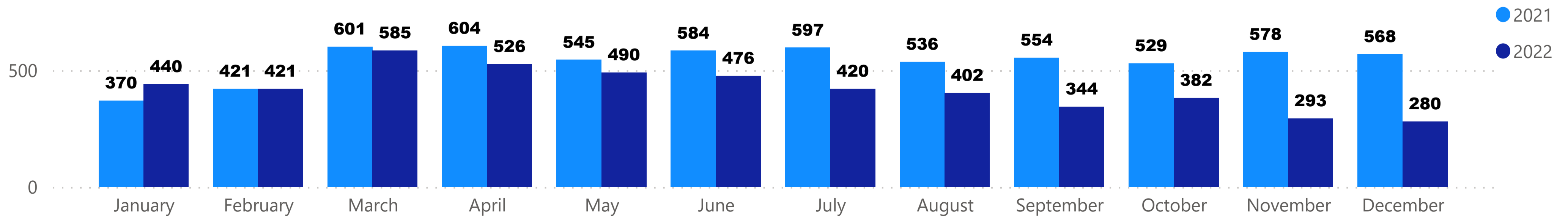


West Pasco Board of REALTORS® Monthly Sales Trend Indicator 2022

Sales by Price Range - Single Family Homes & Villas

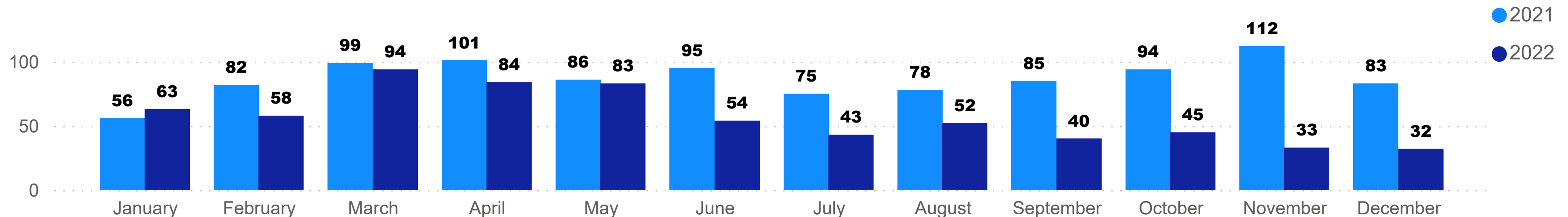
Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999							1					1	2
\$ 50,000 - 59,999		1											1
\$ 60,000 - 69,999	1		1						1				3
\$ 70,000 - 79,999	2			2									4
\$ 80,000 - 89,999	1	1	1								1		4
\$ 90,000 - 99,999			1				1	1					3
\$ 100,000 - 119,999	2		4	3	1	1	4	4		1		2	22
\$ 120,000 - 139,999	4	2	7	4	4	2	4	2	3	3	2	1	38
\$ 140,000 - 159,999	7	10	13	5	4	5	1	7	5	2	6	8	73
\$ 160,000 - 179,999	16	18	13	12	12	2	3	5	7	8	13	9	118
\$ 180,000 - 199,999	17	12	29	14	19	14	18	10	10	17	5	13	178
\$ 200,000 - 249,999	71	61	91	74	63	66	55	59	42	57	49	42	730
\$ 250,000 - 299,999	87	69	102	93	91	79	80	54	63	71	54	61	904
\$ 300,000 - 349,999	67	70	76	80	77	82	61	61	51	44	46	32	747
\$ 350,000 - 399,999	64	50	84	66	67	60	63	66	42	43	32	30	667
\$ 400,000 - 499,999	42	71	73	90	67	84	57	69	68	67	50	35	773
\$ 500,000 - 599,999	34	22	44	39	36	35	27	30	23	40	17	22	369
\$ 600,000 - 699,999	8	12	22	16	20	18	18	19	12	15	10	10	180
\$ 700,000 - 799,999	7	6	6	6	10	13	10	7	7	4	5	5	86
\$ 800,000 - 899,999	4	4	6	8	9	2	8	3	4	6	1	3	58
\$ 900,000 - 999,999	1	5	2	3	2	3	3	2	4	2	1	4	32
\$ 1,000,000 - and over	5	7	10	11	8	10	6	3	2	2	1	2	67
Total	440	421	585	526	490	476	420	402	344	382	293	280	5059



