



**Greater Tampa Association of Realtors®
Monthly Sales Trend Indicator
2021**

Sales by Price Range - Single Family Homes & Villas

Price Range	Jan-21	Feb-21	Mar-21	Apr-21	May-21	Jun-21	Jul-21	Aug-21	Sep-21	Oct-21	Nov-21	Dec-21	YTD Total	Curr Month	YTD
\$ 1 - 49,999	2	0	4	2									8	0.07%	0.07%
\$ 50,000 - 59,999	0	0	1	2									3	0.07%	0.03%
\$ 60,000 - 69,999	2	4	0	2									8	0.07%	0.07%
\$ 70,000 - 79,999	5	3	4	1									13	0.03%	0.12%
\$ 80,000 - 89,999	5	10	2	8									25	0.27%	0.23%
\$ 90,000 - 99,999	8	8	10	2									28	0.07%	0.26%
\$ 100,000 - 119,999	18	15	12	19									64	0.63%	0.60%
\$ 120,000 - 139,999	33	34	44	39									150	1.30%	1.41%
\$ 140,000 - 159,999	43	58	52	59									212	1.96%	1.99%
\$ 160,000 - 179,999	73	79	87	66									305	2.20%	2.86%
\$ 180,000 - 199,999	87	74	91	111									363	3.70%	3.40%
\$ 200,000 - 249,999	437	421	508	408									1,774	13.59%	16.62%
\$ 250,000 - 299,999	461	512	658	634									2,265	21.11%	21.22%
\$ 300,000 - 349,999	286	371	452	483									1,592	16.08%	14.92%
\$ 350,000 - 399,999	220	280	360	331									1,191	11.02%	11.16%
\$ 400,000 - 499,999	224	269	325	383									1,201	12.75%	11.25%
\$ 500,000 - 599,999	103	124	171	179									577	5.96%	5.41%
\$ 600,000 - 699,999	41	69	108	93									311	3.10%	2.91%
\$ 700,000 - 799,999	31	27	64	46									168	1.53%	1.57%
\$ 800,000 - 899,999	17	22	40	36									115	1.20%	1.08%
\$ 900,000 - 999,999	8	11	13	23									55	0.77%	0.52%
\$ 1,000,000 - and over	40	51	77	76									244	2.53%	2.29%
Current Year	2,144	2,442	3,083	3,003									10,672		
Previous Year	1,815	2,220	2,651	2,192									8,878		
Change from last month		13.90%	26.25%	-2.59%											
Change from last year	18.13%	10.00%	16.30%	37.00%											
Current YTD	2,144	4,586	7,669	10,672											
Previous YTD	1,815	4,035	6,686	8,878	8,878	8,878	8,878	8,878	8,878	8,878	8,878	8,878			
% Change YTD	18.13%	13.66%	14.70%	20.21%											



