



**West Pasco Board of Realtors®
Monthly Sales Trend Indicator
2019**

Sales by Price Range - Single Family Homes & Villas

Price Range	Jan-19	Feb-19	Mar-19	Apr-19	May-19	Jun-19	Jul-19	Aug-19	Sep-19	Oct-19	Nov-19	Dec-19	YTD Total	Curr Month	YTD
\$ 1 - 49,999	4	7	4	8	4	3	5						35	1.01%	1.05%
\$ 50,000 - 59,999	5	3	4	1	4	3	1						21	0.20%	0.63%
\$ 60,000 - 69,999	6	2	9	2	2	3	4						28	0.81%	0.84%
\$ 70,000 - 79,999	8	9	8	8	7	9	9						58	1.81%	1.74%
\$ 80,000 - 89,999	8	10	12	17	10	7	5						69	1.01%	2.07%
\$ 90,000 - 99,999	6	15	16	16	8	10	8						79	1.61%	2.36%
\$ 100,000 - 119,999	23	32	31	39	46	34	40						245	8.06%	7.33%
\$ 120,000 - 139,999	33	42	46	44	61	58	47						331	9.48%	9.91%
\$ 140,000 - 159,999	42	52	53	65	66	48	50						376	10.08%	11.25%
\$ 160,000 - 179,999	44	35	45	70	59	53	57						363	11.49%	10.87%
\$ 180,000 - 199,999	26	32	58	55	37	37	40						285	8.06%	8.53%
\$ 200,000 - 249,999	43	54	87	102	88	100	100						574	20.16%	17.18%
\$ 250,000 - 299,999	34	36	57	68	57	83	61						396	12.30%	11.85%
\$ 300,000 - 349,999	17	27	34	38	40	29	35						220	7.06%	6.58%
\$ 350,000 - 399,999	7	12	15	23	18	16	17						108	3.43%	3.23%
\$ 400,000 - 499,999	8	7	14	16	23	14	11						93	2.22%	2.78%
\$ 500,000 - 599,999	3	5	2	4	4	5	3						26	0.60%	0.78%
\$ 600,000 - 699,999	1	0	3	1	3	2	1						11	0.20%	0.33%
\$ 700,000 - 799,999	1	0	3	3	2	2	0						11	0.00%	0.33%
\$ 800,000 - 899,999	0	0	0	0	0	2	1						3	0.20%	0.09%
\$ 900,000 - 999,999	1	2	0	0	0	0	0						3	0.00%	0.09%
\$ 1,000,000 - and over	5	0	0	0	0	0	1						6	0.20%	0.18%
Current Year	325	382	501	580	539	518	496						3,341		
Previous Year	333	330	487	500	584	500	459						3,193		
Change from last month		17.54%	31.15%	15.77%	-7.07%	-3.90%	-4.25%								
Change from last year	-2.40%	15.76%	2.87%	16.00%	-7.71%	3.60%	8.06%								
Current YTD	325	707	1,208	1,788	2,327	2,845	3,341								
Previous YTD	333	663	1,150	1,650	2,234	2,734	3,193	3,193	3,193	3,193	3,193	3,193			
% Change YTD	-2.40%	6.64%	5.04%	8.36%	4.16%	4.06%	4.64%								