West Pasco Board of REALTORS® Monthly Sales Trend Indicator 2022

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

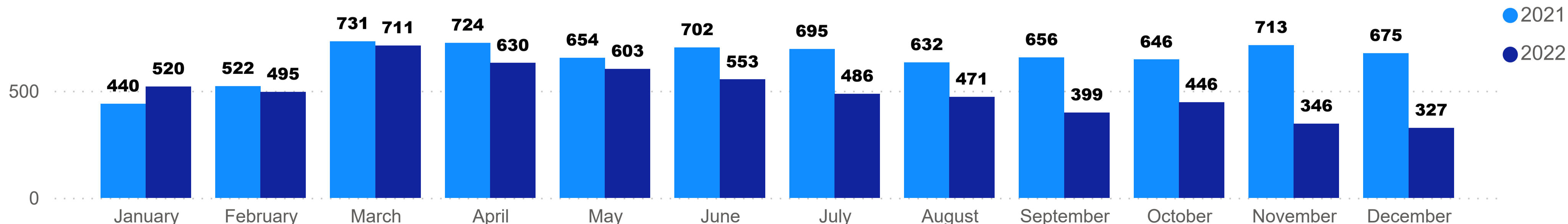
Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999													
\$ 50,000 - 59,999				1		1							2
\$ 60,000 - 69,999	1		1	1							1		4
\$ 70,000 - 79,999	2	4	3	1	1			1					12
\$ 80,000 - 89,999	3	2	8	1	2	1	1	1	1	1	1		22
\$ 90,000 - 99,999	3	1	5	2	4					1			16
\$ 100,000 - 119,999	6	4	9	4	2	5	4	3	4	5		2	48
\$ 120,000 - 139,999	7	10	8	9	7	9	5	3	2	3	6	1	70
\$ 140,000 - 159,999	8	5	11	10	9	4	6	6	2	6	4	2	73
\$ 160,000 - 179,999	4	8	8	11	7	5	5	6	6	6	5	5	76
\$ 180,000 - 199,999	2	1	5	8	9	3	3	3	4	6	2	5	51
\$ 200,000 - 249,999	5	9	8	8	13	8	5	6	5	3	3	4	77
\$ 250,000 - 299,999	11	5	5	11	14	3	6	8	5	6	3	4	81
\$ 300,000 - 349,999	4	4	9	8	5	9	3	4	3	3	7	5	64
\$ 350,000 - 399,999	4	3	9	5	7	3	4	5	3	2		1	46
\$ 400,000 - 499,999		2	3	3	3	1	1	5	2	2		1	23
\$ 500,000 - 599,999	1		1	1				1	2	1	1	2	10
\$ 600,000 - 699,999	1					1							2
\$ 700,000 - 799,999			1										1
\$ 800,000 - 899,999													
\$ 900,000 - 999,999						1							1
\$ 1,000,000 - and over	1								1				2
Total	63	58	94	84	83	54	43	52	40	45	33	32	681



West Pasco Board of REALTORS® Monthly Sales Trend Indicator 2022

Sales by Price Range - Overall

Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999							1					1	2
\$ 50,000 - 59,999		1	1	1									3
\$ 60,000 - 69,999	4	1	2	3					1		1		12
\$ 70,000 - 79,999	5	4	6	3	1	3		1		1			24
\$ 80,000 - 89,999	5	3	10	1	3	2	1	2	1	1	3	1	33
\$ 90,000 - 99,999	3	2	6	4	4	1	1	1	1	1			24
\$ 100,000 - 119,999	8	4	15	8	9	7	9	8	4	8	1	5	86
\$ 120,000 - 139,999	12	15	16	14	12	12	13	7	6	7	11	3	128
\$ 140,000 - 159,999	18	17	30	17	16	15	7	14	9	9	12	10	174
\$ 160,000 - 179,999	20	27	25	25	23	9	8	13	14	19	21	18	222
\$ 180,000 - 199,999	22	14	38	23	30	17	22	14	17	24	9	22	252
\$ 200,000 - 249,999	80	75	102	85	83	78	67	69	50	63	55	46	853
\$ 250,000 - 299,999	98	75	111	109	106	87	91	65	70	80	62	66	1020
\$ 300,000 - 349,999	72	74	88	88	84	91	66	67	54	48	53	38	823
\$ 350,000 - 399,999	69	54	93	71	76	63	68	71	46	45	32	31	719
\$ 400,000 - 499,999	42	73	76	94	71	85	58	74	70	69	50	38	800
\$ 500,000 - 599,999	35	22	45	40	36	35	27	31	26	42	18	24	381
\$ 600,000 - 699,999	9	12	22	16	20	19	18	19	12	15	10	10	182
\$ 700,000 - 799,999	7	6	7	6	10	13	10	7	7	4	5	5	87
\$ 800,000 - 899,999	4	4	6	8	9	2	8	3	4	6	1	3	58
\$ 900,000 - 999,999	1	5	2	3	2	4	3	2	4	2	1	4	33
\$ 1,000,000 - and over	6	7	10	11	8	10	8	3	3	2	1	2	71
Total	520	495	711	630	603	553	486	471	399	446	346	327	5987