**Greater Tampa Association of Realtors®
Monthly Sales Trend Indicator
2021**

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

Price Range	Jan-21	Feb-21	Mar-21	Apr-21	May-21	Jun-21	Jul-21	Aug-21	Sep-21	Oct-21	Nov-21	Dec-21	YTD Total	Curr Month	YTD
\$ 1 - 49,999	5	1	1	1									8	0.12%	0.30%
\$ 50,000 - 59,999	3	2	2	1									8	0.12%	0.30%
\$ 60,000 - 69,999	5	9	10	8									32	0.99%	1.19%
\$ 70,000 - 79,999	7	7	10	9									33	1.11%	1.23%
\$ 80,000 - 89,999	7	15	14	14									50	1.73%	1.87%
\$ 90,000 - 99,999	11	9	16	21									57	2.59%	2.13%
\$ 100,000 - 119,999	34	36	45	51									166	6.29%	6.20%
\$ 120,000 - 139,999	24	24	43	43									134	5.30%	5.00%
\$ 140,000 - 159,999	50	52	53	57									212	7.03%	7.92%
\$ 160,000 - 179,999	50	51	73	80									254	9.86%	9.48%
\$ 180,000 - 199,999	37	41	80	57									215	7.03%	8.03%
\$ 200,000 - 249,999	97	119	119	156									491	19.24%	18.33%
\$ 250,000 - 299,999	47	81	109	82									319	10.11%	11.91%
\$ 300,000 - 349,999	24	41	69	67									201	8.26%	7.51%
\$ 350,000 - 399,999	29	19	30	38									116	4.69%	4.33%
\$ 400,000 - 499,999	20	31	40	43									134	5.30%	5.00%
\$ 500,000 - 599,999	19	13	30	39									101	4.81%	3.77%
\$ 600,000 - 699,999	8	10	15	19									52	2.34%	1.94%
\$ 700,000 - 799,999	2	2	11	7									22	0.86%	0.82%
\$ 800,000 - 899,999	3	4	7	3									17	0.37%	0.63%
\$ 900,000 - 999,999	1	5	3	3									12	0.37%	0.45%
\$ 1,000,000 - and over	4	10	18	12									44	1.48%	1.64%
Current Year	487	582	798	811									2,678		
Previous Year	408	539	550	460									1,957		
Change from last month		19.51%	37.11%	1.63%											
Change from last year	19.36%	7.98%	45.09%	76.30%											
Current YTD	487	1,069	1,867	2,678											
Previous YTD	408	947	1,497	1,957	1,957	1,957	1,957	1,957	1,957	1,957	1,957	1,957			
% Change YTD	19.36%	12.88%	24.72%	36.84%											

Greater Tampa Association of Realtors®



**Monthly Sales Trend Indicator
2021
Sales by Price Range - Overall**

Price Range	Jan-21	Feb-21	Mar-21	Apr-21	May-21	Jun-21	Jul-21	Aug-21	Sep-21	Oct-21	Nov-21	Dec-21	YTD Total	Curr Month	YTD
\$ 1 - 49,999	7	3	7	7									24	0.18%	0.18%
\$ 50,000 - 59,999	4	2	4	3									13	0.08%	0.10%
\$ 60,000 - 69,999	7	16	10	12									45	0.31%	0.33%
\$ 70,000 - 79,999	14	10	16	15									55	0.38%	0.40%
\$ 80,000 - 89,999	14	30	19	23									86	0.59%	0.63%
\$ 90,000 - 99,999	21	19	31	25									96	0.64%	0.71%
\$ 100,000 - 119,999	56	55	60	79									250	2.02%	1.84%
\$ 120,000 - 139,999	59	62	96	92									309	2.36%	2.27%
\$ 140,000 - 159,999	99	114	116	123									452	3.15%	3.32%
\$ 160,000 - 179,999	128	134	175	159									596	4.07%	4.38%
\$ 180,000 - 199,999	132	119	178	181									610	4.63%	4.49%
\$ 200,000 - 249,999	537	549	639	578									2,303	14.80%	16.94%
\$ 250,000 - 299,999	510	595	770	721									2,596	18.46%	19.09%
\$ 300,000 - 349,999	310	413	521	556									1,800	14.23%	13.24%
\$ 350,000 - 399,999	249	299	390	369									1,307	9.45%	9.61%
\$ 400,000 - 499,999	244	301	365	426									1,336	10.91%	9.82%
\$ 500,000 - 599,999	122	137	201	218									678	5.58%	4.99%
\$ 600,000 - 699,999	49	80	123	112									364	2.87%	2.68%
\$ 700,000 - 799,999	33	29	75	53									190	1.36%	1.40%
\$ 800,000 - 899,999	20	26	47	39									132	1.00%	0.97%
\$ 900,000 - 999,999	9	16	16	26									67	0.67%	0.49%
\$ 1,000,000 - and over	44	61	95	89									289	2.28%	2.13%
Current Year	2,668	3,070	3,954	3,906									13,598		
Previous Year	2,265	2,796	3,253	2,687									11,001		
Change from last month		15.07%	28.79%	-1.21%											
Change from last year	17.79%	9.80%	21.55%	45.37%											
Current YTD	2,668	5,738	9,692	13,598											
Previous YTD	2,265	5,061	8,314	11,001	11,001	11,001	11,001	11,001	11,001	11,001	11,001	11,001			
% Change YTD	17.79%	13.38%	16.57%	23.61%											

