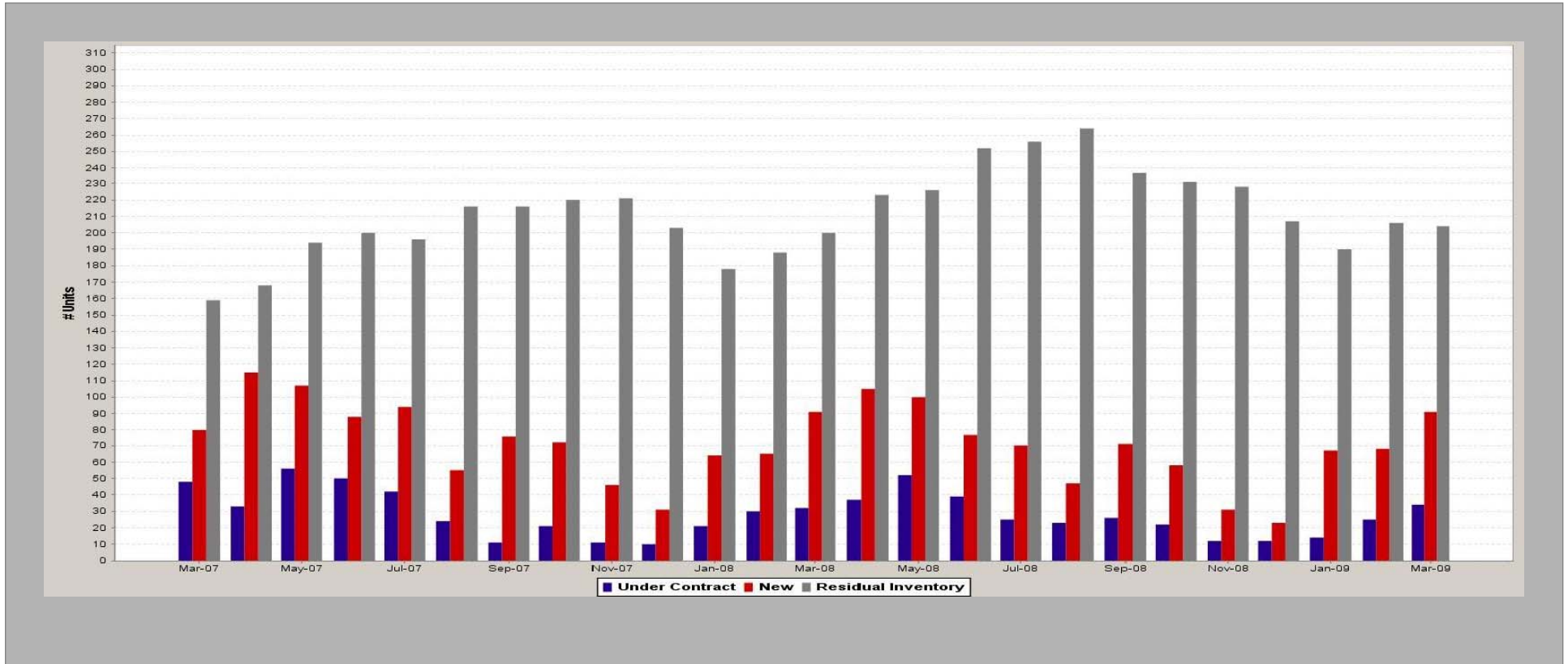


Market Dynamics

Basic Absorption

2 Years (Monthly) 03/01/07 - 03/31/09



KEY INFORMATION

	Mar-07	Mar-09	Change	Percent Change
Under Contract	48	34	-14	-29.2
New	80	91	11	13.8
Residual Inventory	159	204	45	28.3



MLS: MRED	Period: 2 Years (Monthly)	Price: All	Construction Type: All	Bedrooms: All	Bathrooms: All	Lot Size: All
Property Types: Evanston	Residential: (Detached Single)					Sq Ft: All



Market Dynamics

Basic Absorption

2 Years (Monthly) 03/01/07 - 03/31/09

Prudential Preferred Properties

Time Period	# Properties Under Contract	# New Properties Listed	# Residual Inventory Properties	Under Contract / New %	Under Contract / Residual Inventory %
Mar-09	34	91	204	37.36	16.67
Feb-09	25	68	206	36.76	12.14
Jan-09	14	67	190	20.90	7.37
Dec-08	12	23	207	52.17	5.80
Nov-08	12	31	228	38.71	5.26
Oct-08	22	58	231	37.93	9.52
Sep-08	26	71	237	36.62	10.97
Aug-08	23	47	264	48.94	8.71
Jul-08	25	70	256	35.71	9.77
Jun-08	39	77	252	50.65	15.48
May-08	52	100	226	52.00	23.01
Apr-08	37	105	223	35.24	16.59
Mar-08	32	91	200	35.16	16.00
Feb-08	30	65	188	46.15	15.96
Jan-08	21	64	178	32.81	11.80
Dec-07	10	31	203	32.26	4.93
Nov-07	11	46	221	23.91	4.98
Oct-07	21	72	220	29.17	9.55
Sep-07	11	76	216	14.47	5.09
Aug-07	24	55	216	43.64	11.11
Jul-07	42	94	196	44.68	21.43
Jun-07	50	88	200	56.82	25.00
May-07	56	107	194	52.34	28.87
Apr-07	33	115	168	28.70	19.64
Mar-07	48	80	159	60.00	30.19

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