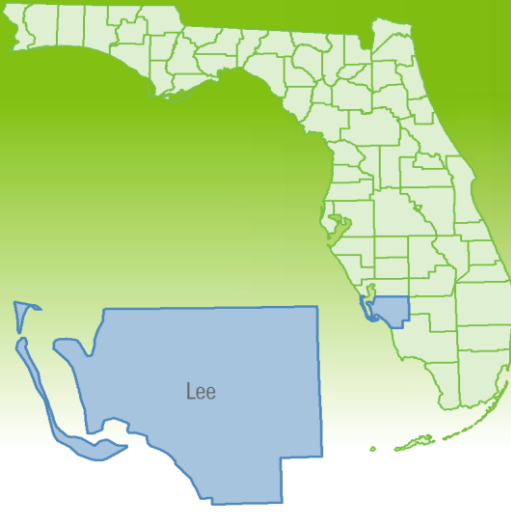


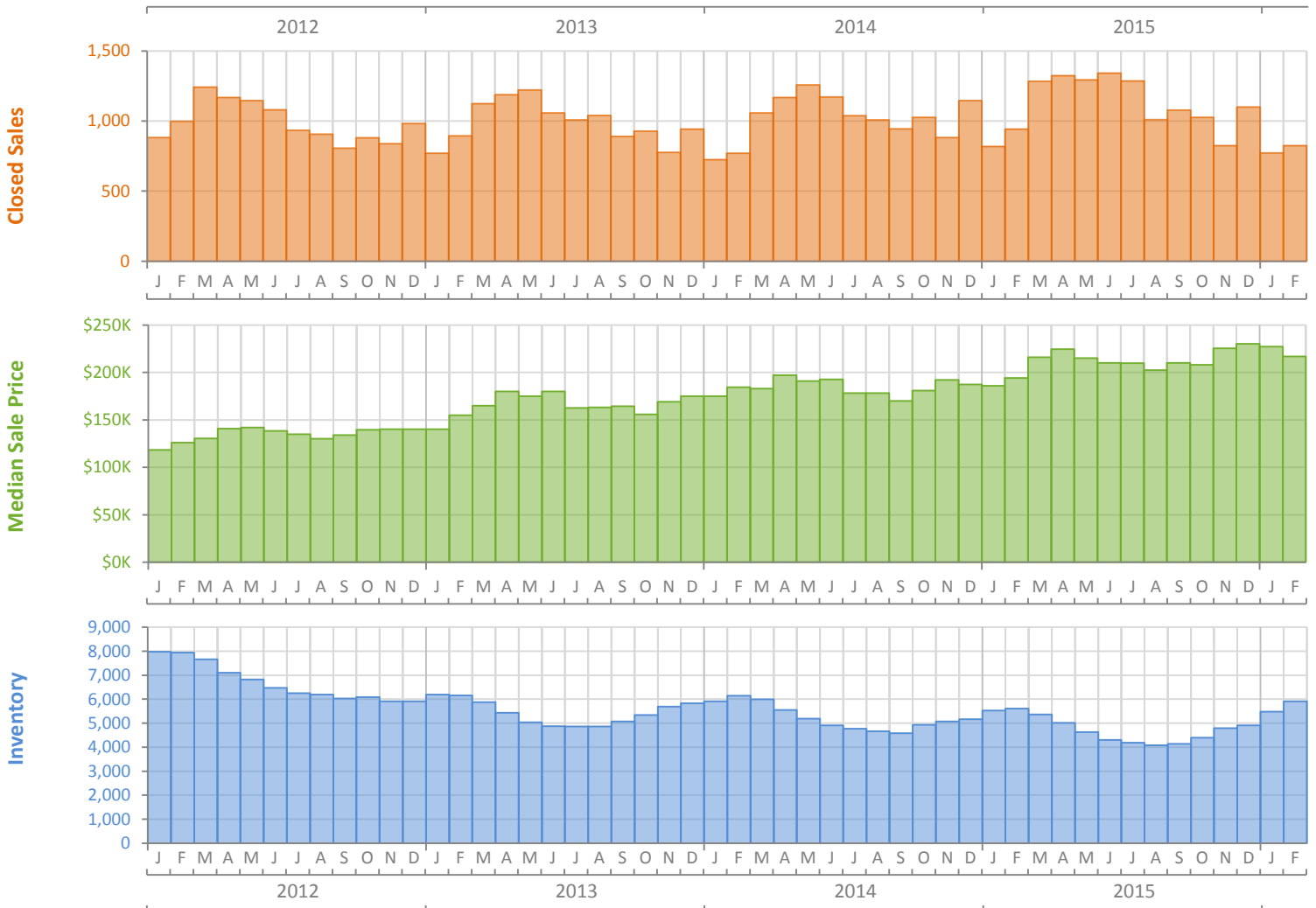
Monthly Market Summary - February 2016

Single Family Homes

Lee County



	February 2016	February 2015	Percent Change Year-over-Year
Closed Sales	825	943	-12.5%
Paid in Cash	328	450	-27.1%
Median Sale Price	\$216,810	\$194,000	11.8%
Average Sale Price	\$294,019	\$297,734	-1.2%
Dollar Volume	\$242.6 Million	\$280.8 Million	-13.6%
Med. Pct. of Orig. List Price Received	95.9%	94.6%	1.4%
Median Time to Contract	51 Days	61 Days	-16.4%
Median Time to Sale	92 Days	100 Days	-8.0%
New Pending Sales	1,325	1,508	-12.1%
New Listings	1,792	1,568	14.3%
Pending Inventory	2,038	2,353	-13.4%
Inventory (Active Listings)	5,909	5,607	5.4%
Months Supply of Inventory	5.4	5.4	0.0%



