



**Pinellas Realtor® Organization
Monthly Sales Trend Indicator
2020**

Sales by Price Range - Single Family Homes & Villas

Price Range	Jan-20	Feb-20	Mar-20	Apr-20	May-20	Jun-20	Jul-20	Aug-20	Sep-20	Oct-20	Nov-20	Dec-20	YTD Total	Curr Month	YTD
\$ 1 - 49,999	3	3	7	7									20	0.64%	0.44%
\$ 50,000 - 59,999	3	2	3	2									10	0.18%	0.22%
\$ 60,000 - 69,999	4	3	7	4									18	0.36%	0.40%
\$ 70,000 - 79,999	9	6	2	3									20	0.27%	0.44%
\$ 80,000 - 89,999	8	10	8	7									33	0.64%	0.72%
\$ 90,000 - 99,999	7	9	13	13									42	1.18%	0.92%
\$ 100,000 - 119,999	21	32	32	26									111	2.37%	2.44%
\$ 120,000 - 139,999	47	47	66	54									214	4.91%	4.70%
\$ 140,000 - 159,999	50	64	66	48									228	4.37%	5.01%
\$ 160,000 - 179,999	56	46	80	55									237	5.00%	5.20%
\$ 180,000 - 199,999	68	74	77	61									280	5.55%	6.15%
\$ 200,000 - 249,999	192	198	265	201									856	18.29%	18.79%
\$ 250,000 - 299,999	153	178	212	184									727	16.74%	15.96%
\$ 300,000 - 349,999	96	119	158	112									485	10.19%	10.65%
\$ 350,000 - 399,999	60	74	99	90									323	8.19%	7.09%
\$ 400,000 - 499,999	62	83	113	87									345	7.92%	7.57%
\$ 500,000 - 599,999	29	55	72	50									206	4.55%	4.52%
\$ 600,000 - 699,999	30	31	41	32									134	2.91%	2.94%
\$ 700,000 - 799,999	16	21	28	16									81	1.46%	1.78%
\$ 800,000 - 899,999	4	13	16	9									42	0.82%	0.92%
\$ 900,000 - 999,999	8	12	10	9									39	0.82%	0.86%
\$ 1,000,000 - and over	19	29	27	29									104	2.64%	2.28%
Current Year	945	1,109	1,402	1,099									4,555		
Previous Year	779	1,050	1,361	1,448									4,638		
Change from last month		17.35%	26.42%	-21.61%											
Change from last year	21.31%	5.62%	3.01%	-24.10%											
Current YTD	945	2,054	3,456	4,555											
Previous YTD	779	1,829	3,190	4,638	4,638	4,638	4,638	4,638	4,638	4,638	4,638	4,638			
% Change YTD	21.31%	12.30%	8.34%	-1.79%											



**Pinellas Realtor® Organization
Monthly Sales Trend Indicator
2020**

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

Price Range	Jan-20	Feb-20	Mar-20	Apr-20	May-20	Jun-20	Jul-20	Aug-20	Sep-20	Oct-20	Nov-20	Dec-20	YTD Total	Curr Month	YTD
\$ 1 - 49,999	11	17	13	11									52	2.42%	2.38%
\$ 50,000 - 59,999	4	12	12	8									36	1.76%	1.65%
\$ 60,000 - 69,999	12	18	16	11									57	2.42%	2.61%
\$ 70,000 - 79,999	15	14	23	19									71	4.19%	3.25%
\$ 80,000 - 89,999	30	25	26	19									100	4.19%	4.57%
\$ 90,000 - 99,999	20	25	20	14									79	3.08%	3.61%
\$ 100,000 - 119,999	35	52	43	33									163	7.27%	7.46%
\$ 120,000 - 139,999	39	50	71	43									203	9.47%	9.29%
\$ 140,000 - 159,999	30	40	49	22									141	4.85%	6.45%
\$ 160,000 - 179,999	34	45	51	22									152	4.85%	6.95%
\$ 180,000 - 199,999	30	37	42	28									137	6.17%	6.27%
\$ 200,000 - 249,999	41	45	77	55									218	12.11%	9.97%
\$ 250,000 - 299,999	35	51	54	39									179	8.59%	8.19%
\$ 300,000 - 349,999	23	37	27	26									113	5.73%	5.17%
\$ 350,000 - 399,999	21	34	37	26									118	5.73%	5.40%
\$ 400,000 - 499,999	26	27	36	28									117	6.17%	5.35%
\$ 500,000 - 599,999	16	16	20	18									70	3.96%	3.20%
\$ 600,000 - 699,999	16	21	15	12									64	2.64%	2.93%
\$ 700,000 - 799,999	8	5	11	5									29	1.10%	1.33%
\$ 800,000 - 899,999	3	6	2	4									15	0.88%	0.69%
\$ 900,000 - 999,999	1	3	2	4									10	0.88%	0.46%
\$ 1,000,000 - and over	13	19	23	7									62	1.54%	2.84%
Current Year	463	599	670	454									2,186		
Previous Year	483	592	710	745									2,530		
Change from last month		29.37%	11.85%	-32.24%											
Change from last year	-4.14%	1.18%	-5.63%	-39.06%											
Current YTD	463	1,062	1,732	2,186											
Previous YTD	483	1,075	1,785	2,530	2,530	2,530	2,530	2,530	2,530	2,530	2,530	2,530			
% Change YTD	-4.14%	-1.21%	-2.97%	-13.60%											



