



**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	5								25	0.52%	0.45%
\$ 50,000 - 59,999	3	2	3	2	3								13	0.31%	0.24%
\$ 60,000 - 69,999	4	3	7	4	4								22	0.42%	0.40%
\$ 70,000 - 79,999	9	6	2	3	5								25	0.52%	0.45%
\$ 80,000 - 89,999	8	10	8	7	6								39	0.63%	0.71%
\$ 90,000 - 99,999	7	9	13	13	11								53	1.15%	0.96%
\$ 100,000 - 119,999	21	32	32	26	18								129	1.88%	2.34%
\$ 120,000 - 139,999	47	47	66	54	32								246	3.34%	4.46%
\$ 140,000 - 159,999	50	64	66	49	58								287	6.06%	5.20%
\$ 160,000 - 179,999	56	46	80	55	53								290	5.54%	5.26%
\$ 180,000 - 199,999	68	74	77	61	68								348	7.11%	6.31%
\$ 200,000 - 249,999	192	198	266	201	170								1,027	17.76%	18.62%
\$ 250,000 - 299,999	153	178	212	184	153								880	15.99%	15.96%
\$ 300,000 - 349,999	96	119	157	112	101								585	10.55%	10.61%
\$ 350,000 - 399,999	60	74	99	90	77								400	8.05%	7.25%
\$ 400,000 - 499,999	62	83	113	87	72								417	7.52%	7.56%
\$ 500,000 - 599,999	29	55	72	50	36								242	3.76%	4.39%
\$ 600,000 - 699,999	30	31	41	32	27								161	2.82%	2.92%
\$ 700,000 - 799,999	16	21	28	16	22								103	2.30%	1.87%
\$ 800,000 - 899,999	4	13	16	9	7								49	0.73%	0.89%
\$ 900,000 - 999,999	8	12	10	9	6								45	0.63%	0.82%
\$ 1,000,000 - and over	19	29	28	30	23								129	2.40%	2.34%
Current Year	945	1,109	1,403	1,101	957								5,515		
Previous Year	779	1,050	1,361	1,448	1,623								6,261		
Change from last month		17.35%	26.51%	-21.53%	-13.08%										
Change from last year	21.31%	5.62%	3.09%	-23.96%	-41.04%										
Current YTD	945	2,054	3,457	4,558	5,515										
Previous YTD	779	1,829	3,190	4,638	6,261	6,261	6,261	6,261	6,261	6,261	6,261	6,261			
% Change YTD	21.31%	12.30%	8.37%	-1.72%	-11.92%										



**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	16								68	3.83%	2.61%
\$ 50,000 - 59,999	4	12	12	8	7								43	1.67%	1.65%
\$ 60,000 - 69,999	12	18	16	11	10								67	2.39%	2.57%
\$ 70,000 - 79,999	15	14	23	19	14								85	3.35%	3.26%
\$ 80,000 - 89,999	30	25	26	19	9								109	2.15%	4.19%
\$ 90,000 - 99,999	20	25	20	14	18								97	4.31%	3.73%
\$ 100,000 - 119,999	35	51	43	33	32								194	7.66%	7.45%
\$ 120,000 - 139,999	39	51	71	43	45								249	10.77%	9.56%
\$ 140,000 - 159,999	30	40	49	22	27								168	6.46%	6.45%
\$ 160,000 - 179,999	34	45	51	22	28								180	6.70%	6.91%
\$ 180,000 - 199,999	30	37	42	28	21								158	5.02%	6.07%
\$ 200,000 - 249,999	41	45	77	55	48								266	11.48%	10.22%
\$ 250,000 - 299,999	35	51	54	39	30								209	7.18%	8.03%
\$ 300,000 - 349,999	23	37	27	26	22								135	5.26%	5.18%
\$ 350,000 - 399,999	21	34	37	26	21								139	5.02%	5.34%
\$ 400,000 - 499,999	26	27	36	28	30								147	7.18%	5.65%
\$ 500,000 - 599,999	16	16	20	18	12								82	2.87%	3.15%
\$ 600,000 - 699,999	16	21	15	12	7								71	1.67%	2.73%
\$ 700,000 - 799,999	8	5	11	5	7								36	1.67%	1.38%
\$ 800,000 - 899,999	3	6	2	4	3								18	0.72%	0.69%
\$ 900,000 - 999,999	1	3	2	4	0								10	0.00%	0.38%
\$ 1,000,000 - and over	13	19	23	7	11								73	2.63%	2.80%
Current Year	463	599	670	454	418								2,604		
Previous Year	483	592	710	745	751								3,281		
Change from last month		29.37%	11.85%	-32.24%	-7.93%										
Change from last year	-4.14%	1.18%	-5.63%	-39.06%	-44.34%										
Current YTD	463	1,062	1,732	2,186	2,604										
Previous YTD	483	1,075	1,785	2,530	3,281	3,281	3,281	3,281	3,281	3,281	3,281	3,281			
% Change YTD	-4.14%	-1.21%	-2.97%	-13.60%	-20.63%										