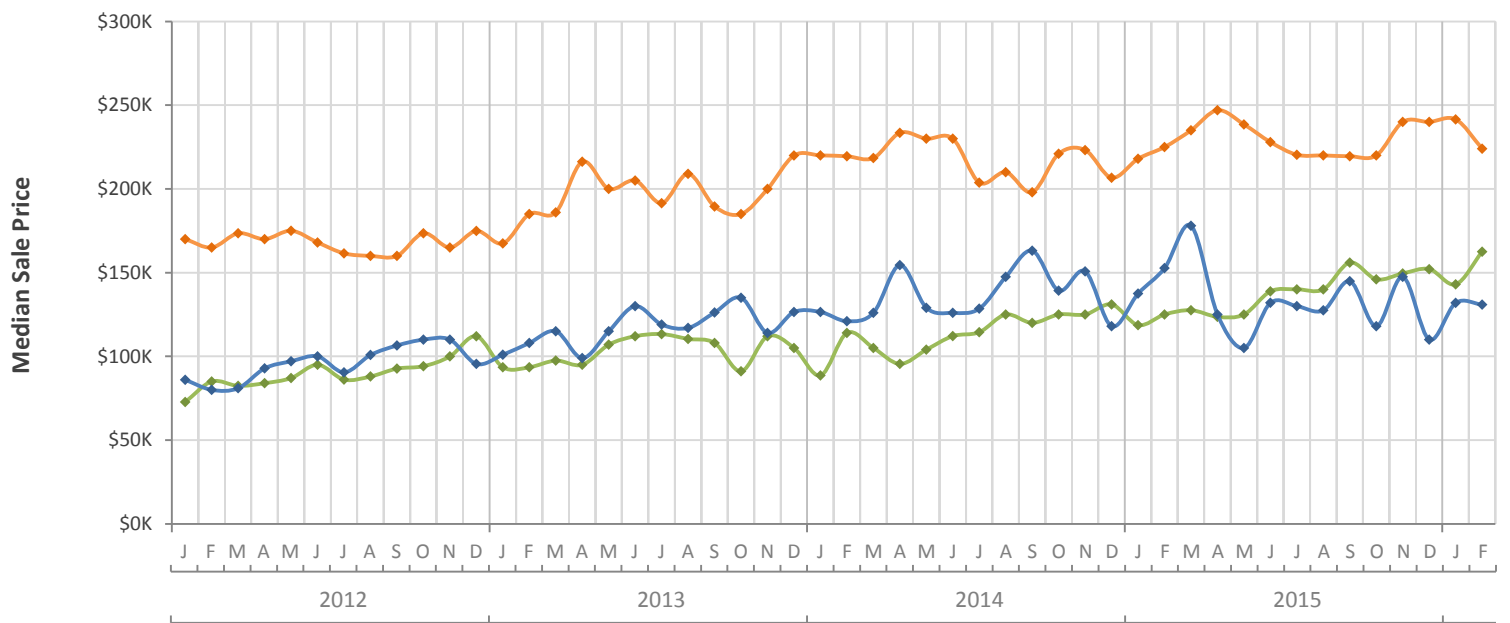
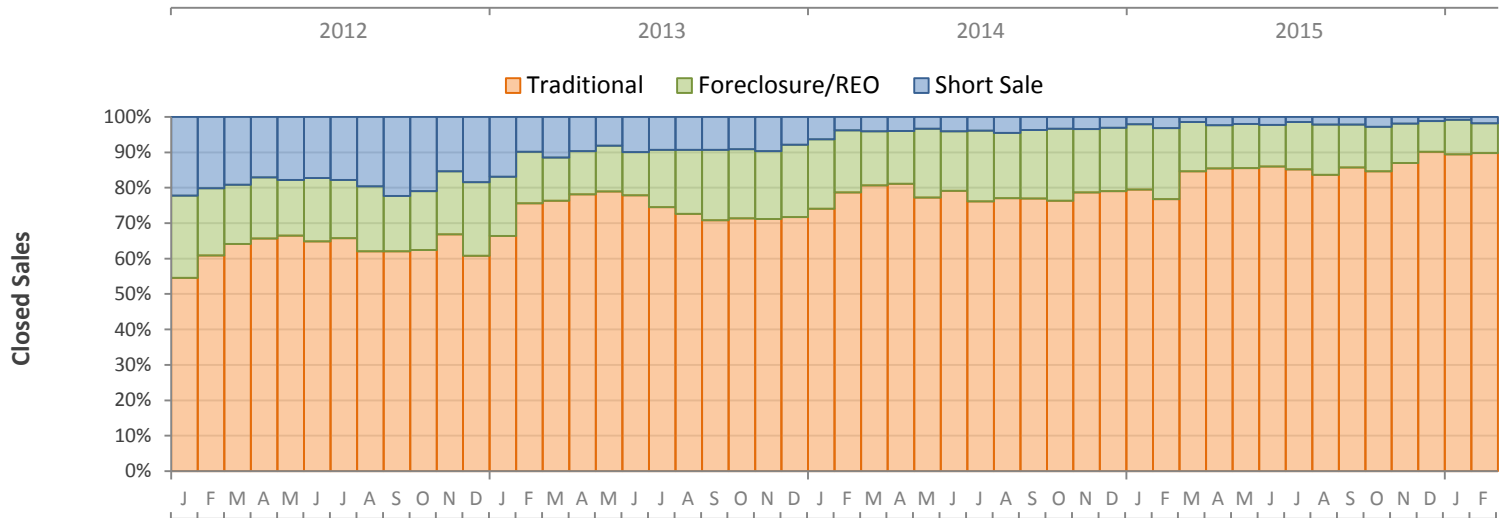
Monthly Distressed Market - February 2016

Single Family Homes

Lee County



		February 2016	February 2015	Percent Change Year-over-Year
Traditional	Closed Sales	741	724	2.3%
	Median Sale Price	\$224,000	\$225,000	-0.4%
Foreclosure/REO	Closed Sales	69	189	-63.5%
	Median Sale Price	\$162,500	\$125,000	30.0%
Short Sale	Closed Sales	15	30	-50.0%
	Median Sale Price	\$130,900	\$152,700	-14.3%



Produced by Florida REALTORS® with data provided by Florida's multiple listing services. Statistics for each month compiled from MLS feeds on the 15th day of the following month. Data released on Monday, March 21, 2016. Historical data revised on Friday, February 26, 2016. Next data release is Wednesday, April 20, 2016.