Pinellas Realtor® Organization
Monthly Sales Trend Indicator
2020
Sales by Price Range - Overall

Price Range	Jan-20	Feb-20	Mar-20	Apr-20	May-20	Jun-20	Jul-20	Aug-20	Sep-20	Oct-20	Nov-20	Dec-20	YTD Total	Curr Month	YTD
\$ 1 - 49,999	14	23	20	23									80	1.45%	1.17%
\$ 50,000 - 59,999	8	15	15	10									48	0.63%	0.70%
\$ 60,000 - 69,999	20	22	24	17									83	1.07%	1.21%
\$ 70,000 - 79,999	29	22	29	24									104	1.52%	1.52%
\$ 80,000 - 89,999	41	41	36	30									148	1.90%	2.16%
\$ 90,000 - 99,999	27	34	34	29									124	1.83%	1.81%
\$ 100,000 - 119,999	58	86	78	63									285	3.98%	4.16%
\$ 120,000 - 139,999	91	100	144	101									436	6.38%	6.36%
\$ 140,000 - 159,999	81	106	119	74									380	4.68%	5.55%
\$ 160,000 - 179,999	92	93	136	77									398	4.87%	5.81%
\$ 180,000 - 199,999	98	114	121	90									423	5.69%	6.17%
\$ 200,000 - 249,999	233	243	344	257									1,077	16.25%	15.72%
\$ 250,000 - 299,999	188	229	268	223									908	14.10%	13.25%
\$ 300,000 - 349,999	119	156	185	138									598	8.72%	8.73%
\$ 350,000 - 399,999	81	109	136	116									442	7.33%	6.45%
\$ 400,000 - 499,999	88	110	149	115									462	7.27%	6.74%
\$ 500,000 - 599,999	45	71	92	68									276	4.30%	4.03%
\$ 600,000 - 699,999	46	52	56	44									198	2.78%	2.89%
\$ 700,000 - 799,999	24	26	39	21									110	1.33%	1.61%
\$ 800,000 - 899,999	7	19	18	13									57	0.82%	0.83%
\$ 900,000 - 999,999	9	15	12	13									49	0.82%	0.72%
\$ 1,000,000 - and over	32	48	50	36									166	2.28%	2.42%
Current Year	1,431	1,734	2,105	1,582									6,852		
Previous Year	1,275	1,671	2,108	2,240									7,294		
Change from last month		21.17%	21.40%	-24.85%											
Change from last year	12.24%	3.77%	-0.14%	-29.38%											
Current YTD	1,431	3,165	5,270	6,852											
Previous YTD	1,275	2,946	5,054	7,294	7,294	7,294	7,294	7,294	7,294	7,294	7,294	7,294			
% Change YTD	12.24%	7.43%	4.27%	-6.06%											

Pinellas Realtor® Organization



Monthly Sales Trend Indicator 2020 Sales by Bedroom Count

Bedrooms	Jan-20	Feb-20	Mar-20	Apr-20	May-20	Jun-20	Jul-20	Aug-20	Sep-20	Oct-20	Nov-20	Dec-20	YTD Total	Curr Month	YTD
0	4	2	5	4									15	0.25%	0.22%
1	87	133	129	88									437	5.56%	6.38%
2	564	651	838	582									2,635	36.79%	38.46%
3	538	664	740	613									2,555	38.75%	37.29%
4	196	233	326	239									994	15.11%	14.51%
5	36	47	56	49									188	3.10%	2.74%
6+	6	4	11	7									28	0.44%	0.41%
Total	1,431	1,734	2,105	1,582	0	0	0	0	0	0	0	0	6,852	100.00%	100.00%

