

2004 4th Qtr Housing Sales
 Northeast Florida Association of Realtors
 (904) 394-9494, ext. 1204
 Contact: Melanie Green

<u>New Homes</u> Area	MLS Areas	4th Qtr	4th Qtr	4Q3 Qtr Avg	4Q4 Qtr Avg	4th Qtr	4th Qtr	2003	2004	2003 YTD	2004	2003 YTD VOL	2004 YTD VOL	2003 AVG \$	2004 AVG \$
		2003	2004	2003	2004	Vol	Vol	YTD	YTD	2003	2004	YTD	YTD	2003	2004
<u>Arlington-</u>	41-43	78	92	\$ 203,165	\$ 214,551	15.8	19.7	303	640	\$ 66,341,400	\$ 117,478,080	\$ 218,949	\$ 183,560		
<u>Beaches-</u>	211-232	36	62	\$ 160,442	\$ 234,425	5.7	14.5	210	327	\$ 46,632,571	\$ 62,369,621	\$ 222,060	\$ 190,733		
<u>Mandarin-</u>	11,12-14	66	109	\$ 212,993	\$ 244,164	14.2	26.6	456	585	\$ 83,170,186	\$ 110,569,874	\$ 182,391	\$ 189,008		
<u>Northside-</u>	71-95	326	242	\$ 168,314	\$ 218,858	54.8	52.9	1535	1257	\$ 242,282,338	\$ 210,020,817	\$ 157,839	\$ 167,081		
<u>Southside-</u>	21-26	369	283	\$ 185,907	\$ 258,153	68.5	73	1868	1409	\$ 351,721,477	\$ 291,361,755	\$ 188,288	\$ 206,786		
<u>Westside-</u>	51-67	257	260	\$ 154,934	\$ 173,990	39.8	45.2	1310	1575	\$ 190,377,238	\$ 261,934,874	\$ 145,326	\$ 166,308		
<u>Duval Total-</u>		1,132	1,048	\$ 180,959	\$ 221,692	199	232	5,682	5,793	\$ 980,525,210	1,053,735,021	\$ 172,567	\$ 181,898		
<u>Clay County-</u>	131-162	517	558	\$ 181,312	\$ 218,181	93.7	120.6	1918	1998	\$ 337,301,396	\$ 415,302,718	\$ 175,861	\$ 207,859		
<u>Ponte Vedra Total-</u>	251-263	19	14	\$ 643,471	\$ 621,213	12.2	8.69	59	42	\$ 37,655,043	\$ 30,188,788	\$ 638,221	\$ 718,781		
<u>Sub Total-</u>		1,668	1,620	\$ 182,673	\$ 222,962	304.7	361.2	7659	7833	\$ 1,355,481,649	\$ 1,499,226,527	\$ 176,979	\$ 191,399		
<u>Resales</u> Area	MLS Areas	4th Qtr	4th Qtr	4Q3 Qtr Avg	4Q4 Qtr Avg	4th Qtr	4th Qtr	2003	2004	2003 YTD	2004	2003 YTD VOL	2004 YTD VOL	2003 AVG \$	2004 AVG \$
		2003	2004	2003	2004	Vol	Vol	YTD <td>YTD <td>2003 <td>2004 <td>YTD <td>YTD <td>2003 <td>2004</td> </td></td></td></td></td></td>	YTD <td>2003 <td>2004 <td>YTD <td>YTD <td>2003 <td>2004</td> </td></td></td></td></td>	2003 <td>2004 <td>YTD <td>YTD <td>2003 <td>2004</td> </td></td></td></td>	2004 <td>YTD <td>YTD <td>2003 <td>2004</td> </td></td></td>	YTD <td>YTD <td>2003 <td>2004</td> </td></td>	YTD <td>2003 <td>2004</td> </td>	2003 <td>2004</td>	2004
<u>Arlington-</u>	41-43	479	459	\$ 146,747	\$ 178,718	70.2	82	2494	2552	\$ 358,438,579	\$ 355,251,160	\$ 143,720	\$ 139,205		

<u>Beaches-</u>	211-232	242	274	\$	253,849	\$	307,648	60.6	84.2	1200	1362	\$	288,371,763	\$	323,559,444	\$	240,310	\$	237,562
<u>Mandarin-</u>	11, 12-14	510	408	\$	174,549	\$	165,282	89	67.4	2389	2299	\$	396,808,858	\$	353,666,665	\$	166,098	\$	153,835
<u>Northside-</u>	71-95	704	770	\$	65,718	\$	92,262	46.2	71	3673	3948	\$	239,454,191	\$	264,172,524	\$	65,193	\$	66,913
<u>Southside-</u>	21-26	625	964	\$	155,875	\$	213,472	97.4	206	3723	3993	\$	620,824,588	\$	665,848,722	\$	166,754	\$	166,754
<u>Westside-</u>	51-67	745	818	\$	115,751	\$	130,513	86.2	106.7	3571	3745	\$	404,261,730	\$	423,960,215	\$	113,207	\$	113,207
<u>Duval Total-</u>		3,305	3,693	\$	136,157	\$	167,072	450	617	17,050	17,899	\$	2,308,159,709	\$	2,386,458,730	\$	135,376	\$	133,329
<u>Clay County-</u>	131-162	863	1173	\$	137,966	\$	156,956	119	184.1	2992	4228	\$	410,165,819	\$	651,846,722	\$	137,088	\$	154,174
<u>Ponte Vedra Total-</u>	251-263	259	229	\$	418,711	\$	485,619	108.4	111.2	898	1029	\$	349,133,392	\$	512,614,329	\$	388,790	\$	498,167
<u>Sub Total-</u>		4,427	5,095	\$	152,925	\$	179,116	677.0	912.6	20940	23156	\$	3,067,458,920	\$	3,550,919,781	\$	146,488	\$	153,348
<u>NEFAR Total-</u>		6,095	6,715	\$	162,051	\$	189,724	981.7	1,274	28599	30989	\$	4,422,940,569	\$	5,050,146,308	\$	154,654	\$	162,966