**West Pasco Board of Realtors®
Monthly Sales Trend Indicator
2019**

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

Price Range	Jan-19	Feb-19	Mar-19	Apr-19	May-19	Jun-19	Jul-19	Aug-19	Sep-19	Oct-19	Nov-19	Dec-19	YTD Total	Curr Month	YTD
\$ 1 - 49,999	9	7	4	8	2	3	2						35	3.08%	7.49%
\$ 50,000 - 59,999	3	1	2	8	7	2	6						29	9.23%	6.21%
\$ 60,000 - 69,999	5	4	5	6	7	5	5						37	7.69%	7.92%
\$ 70,000 - 79,999	3	3	8	4	9	9	6						42	9.23%	8.99%
\$ 80,000 - 89,999	4	6	5	7	6	8	9						45	13.85%	9.64%
\$ 90,000 - 99,999	3	3	2	4	5	2	4						23	6.15%	4.93%
\$ 100,000 - 119,999	5	4	7	7	7	1	2						33	3.08%	7.07%
\$ 120,000 - 139,999	7	8	9	7	8	8	4						51	6.15%	10.92%
\$ 140,000 - 159,999	0	3	12	5	0	5	2						27	3.08%	5.78%
\$ 160,000 - 179,999	3	3	4	7	4	5	10						36	15.38%	7.71%
\$ 180,000 - 199,999	7	4	7	4	8	9	6						45	9.23%	9.64%
\$ 200,000 - 249,999	4	1	5	11	4	8	3						36	4.62%	7.71%
\$ 250,000 - 299,999	2	0	0	3	1	3	3						12	4.62%	2.57%
\$ 300,000 - 349,999	0	0	1	1	3	0	1						6	1.54%	1.28%
\$ 350,000 - 399,999	1	2	0	0	1	0	0						4	0.00%	0.86%
\$ 400,000 - 499,999	0	1	0	0	1	0	1						3	1.54%	0.64%
\$ 500,000 - 599,999	0	0	0	0	0	2	0						2	0.00%	0.43%
\$ 600,000 - 699,999	0	0	0	0	0	0	1						1	1.54%	0.21%
\$ 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	56	50	71	82	73	70	65						467		
Previous Year	36	70	66	65	73	76	56						442		
Change from last month		-10.71%	42.00%	15.49%	-10.98%	-4.11%	-7.14%								
Change from last year	55.56%	-28.57%	7.58%	26.15%	0.00%	-7.89%	16.07%								
Current YTD	56	106	177	259	332	402	467								
Previous YTD	36	106	172	237	310	386	442	442	442	442	442	442			
% Change YTD	55.56%	0.00%	2.91%	9.28%	7.10%	4.15%	5.66%								



**West Pasco Board of Realtors®
Monthly Sales Trend Indicator
2019
Sales by Price Range - Overall**

Price Range	Jan-19	Feb-19	Mar-19	Apr-19	May-19	Jun-19	Jul-19	Aug-19	Sep-19	Oct-19	Nov-19	Dec-19	YTD Total	Curr Month	YTD
\$ 1 - 49,999	16	17	12	17	9	8	8						87	1.40%	2.22%
\$ 50,000 - 59,999	10	4	6	12	13	7	8						60	1.40%	1.53%
\$ 60,000 - 69,999	11	10	14	10	11	10	9						75	1.58%	1.92%
\$ 70,000 - 79,999	14	16	16	15	17	22	18						118	3.15%	3.01%
\$ 80,000 - 89,999	12	18	17	25	18	17	14						121	2.45%	3.09%
\$ 90,000 - 99,999	9	18	19	20	14	14	12						106	2.10%	2.71%
\$ 100,000 - 119,999	28	39	41	49	57	38	44						296	7.71%	7.56%
\$ 120,000 - 139,999	41	50	55	51	69	67	51						384	8.93%	9.81%
\$ 140,000 - 159,999	42	55	66	70	67	56	53						409	9.28%	10.44%
\$ 160,000 - 179,999	47	38	50	78	65	58	68						404	11.91%	10.32%
\$ 180,000 - 199,999	33	36	65	60	45	49	46						334	8.06%	8.53%
\$ 200,000 - 249,999	47	56	94	114	92	108	103						614	18.04%	15.68%
\$ 250,000 - 299,999	36	36	57	71	58	87	65						410	11.38%	10.47%
\$ 300,000 - 349,999	17	27	35	39	43	29	36						226	6.30%	5.77%
\$ 350,000 - 399,999	8	14	15	23	19	16	17						112	2.98%	2.86%
\$ 400,000 - 499,999	8	9	14	16	24	14	12						97	2.10%	2.48%
\$ 500,000 - 599,999	3	5	2	4	4	7	3						28	0.53%	0.72%
\$ 600,000 - 699,999	1	0	3	1	3	2	2						12	0.35%	0.31%
\$ 700,000 - 799,999	1	0	3	3	2	2	0						11	0.00%	0.28%
\$ 800,000 - 899,999	0	0	0	0	0	2	1						3	0.18%	0.08%
\$ 900,000 - 999,999	1	2	0	0	0	0	0						3	0.00%	0.08%
\$ 1,000,000 - and over	5	0	0	0	0	0	1						6	0.18%	0.15%
Current Year	390	450	584	678	630	613	571						3,916		
Previous Year	373	401	555	566	663	583	527						3,668		
Change from last month		15.38%	29.78%	16.10%	-7.08%	-2.70%	-6.85%								
Change from last year	4.56%	12.22%	5.23%	19.79%	-4.98%	5.15%	8.35%								
Current YTD	390	840	1,424	2,102	2,732	3,345	3,916								
Previous YTD	373	774	1,329	1,895	2,558	3,141	3,668	3,668	3,668	3,668	3,668	3,668			
% Change YTD	4.56%	8.53%	7.15%	10.92%	6.80%	6.49%	6.76%								



