



**East Pasco Association of Realtors®
Monthly Sales Trend Indicator
2018**

Sales by Price Range - Single Family Homes & Villa's

Price Range	Jan-18	Feb-18	Mar-18	Apr-18	May-18	Jun-18	Jul-18	Aug-18	Sep-18	Oct-18	Nov-18	Dec-18	YTD Total	Curr Month	YTD
\$ 1 - 49,999	0	1	0	2	2	0	0						5	0.00%	1.42%
\$ 50,000 - 59,999	0	0	0	1	1	0	1						3	1.79%	0.85%
\$ 60,000 - 69,999	0	3	2	0	0	0	0						5	0.00%	1.42%
\$ 70,000 - 79,999	2	1	2	1	0	0	0						6	0.00%	1.70%
\$ 80,000 - 89,999	1	0	1	0	0	0	0						2	0.00%	0.57%
\$ 90,000 - 99,999	1	0	1	1	1	2	0						6	0.00%	1.70%
\$ 100,000 - 119,999	0	1	2	2	4	4	0						13	0.00%	3.69%
\$ 120,000 - 139,999	4	4	3	6	6	4	3						30	5.36%	8.52%
\$ 140,000 - 159,999	9	5	7	3	6	5	6						41	10.71%	11.65%
\$ 160,000 - 179,999	2	5	5	6	5	5	5						33	8.93%	9.38%
\$ 180,000 - 199,999	1	3	2	5	4	7	6						28	10.71%	7.95%
\$ 200,000 - 249,999	6	9	8	16	10	15	9						73	16.07%	20.74%
\$ 250,000 - 299,999	6	3	6	5	8	10	12						50	21.43%	14.20%
\$ 300,000 - 349,999	2	1	6	3	1	3	2						18	3.57%	5.11%
\$ 350,000 - 399,999	0	2	1	1	4	1	1						10	1.79%	2.84%
\$ 400,000 - 499,999	0	1	1	4	4	0	4						14	7.14%	3.98%
\$ 500,000 - 599,999	0	0	3	0	2	1	2						8	3.57%	2.27%
\$ 600,000 - 699,999	0	0	0	0	0	0	4						4	7.14%	1.14%
\$ 700,000 - 799,999	0	0	0	0	0	0	1						1	1.79%	0.28%
\$ 800,000 - 899,999	0	0	0	0	0	0	0						0	0.00%	0.00%
\$ 900,000 - 999,999	0	0	0	1	0	0	0						1	0.00%	0.28%
\$ 1,000,000 - and over	0	1	0	0	0	0	0						1	0.00%	0.28%
Current Year	34	40	50	57	58	57	56						352		
Previous Year	38	48	56	59	55	49	51						356		
Change from last month		17.65%	25.00%	14.00%	1.75%	-1.72%	-1.75%								
Change from last year	-10.53%	-16.67%	-10.71%	-3.39%	5.45%	16.33%	9.80%								
Current YTD	34	74	124	181	239	296	352								
Previous YTD	38	86	142	201	256	305	356	356	356	356	356	356			
% Change YTD	-10.53%	-13.95%	-12.68%	-9.95%	-6.64%	-2.95%	-1.12%								