**Greater Tampa Association of Realtors®
Monthly Sales Trend Indicator**

2021 Sales by Bedroom Count

Bedrooms	Jan-21	Feb-21	Mar-21	Apr-21	May-21	Jun-21	Jul-21	Aug-21	Sep-21	Oct-21	Nov-21	Dec-21	YTD Total	Curr Month	YTD
0	2	3	0	1									6	0.03%	0.04%
1	61	57	80	97									295	2.48%	2.17%
2	484	542	750	796									2,572	20.38%	18.91%
3	1,137	1,321	1,665	1,637									5,760	41.91%	42.36%
4	746	885	1,124	1,061									3,816	27.16%	28.06%
5	220	233	287	281									1,021	7.19%	7.51%
6+	18	29	48	33									128	0.84%	0.94%
Total	2,668	3,070	3,954	3,906	0	0	0	0	0	0	0	0	13,598	100.00%	100.00%

Sales by Bathroom Count

Bathrooms	Jan-21	Feb-21	Mar-21	Apr-21	May-21	Jun-21	Jul-21	Aug-21	Sep-21	Oct-21	Nov-21	Dec-21	YTD Total	Curr Month	YTD
1	270	296	371	450									1,387	11.52%	10.20%
2	1,783	2,075	2,674	2,552									9,084	65.34%	66.80%
3	484	561	709	713									2,467	18.25%	18.14%
4	110	105	154	147									516	3.76%	3.79%
5	14	27	37	31									109	0.79%	0.80%
6+	7	6	9	13									35	0.33%	0.26%
Total	2,668	3,070	3,954	3,906	0	0	0	0	0	0	0	0	13,598	100.00%	100.00%

**Greater Tampa Association of Realtors®
Monthly Sales Trend Indicator
2021**

Sales by Housing Style

Style	Jan-21	Feb-21	Mar-21	Apr-21	May-21	Jun-21	Jul-21	Aug-21	Sep-21	Oct-21	Nov-21	Dec-21	YTD Total	Curr Month	YTD
Single Family Residence	2,063	2,364	3,018	2,902									10,347	74.30%	76.09%
Condominium	224	273	417	435									1,349	11.14%	9.92%
Townhouse	263	309	381	376									1,329	9.63%	9.77%
Villa	81	78	65	101									325	2.59%	2.39%
Manufactured Home	35	42	67	85									229	2.18%	1.68%
1/2 Duplex	1	4	5	4									14	0.10%	0.10%
Dock-Rackominium	1	0	1	2									4	0.05%	0.03%
Farm	0	0	0	1									1	0.03%	0.01%
Total	2,668	3,070	3,954	3,906	0	0	0	0	0	0	0	0	13,598	100.00%	100.00%

Greater Tampa Association of Realtors®
Multiple Listing One Month Sales and Inventory Report - April 1 to April 30, 2021

