	0	0	0	0	0
2006 3	0	0	0	0	0
2006 2	0	0	0	0	0
2006 1	0	0	0	0	0
Annual 2005	4	4	0	0	0
Annual 2004	2	2	0	0	0
Annual 2003	1	1	0	0	0

Permits - Public and Private for All Jurisdictions

Prichard

Year / Qtr	Total #	One Family	2 Family	3-4 Family	5+ Family
2008 2	2	2	0	0	0
2008 1	1	1	0	0	0
Annual 2007	28	28	0	0	0
2007 4	18	18	0	0	0
2007 3	0	0	0	0	0
2007 2	6	6	0	0	0
2007 1	4	4	0	0	0
Annual 2006	58	58	0	0	0
2006 4	5	5	0	0	0
2006 3	11	11	0	0	0
2006 2	2	2	0	0	0
2006 1	40	40	0	0	0
Annual 2005	24	24	0	0	0
Annual 2004	288	88	0	0	200
Annual 2003	11	11	0	0	0

Saraland

Year / Qtr	Total #	One Family	2 Family	3-4 Family	5+ Family
2008 2	14	14	0	0	0
2008 1	24	19	0	0	5
Annual 2007	104	59	0	0	45
2007 4	18	18	0	0	0
2007 3	27	12	0	0	15
2007 2	31	16	0	0	15
2007 1	28	13	0	0	15
Annual 2006	115	75	0	0	35
2006 4	24	14	0	0	5
2006 3	32	17	0	0	15
2006 2	37	22	0	0	15
2006 1	22	22	0	0	0
Annual 2005	126	86	0	0	40
Annual 2004	100	100	0	0	0
Annual 2003	93	88	0	0	5

Satsuma

Year / Qtr	Total #	One Family	2 Family	3-4 Family	5+ Family
2008 2	0	0	0	0	0
2008 1	0	0	0	0	0
Annual 2007	0	0	0	0	0
2007 4	0	0	0	0	0

Permits - Public and Private for All Jurisdictions

Satsuma - Continued

Year / Qtr	Total #	One Family	2 Family	3-4 Family	5+ Family
2007 3	0	0	0	0	0
2007 2	0	0	0	0	0
2007 1	0	0	0	0	0
Annual 2006	0	0	0	0	0
2006 4	0	0	0	0	0
2006 3	0	0	0	0	0
2006 2	0	0	0	0	0
2006 1	0	0	0	0	0
Annual 2005	38	38	0	0	0
Annual 2004	34	34	0	0	0
Annual 2003	41	41	0	0	0

Notes: All data supplied by the U.S. Department of Housing and Urban Development;
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