West Pasco Board of Realtors®
Monthly Sales Trend Indicator
2019
Sales by Bedroom Count

Bedrooms	Jan-19	Feb-19	Mar-19	Apr-19	May-19	Jun-19	Jul-19	Aug-19	Sep-19	Oct-19	Nov-19	Dec-19	YTD Total	Curr Month	YTD
0	0	0	0	0	1	0	1						2	0.18%	0.05%
1	13	11	8	13	13	8	9						75	1.58%	1.92%
2	134	160	211	242	236	213	190						1,386	33.27%	35.39%
3	171	199	262	287	263	265	263						1,710	46.06%	43.67%
4	61	64	86	112	104	103	94						624	16.46%	15.93%
5	9	15	13	22	12	23	12						106	2.10%	2.71%
6+	2	1	4	2	1	1	2						13	0.35%	0.33%
Total	390	450	584	678	630	613	571	0	0	0	0	0	3,916	100.00%	100.00%

Sales by Bathroom Count

Bathrooms	Jan-19	Feb-19	Mar-19	Apr-19	May-19	Jun-19	Jul-19	Aug-19	Sep-19	Oct-19	Nov-19	Dec-19	YTD Total	Curr Month	YTD
1	55	63	60	78	70	71	79						476	13.84%	12.16%
2	280	337	448	507	483	468	418						2,941	73.20%	75.10%
3	47	44	67	83	70	66	67						444	11.73%	11.34%
4	6	6	7	9	7	7	6						48	1.05%	1.23%
5	1	0	2	0	0	1	1						5	0.18%	0.13%
6+	1	0	0	1	0	0	0						2	0.00%	0.05%
Total	390	450	584	678	630	613	571	0	0	0	0	0	3,916	100.00%	100.00%



**West Pasco Board of Realtors®
 Monthly Sales Trend Indicator
 2019
Sales by Housing Style**

Style	Jan-19	Feb-19	Mar-19	Apr-19	May-19	Jun-19	Jul-19	Aug-19	Sep-19	Oct-19	Nov-19	Dec-19	YTD Total	Curr Month	YTD
Single Family Residence	312	367	479	543	506	497	480						3,184	84.06%	81.31%
Condominium	46	42	56	61	57	49	49						360	8.58%	9.19%
Villa	13	15	22	37	33	21	16						157	2.80%	4.01%
Townhouse	10	8	15	21	16	21	16						107	2.80%	2.73%
Manufactured Home	9	17	12	16	16	25	9						104	1.58%	2.66%
1/2 Duplex	0	0	0	0	2	0	0						2	0.00%	0.05%
Farm	0	1	0	0	0	0	1						2	0.18%	0.05%
Total	390	450	584	678	630	613	571	0	0	0	0	0	3,916	100.00%	100.00%