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	7	0.18%	164,414	30,707	19.00%	97	6	0.9
\$ 50,000 - 59,999	3	0.08%	62,133	54,333	87.00%	27	2	0.7
\$ 60,000 - 69,999	12	0.31%	71,708	65,129	91.00%	26	6	0.5
\$ 70,000 - 79,999	15	0.38%	77,747	74,013	95.00%	36	11	0.7
\$ 80,000 - 89,999	23	0.59%	88,791	84,078	95.00%	31	12	0.5
\$ 90,000 - 99,999	25	0.64%	97,803	94,722	97.00%	32	24	1.0
\$ 100,000 - 119,999	79	2.02%	112,505	109,118	97.00%	46	39	0.5
\$ 120,000 - 139,999	92	2.36%	132,487	129,120	97.00%	32	68	0.7
\$ 140,000 - 159,999	123	3.15%	151,213	149,328	99.00%	27	68	0.6
\$ 160,000 - 179,999	159	4.07%	170,143	169,275	99.00%	28	88	0.6
\$ 180,000 - 199,999	181	4.63%	190,646	188,915	99.00%	22	88	0.5
\$ 200,000 - 249,999	578	14.80%	228,450	227,336	100.00%	30	256	0.4
\$ 250,000 - 299,999	721	18.46%	272,315	273,155	100.00%	26	363	0.5
\$ 300,000 - 349,999	556	14.23%	321,815	322,780	100.00%	29	338	0.6
\$ 350,000 - 399,999	369	9.45%	369,952	370,865	100.00%	31	283	0.8
\$ 400,000 - 499,999	426	10.91%	440,930	442,386	100.00%	34	289	0.7
\$ 500,000 - 599,999	218	5.58%	548,526	546,211	100.00%	33	153	0.7
\$ 600,000 - 699,999	112	2.87%	646,889	640,493	99.00%	41	88	0.8
\$ 700,000 - 799,999	53	1.36%	751,199	750,407	100.00%	47	82	1.6
\$ 800,000 - 899,999	39	1.00%	852,894	848,481	99.00%	43	52	1.3
\$ 900,000 - 999,999	26	0.67%	951,539	942,786	99.00%	54	26	1.0
\$ 1,000,000 - and over	89	2.28%	1,944,650	1,900,550	98.00%	65	201	2.3
Totals	3,906	100.00%	359,362	357,654	100.00%	32	2,543	0.7

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 Stellar MLS and does not include all sales in The Reported areas. Neither The Association/Board nor The STELLARMLS is in any way responsible for its accuracy.

Greater Tampa Association of Realtors®
Multiple Listing YTD Sales and Inventory Report - January 1 to April 30, 2021

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	24	0.18%	304,433	25,744	8.00%	61	6	1.0
\$ 50,000 - 59,999	13	0.10%	59,577	55,038	92.00%	48	2	0.6
\$ 60,000 - 69,999	45	0.33%	71,236	64,623	91.00%	49	6	0.5
\$ 70,000 - 79,999	55	0.40%	77,778	73,724	95.00%	34	11	0.8
\$ 80,000 - 89,999	86	0.63%	89,559	84,030	94.00%	39	12	0.6
\$ 90,000 - 99,999	96	0.71%	99,983	94,897	95.00%	46	24	1.0
\$ 100,000 - 119,999	250	1.84%	113,444	109,327	96.00%	47	39	0.6
\$ 120,000 - 139,999	309	2.27%	133,986	129,501	97.00%	39	68	0.9
\$ 140,000 - 159,999	452	3.32%	152,381	149,710	98.00%	34	68	0.6
\$ 160,000 - 179,999	596	4.38%	171,723	169,209	99.00%	34	88	0.6
\$ 180,000 - 199,999	610	4.49%	191,702	189,208	99.00%	34	88	0.6
\$ 200,000 - 249,999	2,303	16.94%	229,255	227,225	99.00%	35	256	0.4
\$ 250,000 - 299,999	2,596	19.09%	273,590	272,782	100.00%	36	363	0.6
\$ 300,000 - 349,999	1,800	13.24%	323,372	322,390	100.00%	36	338	0.8
\$ 350,000 - 399,999	1,307	9.61%	372,677	372,018	100.00%	37	283	0.9
\$ 400,000 - 499,999	1,336	9.82%	445,702	443,659	100.00%	42	289	0.9
\$ 500,000 - 599,999	678	4.99%	550,971	545,934	99.00%	44	153	0.9
\$ 600,000 - 699,999	364	2.68%	650,887	644,125	99.00%	53	88	1.0
\$ 700,000 - 799,999	190	1.40%	752,649	744,602	99.00%	47	82	1.7
\$ 800,000 - 899,999	132	0.97%	854,763	844,212	99.00%	57	52	1.6
\$ 900,000 - 999,999	67	0.49%	973,409	947,820	97.00%	83	26	1.6
\$ 1,000,000 - and over	289	2.13%	1,846,797	1,793,901	97.00%	87	201	2.8
Totals	13,598	100.00%	349,969	346,085	99.00%	39	2,543	0.8

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 Stellar MLS and does not include all sales in The Reported areas. Neither The Association/Board nor The STELLARMLS is in any way responsible for its accuracy.