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	23								103	1.64%	1.25%
\$ 50,000 - 59,999	8	15	15	10	11								59	0.79%	0.71%
\$ 60,000 - 69,999	20	22	24	17	15								98	1.07%	1.19%
\$ 70,000 - 79,999	29	22	29	24	21								125	1.50%	1.51%
\$ 80,000 - 89,999	41	41	36	30	19								167	1.36%	2.02%
\$ 90,000 - 99,999	27	34	34	29	30								154	2.14%	1.87%
\$ 100,000 - 119,999	58	85	78	63	52								336	3.72%	4.07%
\$ 120,000 - 139,999	91	101	144	101	81								518	5.79%	6.28%
\$ 140,000 - 159,999	81	106	119	75	85								466	6.08%	5.65%
\$ 160,000 - 179,999	92	93	136	77	81								479	5.79%	5.80%
\$ 180,000 - 199,999	98	114	121	90	90								513	6.43%	6.22%
\$ 200,000 - 249,999	233	243	345	257	223								1,301	15.94%	15.76%
\$ 250,000 - 299,999	188	229	268	223	184								1,092	13.15%	13.23%
\$ 300,000 - 349,999	119	156	184	138	123								720	8.79%	8.72%
\$ 350,000 - 399,999	81	109	136	116	98								540	7.01%	6.54%
\$ 400,000 - 499,999	88	110	149	115	102								564	7.29%	6.83%
\$ 500,000 - 599,999	45	71	92	68	48								324	3.43%	3.93%
\$ 600,000 - 699,999	46	52	56	44	34								232	2.43%	2.81%
\$ 700,000 - 799,999	24	26	39	21	29								139	2.07%	1.68%
\$ 800,000 - 899,999	7	19	18	13	10								67	0.71%	0.81%
\$ 900,000 - 999,999	9	15	12	13	6								55	0.43%	0.67%
\$ 1,000,000 - and over	32	48	51	37	34								202	2.43%	2.45%
Current Year	1,431	1,734	2,106	1,584	1,399								8,254		
Previous Year	1,275	1,671	2,108	2,240	2,402								9,696		
Change from last month		21.17%	21.45%	-24.79%	-11.68%										
Change from last year	12.24%	3.77%	-0.09%	-29.29%	-41.76%										
Current YTD	1,431	3,165	5,271	6,855	8,254										
Previous YTD	1,275	2,946	5,054	7,294	9,696	9,696	9,696	9,696	9,696	9,696	9,696	9,696			
% Change YTD	12.24%	7.43%	4.29%	-6.02%	-14.87%										