East Pasco Association of Realtors® Monthly Sales Trend Indicator 2018

Sales by Price Range - Condominiums, Townhouses and Co-Ops

Price Range	Jan-18	Feb-18	Mar-18	Apr-18	May-18	Jun-18	Jul-18	Aug-18	Sep-18	Oct-18	Nov-18	Dec-18	YTD Total	Curr Month	YTD
\$ 1 - 49,999	0	0	0	0	1	1	0						2	0.00%	5.88%
\$ 50,000 - 59,999	0	0	1	0	1	0	0						2	0.00%	5.88%
\$ 60,000 - 69,999	2	0	0	0	0	1	2						5	28.57%	14.71%
\$ 70,000 - 79,999	0	1	2	0	0	0	0						3	0.00%	8.82%
\$ 80,000 - 89,999	0	0	1	0	1	0	0						2	0.00%	5.88%
\$ 90,000 - 99,999	0	0	1	0	1	0	0						2	0.00%	5.88%
\$ 100,000 - 119,999	0	2	1	0	0	0	1						4	14.29%	11.76%
\$ 120,000 - 139,999	1	0	0	0	1	1	1						4	14.29%	11.76%
\$ 140,000 - 159,999	0	0	1	0	1	0	0						2	0.00%	5.88%
\$ 160,000 - 179,999	0	0	1	0	0	0	0						1	0.00%	2.94%
\$ 180,000 - 199,999	0	0	0	0	0	0	0						0	0.00%	0.00%
\$ 200,000 - 249,999	0	1	0	1	1	0	3						6	42.86%	17.65%
\$ 250,000 - 299,999	0	0	0	0	0	0	0						0	0.00%	0.00%
\$ 300,000 - 349,999	0	0	0	0	0	0	0						0	0.00%	0.00%
\$ 350,000 - 399,999	0	0	0	0	1	0	0						1	0.00%	2.94%
\$ 400,000 - 499,999	0	0	0	0	0	0	0						0	0.00%	0.00%
\$ 500,000 - 599,999	0	0	0	0	0	0	0						0	0.00%	0.00%
\$ 600,000 - 699,999	0	0	0	0	0	0	0						0	0.00%	0.00%
\$ 700,000 - 799,999	0	0	0	0	0	0	0						0	0.00%	0.00%
\$ 800,000 - 899,999	0	0	0	0	0	0	0						0	0.00%	0.00%
\$ 900,000 - 999,999	0	0	0	0	0	0	0						0	0.00%	0.00%
\$ 1,000,000 - and over	0	0	0	0	0	0	0						0	0.00%	0.00%
Current Year	3	4	8	1	8	3	7						34		
Previous Year	1	5	4	4	7	4	5						30		
Change from last month		33.33%	100.00%	-87.50%	700.00%	-62.50%	133.33%								
Change from last year	200.00%	-20.00%	100.00%	-75.00%	14.29%	-25.00%	40.00%								
Current YTD	3	7	15	16	24	27	34								
Previous YTD	1	6	10	14	21	25	30	30	30	30	30	30			
% Change YTD	200.00%	16.67%	50.00%	14.29%	14.29%	8.00%	13.33%								



East Pasco Association of Realtors®
Monthly Sales Trend Indicator
2018
Sales by Price Range - Overall

Price Range	Jan-18	Feb-18	Mar-18	Apr-18	May-18	Jun-18	Jul-18	Aug-18	Sep-18	Oct-18	Nov-18	Dec-18	YTD Total	Curr Month	YTD
\$ 1 - 49,999	0	1	0	2	3	3	1						10	1.49%	2.52%
\$ 50,000 - 59,999	0	0	1	1	2	0	2						6	2.99%	1.51%
\$ 60,000 - 69,999	2	3	2	0	0	2	2						11	2.99%	2.77%
\$ 70,000 - 79,999	2	2	4	1	0	1	0						10	0.00%	2.52%
\$ 80,000 - 89,999	1	0	2	0	1	0	0						4	0.00%	1.01%
\$ 90,000 - 99,999	1	0	2	1	2	2	0						8	0.00%	2.02%
\$ 100,000 - 119,999	0	3	3	2	4	4	1						17	1.49%	4.28%
\$ 120,000 - 139,999	5	4	3	6	7	5	4						34	5.97%	8.56%
\$ 140,000 - 159,999	9	5	8	3	8	5	7						45	10.45%	11.34%
\$ 160,000 - 179,999	2	5	7	6	5	5	6						36	8.96%	9.07%
\$ 180,000 - 199,999	1	3	2	5	4	7	6						28	8.96%	7.05%
\$ 200,000 - 249,999	6	10	8	17	11	16	12						80	17.91%	20.15%
\$ 250,000 - 299,999	6	3	6	5	8	10	12						50	17.91%	12.59%
\$ 300,000 - 349,999	2	1	6	3	1	3	2						18	2.99%	4.53%
\$ 350,000 - 399,999	0	2	1	1	5	1	1						11	1.49%	2.77%
\$ 400,000 - 499,999	0	1	1	4	4	0	4						14	5.97%	3.53%
\$ 500,000 - 599,999	0	0	3	0	2	1	2						8	2.99%	2.02%
\$ 600,000 - 699,999	0	0	0	0	0	0	4						4	5.97%	1.01%
\$ 700,000 - 799,999	0	0	0	0	0	0	1						1	1.49%	0.25%
\$ 800,000 - 899,999	0	0	0	0	0	0	0						0	0.00%	0.00%
\$ 900,000 - 999,999	0	0	0	1	0	0	0						1	0.00%	0.25%
\$ 1,000,000 - and over	0	1	0	0	0	0	0						1	0.00%	0.25%
Current Year	37	44	59	58	67	65	67						397		
Previous Year	39	53	61	64	63	54	56						390		
Change from last month		18.92%	34.09%	-1.69%	15.52%	-2.99%	3.08%								
Change from last year	-5.13%	-16.98%	-3.28%	-9.38%	6.35%	20.37%	19.64%								
Current YTD	37	81	140	198	265	330	397								
Previous YTD	39	92	153	217	280	334	390	390	390	390	390	390			
% Change YTD	-5.13%	-11.96%	-8.50%	-8.76%	-5.36%	-1.20%	1.79%								