Greater Tampa Association of Realtors®

Four Year Sales and Inventory History 2017 - 2021
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
5/1/2017	3,524	276,588	268,868	97%	54	11,090	3.1
6/1/2017	3,567	285,892	276,245	97%	55	11,530	3.2
7/1/2017	3,222	270,982	262,461	97%	54	11,349	3.5
8/1/2017	3,381	266,886	259,395	97%	50	11,552	3.4
9/1/2017	2,438	274,146	265,385	97%	56	11,372	4.7
10/1/2017	2,734	266,587	258,210	97%	52	11,183	4.1
11/1/2017	2,881	269,258	261,734	97%	61	11,055	3.8
12/1/2017	3,039	277,452	270,055	97%	58	10,803	3.6
1/1/2018	2,032	266,721	259,288	97%	60	10,845	5.3
2/1/2018	2,470	267,943	260,855	97%	60	10,943	4.4
3/1/2018	3,255	276,247	269,522	98%	60	10,933	3.4
4/1/2018	3,079	273,126	266,141	97%	52	11,043	3.6
5/1/2018	3,700	280,752	274,052	98%	55	11,309	3.1
6/1/2018	3,605	293,718	286,731	98%	52	11,560	3.2
7/1/2018	3,430	283,416	275,412	97%	50	11,427	3.3
8/1/2018	3,498	274,998	268,282	98%	52	11,722	3.4
9/1/2018	2,857	275,486	267,495	97%	53	11,860	4.2
10/1/2018	3,125	269,974	262,681	97%	53	12,232	3.9
11/1/2018	3,085	283,594	274,850	97%	60	12,414	4.0
12/1/2018	2,595	278,155	270,213	97%	59	12,083	4.7
1/1/2019	2,000	270,431	261,095	97%	60	11,944	6.0
2/1/2019	2,592	278,542	271,526	97%	69	11,874	4.6
3/1/2019	3,103	275,541	268,839	98%	66	11,291	3.6
4/1/2019	3,352	278,529	270,941	97%	61	10,728	3.2
5/1/2019	3,895	288,486	280,397	97%	61	10,557	2.7
6/1/2019	3,583	306,875	299,045	97%	58	10,194	2.8
7/1/2019	3,661	294,709	287,188	97%	55	9,881	2.7
8/1/2019	3,703	290,116	282,395	97%	57	9,572	2.6
9/1/2019	3,130	283,683	276,833	98%	57	9,585	3.1
10/1/2019	3,134	283,860	276,696	97%	56	9,436	3.0
11/1/2019	3,154	294,954	286,885	97%	62	8,947	2.8
12/1/2019	3,132	302,391	291,453	96%	62	8,514	2.7
1/1/2020	2,265	294,986	286,411	97%	66	8,368	3.7
2/1/2020	2,796	291,150	283,031	97%	68	8,075	2.9
3/1/2020	3,253	297,409	290,820	98%	60	8,610	2.6
4/1/2020	2,687	303,246	296,302	98%	54	8,338	3.1
5/1/2020	2,762	312,045	303,479	97%	61	7,437	2.7
6/1/2020	3,890	329,510	322,865	98%	59	6,728	1.7
7/1/2020	4,028	327,427	321,730	98%	56	6,275	1.6
8/1/2020	3,782	328,886	322,028	98%	51	5,897	1.6
9/1/2020	3,668	321,016	315,441	98%	49	5,767	1.6
10/1/2020	3,635	325,426	319,735	98%	45	5,680	1.6
11/1/2020	3,615	328,282	322,475	98%	42	5,362	1.5
12/1/2020	3,776	331,602	325,797	98%	40	4,808	1.3
1/1/2021	2,668	331,151	324,223	98%	43	3,979	1.5
2/1/2021	3,070	341,799	337,436	99%	44	3,386	1.1
3/1/2021	3,954	359,730	356,125	99%	41	2,860	0.7
4/1/2021	3,906	359,362	357,654	100%	32	2,543	0.7



Board/Association: Tampa
 State: FL
 Month: April

Year: 2021

National Association of Realtors®
 700 Eleventh Street, NW
 Washington, DC 20001-4507