West Pasco Board of Realtors®

Multiple Listing One Month Sales and Inventory Report - July 1 to July 31, 2019

Price Range	Sold Units	Market Share	Average List	Average Sale	% List to Sell	Avg DOM	Inventory on Market	Months Supply
			Price	Price				
\$ 1 - 49,999	8	1.40%	97,337	25,341	26.00%	76	10	1.3
\$ 50,000 - 59,999	8	1.40%	56,513	53,325	94.00%	63	15	1.9
\$ 60,000 - 69,999	9	1.58%	67,333	63,611	94.00%	89	23	2.6
\$ 70,000 - 79,999	18	3.15%	79,639	74,503	94.00%	53	24	1.3
\$ 80,000 - 89,999	14	2.45%	88,864	85,657	96.00%	68	27	1.9
\$ 90,000 - 99,999	12	2.10%	98,017	94,733	97.00%	27	25	2.1
\$ 100,000 - 119,999	44	7.71%	114,118	109,782	96.00%	44	61	1.4
\$ 120,000 - 139,999	51	8.93%	134,516	131,097	97.00%	46	102	2.0
\$ 140,000 - 159,999	53	9.28%	152,054	150,292	99.00%	53	72	1.4
\$ 160,000 - 179,999	68	11.91%	174,634	169,951	97.00%	41	85	1.3
\$ 180,000 - 199,999	46	8.06%	194,539	189,476	97.00%	36	79	1.7
\$ 200,000 - 249,999	103	18.04%	230,894	224,860	97.00%	51	204	2.0
\$ 250,000 - 299,999	65	11.38%	275,917	271,483	98.00%	48	205	3.2
\$ 300,000 - 349,999	36	6.30%	336,131	323,329	96.00%	53	134	3.7
\$ 350,000 - 399,999	17	2.98%	388,949	372,435	96.00%	43	102	6.0
\$ 400,000 - 499,999	12	2.10%	436,174	426,693	98.00%	114	87	7.3
\$ 500,000 - 599,999	3	0.53%	576,267	566,000	98.00%	111	41	13.7
\$ 600,000 - 699,999	2	0.35%	672,225	659,875	98.00%	293	25	12.5
\$ 700,000 - 799,999	0	0.00%	0	0	0.00%		16	
\$ 800,000 - 899,999	1	0.18%	900,000	835,000	93.00%	92	13	13.0
\$ 900,000 - 999,999	0	0.00%	0	0	0.00%		5	
\$ 1,000,000 - and over	1	0.18%	1,300,000	1,100,000	85.00%	35	19	19.0
Totals	571	100.00%	205,590	198,747	97.00%	51	1,374	2.4

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.



West Pasco Board of Realtors®

Multiple Listing YTD Sales and Inventory Report - January 1 to July 31, 2019

Price Range	Sold Units	Market Share	Average List	Average Sale	% List to Sell	Avg DOM	Inventory on Market	Months Supply
			Price	Price				
\$ 1 - 49,999	87	2.22%	78,438	31,491	40.00%	93	10	0.8
\$ 50,000 - 59,999	60	1.53%	61,446	54,255	88.00%	79	15	1.8
\$ 60,000 - 69,999	75	1.92%	69,009	64,883	94.00%	69	23	2.2
\$ 70,000 - 79,999	118	3.01%	80,232	74,904	93.00%	62	24	1.4
\$ 80,000 - 89,999	121	3.09%	89,683	84,718	94.00%	50	27	1.6
\$ 90,000 - 99,999	106	2.71%	99,401	94,525	95.00%	50	25	1.7
\$ 100,000 - 119,999	296	7.56%	115,290	110,129	96.00%	59	61	1.4
\$ 120,000 - 139,999	384	9.81%	133,745	129,409	97.00%	50	102	1.9
\$ 140,000 - 159,999	409	10.44%	153,339	149,610	98.00%	55	72	1.2
\$ 160,000 - 179,999	404	10.32%	174,051	169,112	97.00%	45	85	1.5
\$ 180,000 - 199,999	334	8.53%	192,979	188,982	98.00%	54	79	1.7
\$ 200,000 - 249,999	614	15.68%	228,738	223,502	98.00%	57	204	2.3
\$ 250,000 - 299,999	410	10.47%	277,477	271,384	98.00%	60	205	3.5
\$ 300,000 - 349,999	226	5.77%	330,585	320,992	97.00%	69	134	4.2
\$ 350,000 - 399,999	112	2.86%	383,161	373,542	97.00%	66	102	6.4
\$ 400,000 - 499,999	97	2.48%	451,272	437,667	97.00%	82	87	6.3
\$ 500,000 - 599,999	28	0.72%	565,128	550,180	97.00%	122	41	10.3
\$ 600,000 - 699,999	12	0.31%	671,304	644,017	96.00%	113	25	14.6
\$ 700,000 - 799,999	11	0.28%	784,282	761,809	97.00%	112	16	10.2
\$ 800,000 - 899,999	3	0.08%	910,000	841,667	92.00%	96	13	30.3
\$ 900,000 - 999,999	3	0.08%	982,997	950,000	97.00%	132	5	11.7
\$ 1,000,000 - and over	6	0.15%	1,347,650	1,225,833	91.00%	70	19	22.2
Totals	3,916	100.00%	202,093	195,217	97.00%	59	1,374	2.5

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.