East Pasco Association of Realtors®
Monthly Sales Trend Indicator
2018
Sales by Bedroom Count

Bedrooms	Jan-18	Feb-18	Mar-18	Apr-18	May-18	Jun-18	Jul-18	Aug-18	Sep-18	Oct-18	Nov-18	Dec-18	YTD Total	Curr Month	YTD
0	0	1	0	0	0	0	0						1	0.00%	0.25%
1	0	0	0	0	2	0	0						2	0.00%	0.50%
2	10	9	16	13	15	17	17						97	25.37%	24.43%
3	21	23	30	35	34	29	26						198	38.81%	49.87%
4	6	9	9	7	15	16	15						77	22.39%	19.40%
5	0	1	3	1	1	3	8						17	11.94%	4.28%
6+	0	1	1	2	0	0	1						5	1.49%	1.26%
Total	37	44	59	58	67	65	67	0	0	0	0	0	397	100.00%	100.00%

Sales by Bathroom Count

Bathrooms	Jan-18	Feb-18	Mar-18	Apr-18	May-18	Jun-18	Jul-18	Aug-18	Sep-18	Oct-18	Nov-18	Dec-18	YTD Total	Curr Month	YTD
1	6	10	9	9	9	6	8						57	11.94%	14.36%
2	27	29	42	42	50	49	41						280	61.19%	70.53%
3	2	4	5	5	6	9	14						45	20.90%	11.34%
4	2	0	3	1	2	1	4						13	5.97%	3.27%
5	0	0	0	1	0	0	0						1	0.00%	0.25%
6+	0	1	0	0	0	0	0						1	0.00%	0.25%
Total	37	44	59	58	67	65	67	0	0	0	0	0	397	100.00%	100.00%



East Pasco Association of Realtors®
Monthly Sales Trend Indicator
2018
Sales by Housing Style

Style	Jan-18	Feb-18	Mar-18	Apr-18	May-18	Jun-18	Jul-18	Aug-18	Sep-18	Oct-18	Nov-18	Dec-18	YTD Total	Curr Month	YTD
Single Family Residence	25	38	46	54	51	49	53						316	79.10%	79.60%
Villa	9	2	4	3	7	8	3						36	4.48%	9.07%
Condominium	3	2	5	0	6	2	4						22	5.97%	5.54%
Townhouse	0	2	3	1	2	1	3						12	4.48%	3.02%
Manufactured Home	0	0	1	0	1	4	4						10	5.97%	2.52%
1/2 Duplex	0	0	0	0	0	1	0						1	0.00%	0.25%
Total	37	44	59	58	67	65	67	0	0	0	0	0	397	100.00%	100.00%



East Pasco Association of Realtors®
Multiple Listing One Month Sales and Inventory Report - July 1 to July 31, 2018