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	2								17	0.14%	0.21%
1	87	133	129	88	81								518	5.79%	6.28%
2	564	651	838	584	512								3,149	36.60%	38.15%
3	538	664	740	613	556								3,111	39.74%	37.69%
4	196	233	327	239	208								1,203	14.87%	14.57%
5	36	47	56	49	31								219	2.22%	2.65%
6+	6	4	11	7	9								37	0.64%	0.45%
Total	1,431	1,734	2,106	1,584	1,399	0	0	0	0	0	0	0	8,254	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	286								1,767	20.44%	21.41%
2	898	1,114	1,374	1,000	923								5,309	65.98%	64.32%
3	168	189	251	210	143								961	10.22%	11.64%
4	31	30	39	34	38								172	2.72%	2.08%
5	3	8	12	2	6								31	0.43%	0.38%
6+	0	7	1	3	3								14	0.21%	0.17%
Total	1,431	1,734	2,106	1,584	1,399	0	0	0	0	0	0	0	8,254	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	1,308	1,036	910								5,204	65.05%	63.05%
Condominium	364	492	527	364	320								2,067	22.87%	25.04%
Townhouse	99	107	143	90	98								537	7.01%	6.51%
Villa	41	63	95	65	47								311	3.36%	3.77%
Manufactured Home	23	25	31	28	23								130	1.64%	1.57%
1/2 Duplex	0	1	2	0	0								3	0.00%	0.04%
Dock-Rackominium	0	0	0	1	1								2	0.07%	0.02%
Total	1,431	1,734	2,106	1,584	1,399	0	0	0	0	0	0	0	8,254	100.00%	100.00%



Pinellas Realtor® Organization

Multiple Listing One Month Sales and Inventory Report - May 1 to May 31, 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	1.64%	176,951	25,218	14.00%	73	13	0.6
\$ 50,000 - 59,999	11	0.79%	59,427	52,318	88.00%	102	19	1.7
\$ 60,000 - 69,999	15	1.07%	71,473	65,153	91.00%	64	53	3.5
\$ 70,000 - 79,999	21	1.50%	79,588	75,095	94.00%	47	51	2.4
\$ 80,000 - 89,999	19	1.36%	91,863	84,379	92.00%	59	66	3.5
\$ 90,000 - 99,999	30	2.14%	104,311	95,081	91.00%	48	71	2.4
\$ 100,000 - 119,999	52	3.72%	114,959	109,245	95.00%	66	149	2.9
\$ 120,000 - 139,999	81	5.79%	137,188	129,543	94.00%	54	225	2.8
\$ 140,000 - 159,999	85	6.08%	158,102	150,277	95.00%	49	205	2.4
\$ 160,000 - 179,999	81	5.79%	172,701	169,039	98.00%	38	211	2.6
\$ 180,000 - 199,999	90	6.43%	193,025	188,168	97.00%	43	190	2.1
\$ 200,000 - 249,999	223	15.94%	233,040	226,782	97.00%	37	471	2.1
\$ 250,000 - 299,999	184	13.15%	278,624	272,187	98.00%	45	492	2.7
\$ 300,000 - 349,999	123	8.79%	329,527	322,447	98.00%	38	331	2.7
\$ 350,000 - 399,999	98	7.01%	377,953	369,210	98.00%	55	271	2.8
\$ 400,000 - 499,999	102	7.29%	457,562	442,762	97.00%	61	388	3.8
\$ 500,000 - 599,999	48	3.43%	568,873	548,913	96.00%	55	266	5.5
\$ 600,000 - 699,999	34	2.43%	668,157	649,218	97.00%	82	210	6.2
\$ 700,000 - 799,999	29	2.07%	777,261	743,152	96.00%	113	134	4.6
\$ 800,000 - 899,999	10	0.71%	876,390	844,650	96.00%	86	114	11.4
\$ 900,000 - 999,999	6	0.43%	999,650	936,667	94.00%	26	74	12.3
\$ 1,000,000 - and over	34	2.43%	1,720,771	1,611,090	94.00%	79	421	12.4
Totals	1,399	100.00%	319,900	306,087	96.00%	51	4,425	3.2