Sales by Bathroom Count

Bathrooms	Jan-20	Feb-20	Mar-20	Apr-20	May-20	Jun-20	Jul-20	Aug-20	Sep-20	Oct-20	Nov-20	Dec-20	YTD Total	Curr Month	YTD
1	331	386	429	335									1,481	21.18%	21.61%
2	898	1,114	1,374	998									4,384	63.08%	63.98%
3	168	189	250	210									817	13.27%	11.92%
4	31	30	39	34									134	2.15%	1.96%
5	3	8	12	2									25	0.13%	0.36%
6+	0	7	1	3									11	0.19%	0.16%
Total	1,431	1,734	2,105	1,582	0	0	0	0	0	0	0	0	6,852	100.00%	100.00%

Pinellas Realtor® Organization



Monthly Sales Trend Indicator
2020
Sales by Housing Style

Style	Jan-20	Feb-20	Mar-20	Apr-20	May-20	Jun-20	Jul-20	Aug-20	Sep-20	Oct-20	Nov-20	Dec-20	YTD Total	Curr Month	YTD
Single Family Residence	904	1,046	1,307	1,034									4,291	65.36%	62.62%
Condominium	364	492	527	364									1,747	23.01%	25.50%
Townhouse	99	107	143	90									439	5.69%	6.41%
Villa	41	63	95	65									264	4.11%	3.85%
Manufactured Home	23	25	31	28									107	1.77%	1.56%
1/2 Duplex	0	1	2	0									3	0.00%	0.04%
Dock-Rackominium	0	0	0	1									1	0.06%	0.01%
Total	1,431	1,734	2,105	1,582	0	0	0	0	0	0	0	0	6,852	100.00%	100.00%



Pinellas Realtor® Organization

Multiple Listing One Month Sales and Inventory Report - April 1 to April 30, 2020

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	23	1.45%	160,326	28,297	18.00%	69	15	0.7
\$ 50,000 - 59,999	10	0.63%	54,545	53,450	98.00%	64	24	2.4
\$ 60,000 - 69,999	17	1.07%	67,855	64,812	96.00%	110	55	3.2
\$ 70,000 - 79,999	24	1.52%	80,521	74,371	92.00%	61	56	2.3
\$ 80,000 - 89,999	30	1.90%	89,482	84,326	94.00%	52	71	2.4
\$ 90,000 - 99,999	29	1.83%	100,576	94,269	94.00%	68	82	2.8
\$ 100,000 - 119,999	63	3.98%	114,429	110,725	97.00%	41	160	2.5
\$ 120,000 - 139,999	101	6.38%	133,097	129,751	97.00%	46	266	2.6
\$ 140,000 - 159,999	74	4.68%	152,667	149,137	98.00%	50	204	2.8
\$ 160,000 - 179,999	77	4.87%	176,411	170,294	97.00%	37	230	3.0
\$ 180,000 - 199,999	90	5.69%	196,197	191,137	97.00%	40	213	2.4
\$ 200,000 - 249,999	257	16.25%	229,852	225,115	98.00%	47	537	2.1
\$ 250,000 - 299,999	223	14.10%	280,344	273,432	98.00%	41	524	2.4
\$ 300,000 - 349,999	138	8.72%	327,546	321,455	98.00%	44	386	2.8
\$ 350,000 - 399,999	116	7.33%	381,783	373,488	98.00%	45	308	2.7
\$ 400,000 - 499,999	115	7.27%	454,995	443,135	97.00%	57	447	3.9
\$ 500,000 - 599,999	68	4.30%	560,688	545,999	97.00%	58	280	4.1
\$ 600,000 - 699,999	44	2.78%	651,891	641,879	98.00%	54	228	5.2
\$ 700,000 - 799,999	21	1.33%	776,481	749,305	97.00%	65	150	7.1
\$ 800,000 - 899,999	13	0.82%	892,207	853,754	96.00%	45	115	8.9
\$ 900,000 - 999,999	13	0.82%	978,134	950,119	97.00%	65	73	5.6
\$ 1,000,000 - and over	36	2.28%	1,548,752	1,468,381	95.00%	90	456	12.7
Totals	1,582	100.00%	317,761	306,992	97.00%	49	4,880	3.1

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.