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory on Market	Months Supply
\$ 1 - 49,999	1	1.49%	45,000	43,000	96.00%	14	4	4.0
\$ 50,000 - 59,999	2	2.99%	82,450	58,000	70.00%	10	2	1.0
\$ 60,000 - 69,999	2	2.99%	66,950	66,000	99.00%	23	4	2.0
\$ 70,000 - 79,999	0	0.00%	0	0	0.00%		4	
\$ 80,000 - 89,999	0	0.00%	0	0	0.00%		4	
\$ 90,000 - 99,999	0	0.00%	0	0	0.00%		3	
\$ 100,000 - 119,999	1	1.49%	129,000	115,000	89.00%	241	5	5.0
\$ 120,000 - 139,999	4	5.97%	136,200	128,250	94.00%	40	12	3.0
\$ 140,000 - 159,999	7	10.45%	157,371	152,314	97.00%	19	12	1.7
\$ 160,000 - 179,999	6	8.96%	171,267	166,900	97.00%	84	17	2.8
\$ 180,000 - 199,999	6	8.96%	191,617	190,400	99.00%	8	13	2.2
\$ 200,000 - 249,999	12	17.91%	224,970	221,198	98.00%	67	26	2.2
\$ 250,000 - 299,999	12	17.91%	287,538	280,025	97.00%	105	32	2.7
\$ 300,000 - 349,999	2	2.99%	349,950	340,000	97.00%	24	17	8.5
\$ 350,000 - 399,999	1	1.49%	389,000	389,000	100.00%	11	9	9.0
\$ 400,000 - 499,999	4	5.97%	461,375	448,000	97.00%	64	10	2.5
\$ 500,000 - 599,999	2	2.99%	582,500	566,500	97.00%	4	3	1.5
\$ 600,000 - 699,999	4	5.97%	668,675	642,625	96.00%	95	7	1.8
\$ 700,000 - 799,999	1	1.49%	799,900	710,000	89.00%	222	3	3.0
\$ 800,000 - 899,999	0	0.00%	0	0	0.00%		2	
\$ 900,000 - 999,999	0	0.00%	0	0	0.00%		0	
\$ 1,000,000 - and over	0	0.00%	0	0	0.00%		4	
Totals	67	100.00%	268,964	259,973	97.00%	62	193	2.9

This data represents all residential sales. Reported sales are dependent upon timeliness of sales and totality of information Reported by participants.
The data reflects only The sales published through My Florida Regional MLS and does not include all sales in The Reported areas.
Neither The Association/Board nor The MFRMLS is in any way responsible for its accuracy.



East Pasco Association of Realtors®
Multiple Listing YTD Sales and Inventory Report - January 1 to July 31, 2018

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory on Market	Months Supply
\$ 1 - 49,999	10	2.52%	41,520	35,300	85.00%	53	4	2.8
\$ 50,000 - 59,999	6	1.51%	69,100	54,083	78.00%	19	2	2.3
\$ 60,000 - 69,999	11	2.77%	66,682	63,955	96.00%	66	4	2.6
\$ 70,000 - 79,999	10	2.52%	76,940	75,195	98.00%	31	4	2.8
\$ 80,000 - 89,999	4	1.01%	85,200	84,000	99.00%	46	4	7.0
\$ 90,000 - 99,999	8	2.02%	101,175	95,733	95.00%	500	3	2.6
\$ 100,000 - 119,999	17	4.28%	112,276	109,820	98.00%	50	5	2.1
\$ 120,000 - 139,999	34	8.56%	132,900	130,049	98.00%	34	12	2.5
\$ 140,000 - 159,999	45	11.34%	156,641	150,849	96.00%	43	12	1.9
\$ 160,000 - 179,999	36	9.07%	171,164	168,047	98.00%	51	17	3.3
\$ 180,000 - 199,999	28	7.05%	192,721	191,414	99.00%	48	13	3.3
\$ 200,000 - 249,999	80	20.15%	228,487	223,441	98.00%	71	26	2.3
\$ 250,000 - 299,999	50	12.59%	279,782	272,340	97.00%	78	32	4.5
\$ 300,000 - 349,999	18	4.53%	334,029	321,883	96.00%	85	17	6.6
\$ 350,000 - 399,999	11	2.77%	387,504	377,864	98.00%	55	9	5.7
\$ 400,000 - 499,999	14	3.53%	472,371	450,250	95.00%	121	10	5.0
\$ 500,000 - 599,999	8	2.02%	575,613	543,125	94.00%	108	3	2.6
\$ 600,000 - 699,999	4	1.01%	668,675	642,625	96.00%	95	7	12.3
\$ 700,000 - 799,999	1	0.25%	799,900	710,000	89.00%	222	3	21.0
\$ 800,000 - 899,999	0	0.00%	0	0	0.00%		2	
\$ 900,000 - 999,999	1	0.25%	1,399,900	959,000	69.00%	70	0	0.0
\$ 1,000,000 - and over	1	0.25%	1,299,000	1,150,000	89.00%	323	4	28.0
Totals	397	100.00%	222,801	214,614	96.00%	71	193	3.4

This data represents all residential sales. Reported sales are dependent upon timeliness of sales and totality of information Reported by participants. The data reflects only The sales published through My Florida Regional MLS and does not include all sales in The Reported areas. Neither The Association/Board nor The MFRMLS is in any way responsible for its accuracy.