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**Single-Family Units
 Number of Bedrooms**

PRICE RANGE	2 or less	3	4 or more	Total
	\$ 1 - \$ 29,999		2	
\$ 30,000 - \$ 39,999				
\$ 40,000 - \$ 49,999				
\$ 50,000 - \$ 59,999	1	1		2
\$ 60,000 - \$ 69,999	2			2
\$ 70,000 - \$ 79,999	1			1
\$ 80,000 - \$ 89,999	6	2		8
\$ 90,000 - \$ 99,999	2			2
\$ 100,000 - \$ 119,999	11	7	1	19
\$ 120,000 - \$ 139,999	25	11	3	39
\$ 140,000 - \$ 159,999	36	21	2	59
\$ 160,000 - \$ 179,999	34	30	2	66
\$ 180,000 - \$ 199,999	39	66	6	111
\$ 200,000 - \$ 249,999	82	268	58	408
\$ 250,000 - \$ 299,999	63	350	221	634
\$ 300,000 - \$ 399,999	63	335	416	814
\$ 400,000 - \$ 499,999	14	111	258	383
\$ 500,000 - \$ 549,999	3	29	68	100
\$ 550,000 - \$ 599,999		17	62	79
\$ 600,000 - \$ 699,999	1	17	75	93
\$ 700,000 - \$ 799,999	1	10	35	46
\$ 800,000 - \$ 899,999		5	31	36
\$ 900,000 - \$ 999,999	1	5	17	23
\$ 1,000,000 - and over		8	68	76
Totals:	385	1295	1323	3003

**Condominium / Cooperative Units
 Number of Bedrooms**

PRICE RANGE	2 or less	3	4 or more	Total
	\$ 1 - \$ 29,999			
\$ 30,000 - \$ 39,999				
\$ 40,000 - \$ 49,999	1			1
\$ 50,000 - \$ 59,999	1			1
\$ 60,000 - \$ 69,999	8			8
\$ 70,000 - \$ 79,999	9			9
\$ 80,000 - \$ 89,999	14			14
\$ 90,000 - \$ 99,999	20	1		21
\$ 100,000 - \$ 119,999	49	2		51
\$ 120,000 - \$ 139,999	39	3	1	43
\$ 140,000 - \$ 159,999	48	9		57
\$ 160,000 - \$ 179,999	67	13		80
\$ 180,000 - \$ 199,999	38	19		57
\$ 200,000 - \$ 249,999	62	90	4	156
\$ 250,000 - \$ 299,999	19	55	8	82
\$ 300,000 - \$ 399,999	48	49	8	105
\$ 400,000 - \$ 499,999	21	21	1	43
\$ 500,000 - \$ 549,999	5	7	2	14
\$ 550,000 - \$ 599,999	12	10	3	25
\$ 600,000 - \$ 699,999	8	10	1	19
\$ 700,000 - \$ 799,999	2	5		7
\$ 800,000 - \$ 899,999	1	1	1	3
\$ 900,000 - \$ 999,999	1	2		3
\$ 1,000,000 - and over	3	8	1	12
Totals:	476	305	30	811

**Active Listings
 (Unsold Homes)**
 Single-Family Listings Condo/Co-op Listings

Single-Family Listings	Condo/Co-op Listings
	1
	1
2	3
2	3
1	7
7	10
9	19
25	23
31	26
50	29
55	26
166	58
283	52
491	89
253	17
67	12
54	9
73	9
74	4
48	3
17	8
154	39
1862	448

**Sales Pending
 (Under Contract)**
 Single-Family Listings Condo/Co-op Listings

Single-Family Listings	Condo/Co-op Listings
5	
1	
1	1
1	2
1	4
1	11
5	19
7	23
13	46
32	50
52	57
90	61
101	62
383	152
637	113
896	116
414	31
113	12
86	11
104	24
63	10
51	4
21	3
87	12
3165	824

TIME ON MARKET (Of Units Sold)	SF	CONDO
0 - 30	2,215	581
31 - 60	337	97
61 - 90	170	43
91 - 120	96	21
121 - and over	185	69
Totals	3,003	811