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 May 31, 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	103	1.25%	210,883	28,409	13.00%	86	13	0.6
\$ 50,000 - 59,999	59	0.71%	58,972	53,647	91.00%	64	19	1.6
\$ 60,000 - 69,999	98	1.19%	69,236	64,778	94.00%	61	53	2.7
\$ 70,000 - 79,999	125	1.51%	79,196	74,639	94.00%	50	51	2.0
\$ 80,000 - 89,999	167	2.02%	89,291	84,378	94.00%	44	66	2.0
\$ 90,000 - 99,999	154	1.87%	100,034	94,268	94.00%	49	71	2.3
\$ 100,000 - 119,999	336	4.07%	116,098	110,029	95.00%	54	149	2.2
\$ 120,000 - 139,999	518	6.28%	134,092	129,163	96.00%	44	225	2.2
\$ 140,000 - 159,999	466	5.65%	154,572	150,007	97.00%	39	205	2.2
\$ 160,000 - 179,999	479	5.80%	173,714	169,280	97.00%	48	211	2.2
\$ 180,000 - 199,999	513	6.22%	193,875	189,275	98.00%	40	190	1.9
\$ 200,000 - 249,999	1,301	15.76%	231,054	225,418	98.00%	44	471	1.8
\$ 250,000 - 299,999	1,092	13.23%	279,228	272,809	98.00%	47	492	2.3
\$ 300,000 - 349,999	720	8.72%	329,171	322,255	98.00%	47	331	2.3
\$ 350,000 - 399,999	540	6.54%	382,547	373,003	98.00%	51	271	2.5
\$ 400,000 - 499,999	564	6.83%	457,084	443,240	97.00%	59	388	3.4
\$ 500,000 - 599,999	324	3.93%	561,649	544,659	97.00%	75	266	4.1
\$ 600,000 - 699,999	232	2.81%	661,370	644,200	97.00%	76	210	4.5
\$ 700,000 - 799,999	139	1.68%	777,201	748,059	96.00%	92	134	4.8
\$ 800,000 - 899,999	67	0.81%	869,401	847,784	98.00%	74	114	8.5
\$ 900,000 - 999,999	55	0.67%	993,092	946,685	95.00%	92	74	6.7
\$ 1,000,000 - and over	202	2.45%	1,672,568	1,575,621	94.00%	90	421	10.4
Totals	8,254	100.00%	319,413	307,002	96.00%	52	4,425	2.7

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
6/1/2016	2,277	271,424	258,923	95%	71	8,860	3.9
7/1/2016	1,926	268,035	250,574	93%	70	8,571	4.5
8/1/2016	2,039	251,094	241,179	96%	67	8,680	4.3
9/1/2016	1,936	255,355	245,392	96%	68	8,652	4.5
10/1/2016	1,754	250,118	240,347	96%	72	8,549	4.9
11/1/2016	1,787	257,335	246,392	96%	72	8,284	4.6
12/1/2016	1,911	260,250	248,939	96%	68	7,958	4.2
1/1/2017	1,542	252,358	241,148	96%	71	7,971	5.2
2/1/2017	1,654	264,603	253,931	96%	77	7,928	4.8
3/1/2017	2,405	264,649	253,836	96%	67	7,985	3.3
4/1/2017	2,176	275,668	264,978	96%	70	7,712	3.5
5/1/2017	2,356	280,196	268,917	96%	59	7,662	3.3
6/1/2017	2,414	296,811	285,599	96%	56	7,708	3.2
7/1/2017	2,046	280,204	270,298	96%	52	7,584	3.7
8/1/2017	2,080	273,806	262,658	96%	56	7,524	3.6
9/1/2017	1,573	277,182	265,287	96%	57	7,305	4.6
10/1/2017	1,712	266,768	257,233	96%	56	7,290	4.3
11/1/2017	1,690	261,986	251,407	96%	58	7,412	4.4
12/1/2017	1,942	281,276	269,108	96%	55	7,104	3.7
1/1/2018	1,453	281,789	270,655	96%	65	7,160	4.9
2/1/2018	1,615	290,876	279,369	96%	57	7,288	4.5
3/1/2018	2,139	296,762	285,410	96%	55	7,274	3.4
4/1/2018	2,209	301,018	289,641	96%	53	7,308	3.3
5/1/2018	2,290	294,245	283,354	96%	48	7,304	3.2
6/1/2018	2,217	307,104	294,656	96%	48	7,335	3.3
7/1/2018	2,043	287,431	277,883	97%	50	7,145	3.5
8/1/2018	2,193	294,499	282,260	96%	50	7,156	3.3
9/1/2018	1,688	297,022	286,069	96%	52	7,151	4.2
10/1/2018	1,826	291,722	280,657	96%	49	7,466	4.1
11/1/2018	1,714	317,785	306,168	96%	44	7,830	4.6
12/1/2018	1,763	321,881	309,909	96%	38	7,733	4.4
1/1/2019	1,275	349,826	334,930	96%	39	7,944	6.2
2/1/2019	1,671	340,750	327,566	96%	43	7,983	4.8
3/1/2019	2,108	329,017	317,974	97%	57	7,510	3.6
4/1/2019	2,240	314,412	302,318	96%	62	7,039	3.1
5/1/2019	2,402	317,401	303,686	96%	61	6,714	2.8
6/1/2019	2,128	310,278	298,801	96%	55	6,401	3.0
7/1/2019	2,202	311,624	299,626	96%	54	6,086	2.8
8/1/2019	2,053	327,013	315,058	96%	58	5,717	2.8
9/1/2019	1,831	307,669	296,064	96%	53	5,669	3.1
10/1/2019	1,830	306,514	296,404	97%	50	5,674	3.1
11/1/2019	1,717	300,545	288,226	96%	54	5,513	3.2
12/1/2019	1,971	317,919	305,435	96%	58	5,281	2.7
1/1/2020	1,431	307,921	296,033	96%	54	5,309	3.7
2/1/2020	1,734	325,342	313,093	96%	53	5,246	3.0
3/1/2020	2,106	322,990	309,779	96%	52	5,513	2.6
4/1/2020	1,584	318,116	307,361	97%	49	5,212	3.3
5/1/2020	1,399	319,900	306,087	96%	51	4,425	3.2