East Pasco Association of Realtors®

Four Year Sales and Inventory History 2014 - 2018

Compiled from Monthly Sales and Inventory Reports

Month	Monthly Sales	Average List Price	Average Sale Price	% Diff Sell/List	Avg DOM	Current Inventory	Months Inventory
8/1/2014	45	146,584	138,306	94%	74	356	7.9
9/1/2014	47	142,709	135,409	95%	72	351	7.5
10/1/2014	61	141,789	131,713	93%	101	352	5.8
11/1/2014	43	159,060	148,370	93%	128	332	7.7
12/1/2014	52	163,408	156,463	96%	103	307	5.9
1/1/2015	41	129,997	122,626	94%	98	308	7.5
2/1/2015	43	155,801	150,121	96%	119	307	7.1
3/1/2015	56	189,360	176,626	93%	128	305	5.4
4/1/2015	41	150,976	146,170	97%	53	303	7.4
5/1/2015	52	184,724	175,023	95%	116	298	5.7
6/1/2015	55	208,256	198,956	96%	83	297	5.4
7/1/2015	51	199,722	187,086	94%	76	309	6.1
8/1/2015	54	153,950	148,428	96%	108	296	5.5
9/1/2015	50	180,308	173,687	96%	106	295	5.9
10/1/2015	44	161,013	147,099	91%	77	284	6.5
11/1/2015	43	189,750	178,330	94%	92	295	6.9
12/1/2015	45	185,078	177,714	96%	66	276	6.1
1/1/2016	47	195,430	181,502	93%	98	248	5.3
2/1/2016	45	161,001	154,943	96%	82	237	5.3
3/1/2016	62	186,947	175,397	94%	92	222	3.6
4/1/2016	71	171,677	164,800	96%	59	200	2.8
5/1/2016	61	191,154	183,392	96%	83	199	3.3
6/1/2016	42	202,983	197,502	97%	76	206	4.9
7/1/2016	39	180,351	171,854	95%	47	211	5.4
8/1/2016	49	201,869	196,374	97%	52	213	4.3
9/1/2016	57	179,953	172,722	96%	87	218	3.8
10/1/2016	38	181,218	176,421	97%	74	232	6.1
11/1/2016	54	184,411	174,564	95%	71	226	4.2
12/1/2016	52	179,029	171,674	96%	68	228	4.4
1/1/2017	39	166,249	154,795	93%	59	208	5.3
2/1/2017	53	172,924	166,151	96%	65	200	3.8
3/1/2017	61	203,449	196,752	97%	61	207	3.4
4/1/2017	64	219,338	213,774	97%	56	196	3.1
5/1/2017	63	183,203	178,977	98%	58	191	3.0
6/1/2017	54	192,026	187,627	98%	63	204	3.8
7/1/2017	56	191,744	187,493	98%	74	222	4.0
8/1/2017	38	200,279	196,072	98%	41	218	5.7
9/1/2017	43	195,416	171,664	88%	120	235	5.5
10/1/2017	54	211,385	205,648	97%	53	226	4.2
11/1/2017	49	202,561	188,714	93%	58	215	4.4
12/1/2017	70	250,816	237,970	95%	70	196	2.8
1/1/2018	37	184,689	178,000	96%	62	211	5.7
2/1/2018	44	214,893	205,739	96%	60	189	4.3
3/1/2018	59	209,782	203,493	97%	51	192	3.3
4/1/2018	58	240,689	224,517	93%	75	195	3.4
5/1/2018	67	219,396	213,016	97%	123	182	2.7
6/1/2018	65	201,628	197,612	98%	54	195	3.0
7/1/2018	67	268,964	259,973	97%	62	193	2.9

TIME ON MARKET (Of Units Sold)	SF	CONDO
0 - 30	29	3
31 - 60	4	2
61 - 90	6	
91 - 120	7	1
121 - and over	10	1
Totals	56	7