West Pasco Board of Realtors®
Four Year Sales and Inventory History 2015 - 2019
 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
8/1/2015	474	143,821	136,938	95%	96	2,172	4.6
9/1/2015	440	150,184	144,291	96%	86	2,119	4.8
10/1/2015	429	136,438	130,649	96%	86	2,082	4.9
11/1/2015	397	128,295	122,928	96%	78	2,119	5.3
12/1/2015	440	137,062	132,653	97%	88	2,078	4.7
1/1/2016	356	138,858	134,158	97%	81	2,066	5.8
2/1/2016	418	137,942	130,883	95%	70	2,174	5.2
3/1/2016	541	143,945	139,205	97%	81	2,177	4.0
4/1/2016	537	154,847	149,176	96%	73	2,151	4.0
5/1/2016	508	156,843	151,792	97%	70	2,115	4.2
6/1/2016	555	170,169	164,573	97%	74	2,028	3.7
7/1/2016	510	166,691	160,251	96%	70	1,960	3.8
8/1/2016	481	163,555	158,965	97%	69	1,979	4.1
9/1/2016	482	162,411	156,947	97%	69	1,989	4.1
10/1/2016	443	164,831	159,747	97%	67	1,945	4.4
11/1/2016	407	169,649	162,985	96%	59	1,922	4.7
12/1/2016	431	162,182	155,566	96%	68	1,868	4.3
1/1/2017	356	158,562	151,311	95%	61	1,922	5.4
2/1/2017	362	169,021	160,690	95%	62	1,910	5.3
3/1/2017	522	159,978	153,779	96%	63	1,882	3.6
4/1/2017	534	175,292	168,550	96%	53	1,824	3.4
5/1/2017	582	178,170	171,259	96%	59	1,801	3.1
6/1/2017	580	185,327	178,574	96%	55	1,828	3.2
7/1/2017	496	186,576	181,449	97%	48	1,844	3.7
8/1/2017	509	179,666	172,921	96%	50	1,849	3.6
9/1/2017	409	194,885	188,455	97%	54	1,802	4.4
10/1/2017	414	177,035	170,784	96%	56	1,825	4.4
11/1/2017	446	181,195	172,286	95%	53	1,828	4.1
12/1/2017	483	190,011	182,817	96%	58	1,744	3.6
1/1/2018	373	176,897	170,581	96%	53	1,729	4.6
2/1/2018	401	175,559	168,147	96%	62	1,703	4.2
3/1/2018	555	197,300	188,861	96%	58	1,628	2.9
4/1/2018	566	197,989	191,113	97%	54	1,585	2.8
5/1/2018	663	196,019	189,989	97%	52	1,580	2.4
6/1/2018	583	198,948	192,641	97%	51	1,635	2.8
7/1/2018	527	206,225	199,051	97%	54	1,642	3.1
8/1/2018	508	200,257	193,128	96%	52	1,662	3.3
9/1/2018	471	195,708	189,145	97%	51	1,709	3.6
10/1/2018	520	195,773	189,970	97%	50	1,749	3.4
11/1/2018	513	195,613	187,723	96%	53	1,866	3.6
12/1/2018	463	198,460	191,809	97%	50	1,835	4.0
1/1/2019	390	204,229	194,494	95%	67	1,920	4.9
2/1/2019	450	191,723	184,141	96%	61	1,871	4.2
3/1/2019	584	198,740	192,826	97%	64	1,731	3.0
4/1/2019	678	200,662	194,287	97%	64	1,630	2.4
5/1/2019	630	204,569	197,588	97%	53	1,594	2.5
6/1/2019	613	207,320	201,388	97%	53	1,484	2.4
7/1/2019	571	205,590	198,747	97%	51	1,374	2.4