Pinellas Realtor® Organization

Multiple Listing YTD Sales and Inventory Report - January 1 to April 30, 2020

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	80	1.17%	220,639	29,326	13.00%	90	15	0.8
\$ 50,000 - 59,999	48	0.70%	58,868	53,951	92.00%	55	24	2.0
\$ 60,000 - 69,999	83	1.21%	68,832	64,710	94.00%	75	55	2.7
\$ 70,000 - 79,999	104	1.52%	79,116	74,547	94.00%	53	56	2.2
\$ 80,000 - 89,999	148	2.16%	88,960	84,378	95.00%	48	71	1.9
\$ 90,000 - 99,999	124	1.81%	98,999	94,071	95.00%	50	82	2.7
\$ 100,000 - 119,999	285	4.16%	116,337	110,155	95.00%	56	160	2.3
\$ 120,000 - 139,999	436	6.36%	133,537	129,113	97.00%	45	266	2.4
\$ 140,000 - 159,999	380	5.55%	153,761	149,933	98.00%	42	204	2.2
\$ 160,000 - 179,999	398	5.81%	173,920	169,329	97.00%	50	230	2.3
\$ 180,000 - 199,999	423	6.17%	194,056	189,511	98.00%	45	213	2.0
\$ 200,000 - 249,999	1,077	15.72%	230,640	225,125	98.00%	48	537	2.0
\$ 250,000 - 299,999	908	13.25%	279,350	272,954	98.00%	50	524	2.3
\$ 300,000 - 349,999	598	8.73%	328,941	322,222	98.00%	50	386	2.6
\$ 350,000 - 399,999	442	6.45%	383,565	373,843	97.00%	52	308	2.8
\$ 400,000 - 499,999	462	6.74%	456,978	443,345	97.00%	62	447	3.9
\$ 500,000 - 599,999	276	4.03%	560,392	543,919	97.00%	79	280	4.1
\$ 600,000 - 699,999	198	2.89%	660,205	643,339	97.00%	76	228	4.6
\$ 700,000 - 799,999	110	1.61%	777,185	749,352	96.00%	87	150	5.5
\$ 800,000 - 899,999	57	0.83%	868,175	848,334	98.00%	72	115	8.1
\$ 900,000 - 999,999	49	0.72%	992,289	947,912	96.00%	101	73	6.0
\$ 1,000,000 - and over	166	2.42%	1,672,100	1,574,779	94.00%	98	456	11.0
Totals	6,852	100.00%	319,169	307,010	96.00%	55	4,880	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.



Pinellas Realtor® Organization

Four Year Sales and Inventory History 2016 - 2020
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
5/1/2016	2,165	244,312	232,382	95%	70	8,906	4.1
6/1/2016	2,277	271,424	258,923	95%	71	8,861	3.9
7/1/2016	1,926	268,035	250,574	93%	70	8,572	4.5
8/1/2016	2,039	251,094	241,179	96%	67	8,681	4.3
9/1/2016	1,936	255,355	245,392	96%	68	8,648	4.5
10/1/2016	1,754	250,118	240,347	96%	70	8,543	4.9
11/1/2016	1,787	257,335	246,392	96%	69	8,264	4.6
12/1/2016	1,911	260,250	248,939	96%	64	7,925	4.1
1/1/2017	1,542	252,358	241,148	96%	67	7,904	5.1
2/1/2017	1,654	264,603	253,931	96%	69	7,838	4.7
3/1/2017	2,405	264,649	253,836	96%	61	7,872	3.3
4/1/2017	2,176	275,668	264,978	96%	63	7,586	3.5
5/1/2017	2,356	280,196	268,917	96%	58	7,522	3.2
6/1/2017	2,414	296,811	285,599	96%	54	7,557	3.1
7/1/2017	2,046	280,204	270,298	96%	50	7,417	3.6
8/1/2017	2,080	273,806	262,658	96%	53	7,337	3.5
9/1/2017	1,573	277,182	265,287	96%	54	7,123	4.5
10/1/2017	1,712	266,768	257,233	96%	55	7,110	4.2
11/1/2017	1,690	261,986	251,407	96%	57	7,235	4.3
12/1/2017	1,942	281,276	269,108	96%	55	6,925	3.6
1/1/2018	1,453	281,789	270,655	96%	63	6,979	4.8
2/1/2018	1,615	290,876	279,369	96%	60	7,103	4.4
3/1/2018	2,139	296,762	285,410	96%	57	7,101	3.3
4/1/2018	2,209	301,018	289,641	96%	54	7,119	3.2
5/1/2018	2,290	294,245	283,354	96%	51	7,112	3.1
6/1/2018	2,217	307,104	294,656	96%	49	7,152	3.2
7/1/2018	2,043	287,431	277,883	97%	51	6,964	3.4
8/1/2018	2,193	294,499	282,260	96%	51	6,992	3.2
9/1/2018	1,688	297,022	286,069	96%	54	7,000	4.1
10/1/2018	1,826	291,722	280,657	96%	55	7,319	4.0
11/1/2018	1,714	317,785	306,168	96%	52	7,682	4.5
12/1/2018	1,763	321,881	309,909	96%	54	7,560	4.3
1/1/2019	1,275	349,826	334,930	96%	59	7,749	6.1
2/1/2019	1,671	340,750	327,566	96%	60	7,774	4.7
3/1/2019	2,108	329,017	317,974	97%	56	7,292	3.5
4/1/2019	2,240	314,412	302,318	96%	60	6,815	3.0
5/1/2019	2,402	317,401	303,686	96%	59	6,493	2.7
6/1/2019	2,128	310,278	298,801	96%	55	6,210	2.9
7/1/2019	2,202	311,624	299,626	96%	53	5,934	2.7
8/1/2019	2,053	327,013	315,058	96%	57	5,572	2.7
9/1/2019	1,831	307,669	296,064	96%	53	5,538	3.0
10/1/2019	1,830	306,514	296,404	97%	54	5,563	3.0
11/1/2019	1,717	300,545	288,226	96%	53	5,431	3.2
12/1/2019	1,971	317,919	305,435	96%	58	5,213	2.6
1/1/2020	1,431	307,921	296,033	96%	58	5,247	3.7
2/1/2020	1,734	325,342	313,099	96%	56	5,169	3.0
3/1/2020	2,105	322,787	309,471	96%	55	5,334	2.5
4/1/2020	1,582	317,761	306,992	97%	49	4,880	3.1