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

National Association of Realtors®

700 Eleventh Street, NW

Washington, DC 20001-4507

Email:

Fax:

Questions:

data@realtors.org

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	1	1		2
\$ 30,000 - \$ 39,999	1			1
\$ 40,000 - \$ 49,999	1	1		2
\$ 50,000 - \$ 59,999	2	1		3
\$ 60,000 - \$ 69,999	2	2		4
\$ 70,000 - \$ 79,999	4	1		5
\$ 80,000 - \$ 89,999	5	1		6
\$ 90,000 - \$ 99,999	8	3		11
\$ 100,000 - \$ 119,999	12	6		18
\$ 120,000 - \$ 139,999	21	9	2	32
\$ 140,000 - \$ 159,999	33	24	1	58
\$ 160,000 - \$ 179,999	27	24	2	53
\$ 180,000 - \$ 199,999	35	24	9	68
\$ 200,000 - \$ 249,999	49	94	27	170
\$ 250,000 - \$ 299,999	19	98	36	153
\$ 300,000 - \$ 399,999	19	104	55	178
\$ 400,000 - \$ 499,999	6	35	31	72
\$ 500,000 - \$ 549,999	2	6	8	16
\$ 550,000 - \$ 599,999	3	5	12	20
\$ 600,000 - \$ 699,999	1	10	16	27
\$ 700,000 - \$ 799,999	1	8	13	22
\$ 800,000 - \$ 899,999			7	7
\$ 900,000 - \$ 999,999		1	5	6
\$ 1,000,000 - and over		6	17	23
Totals:	252	464	241	957

**Condominium / Cooperative Units
Number of Bedrooms**

2 or less	3	4 or more	Total
6	2		8
2			2
6			6
7			7
10			10
13	1		14
9			9
18			18
30	2		32
43	2		45
23	4		27
23	5		28
17	4		21
35	11	2	48
20	8	2	30
27	14	2	43
19	11		30
5	1		6
5	1		6
4	3		7
2	5		7
2	1		3
1	10		11
327	85	6	418

Active Listings

(Unsold Homes)

Single-Family Listings Condo/Co-op Listings

1	
1	2
	2
	15
3	46
1	45
11	50
11	53
36	97
72	141
70	121
84	116
106	77
298	141
303	163
379	205
245	130
83	55
88	35
116	89
90	38
72	41
43	31
263	149
2376	1842

Sales Pending

(Under Contract)

Single-Family Listings Condo/Co-op Listings

During Month During Month

2	7
1	2
1	1
3	9
2	14
7	24
10	21
16	28
26	50
67	72
55	62
75	39
92	36
275	81
240	61
306	64
171	49
47	16
33	17
41	16
33	12
13	8
17	4
74	15
1607	708

TIME ON MARKET (Of Units Sold)	SF	CONDO
0 - 30	553	190
31 - 60	161	74
61 - 90	100	56
91 - 120	42	36
121 - and over	101	62
Totals	957	418