Board/Association: Pinellas SuncoastState: FLMonth: AprilYear: 2020

National Association of Realtors®

700 Eleventh Street, NW

Washington, DC 20001-4507

Email:

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Questions:

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202-383-7568

202-383-1276

Single-Family Units Number of Bedrooms

PRICE RANGE	2 or less	3	4 or more	Total
\$ 1 - \$ 29,999		4	2	6
\$ 30,000 - \$ 39,999				
\$ 40,000 - \$ 49,999	1			1
\$ 50,000 - \$ 59,999	2			2
\$ 60,000 - \$ 69,999	3	1		4
\$ 70,000 - \$ 79,999	2	1		3
\$ 80,000 - \$ 89,999	5	2		7
\$ 90,000 - \$ 99,999	11		2	13
\$ 100,000 - \$ 119,999	18	8		26
\$ 120,000 - \$ 139,999	37	16	1	54
\$ 140,000 - \$ 159,999	32	16		48
\$ 160,000 - \$ 179,999	30	24	1	55
\$ 180,000 - \$ 199,999	25	31	5	61
\$ 200,000 - \$ 249,999	64	122	15	201
\$ 250,000 - \$ 299,999	38	110	36	184
\$ 300,000 - \$ 399,999	26	101	75	202
\$ 400,000 - \$ 499,999	5	31	51	87
\$ 500,000 - \$ 549,999	1	10	20	31
\$ 550,000 - \$ 599,999		7	12	19
\$ 600,000 - \$ 699,999	3	6	23	32
\$ 700,000 - \$ 799,999		4	12	16
\$ 800,000 - \$ 899,999		3	6	9
\$ 900,000 - \$ 999,999		4	5	9
\$ 1,000,000 - and over		5	24	29
Totals:	303	506	290	1099

Condominium / Cooperative Units Number of Bedrooms

2 or less	3	4 or more	Total
1			1
3			3
7			7
8			8
11			11
19			19
18	1		19
13	1		14
31	2		33
42	1		43
18	3	1	22
16	6		22
24	4		28
36	19		55
26	11	2	39
28	23	1	52
21	7		28
7	1		8
6	4		10
6	6		12
1	4		5
3	1		4
1	3		4
2	5		7
348	102	4	454

Active Listings

(Unsold Homes)

Single-Family Listings Condo/Co-op Listings

1	
1	
1	4
3	17
4	46
5	48
12	53
13	64
46	103
101	152
73	118
88	127
126	74
355	153
348	159
463	209
287	146
91	45
97	42
131	93
99	45
71	41
46	24
289	155
2751	1918

Sales Pending

(Under Contract)

Single-Family Listings Condo/Co-op Listings

During Month During Month

5	2
1	
2	3
6	7
4	10
4	17
5	15
9	17
19	27
48	33
55	38
58	26
68	25
184	35
181	26
191	46
77	26
15	5
22	4
27	3
18	4
8	3
7	
23	4
1037	376

TIME ON MARKET (Of Units Sold)	SF	CONDO
0 - 30	687	233
31 - 60	165	71
61 - 90	76	33
91 - 120	66	32
121 - and over	105	85
Totals	1,099	454