West Pasco Board of REALTORS® Monthly Sales Trend Indicator 2022

Sales by Bedroom Count

Bedrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
						1							1
0						1		1					2
1	14	12	23	19	14	9	6	12	5	8	10	6	138
2	159	159	237	217	227	179	167	167	134	148	116	130	2040
3	243	215	309	275	255	261	215	206	191	198	157	125	2650
4	87	93	116	98	83	82	80	67	59	71	52	58	946
5	14	15	22	17	16	17	16	15	9	19	7	8	175
6+	3	1	4	4	8	4	2	3	1	2	4		36
Total	520	495	711	630	603	554	486	471	399	446	346	327	5988

Sales by Bathroom Count

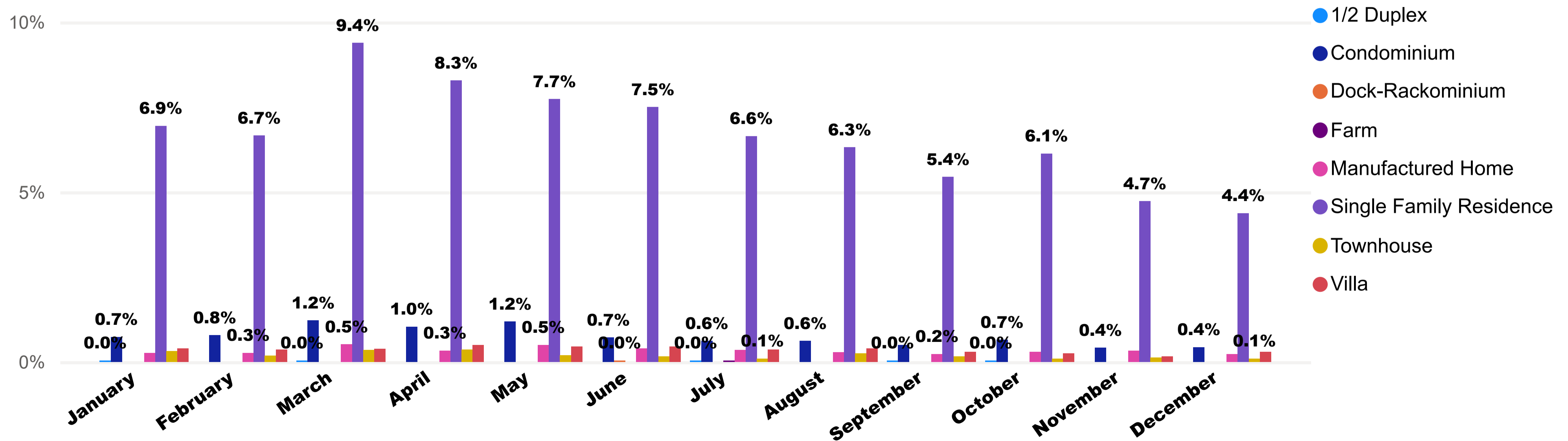
Bathrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
0						1							1
1	48	48	73	58	50	52	38	47	26	37	40	35	552
2	352	331	499	438	422	379	346	315	297	310	241	229	4159
3	100	92	106	112	110	101	84	95	68	84	56	47	1055
4	19	22	29	18	17	15	15	12	5	13	8	12	185
5	1	2	2	2	2	3	2	2	2	1	1	2	22
6+			2	2	2	3	1		1	1		2	14
Total	520	495	711	630	603	554	486	471	399	446	346	327	5988

West Pasco Board of REALTORS® Monthly Sales Trend Indicator 2022

Sales by Housing Style

Property Type	January	February	March	April	May	June	July	August	September	October	November	December	Total
1/2 Duplex	1		1				1		1	1			5
Condominium	44	47	73	62	71	43	37	37	30	39	25	26	534
Dock-Rackominium						1							1
Farm							1						1
Manufactured Home	16	16	31	20	30	24	21	17	14	18	20	14	241
Single Family Residence	416	399	562	496	463	449	398	378	326	367	283	262	4799
Townhouse	19	11	21	22	12	10	6	15	10	6	8	6	146
Villa	24	22	23	30	27	27	22	24	18	15	10	18	260
Total	520	495	711	630	603	554	486	471	399	446	346	326	5987

YTD % of Sales by Property Type





West Pasco Board of REALTORS®

Multiple Listing One Month Sales and Inventory Report - December - 2022

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory	Months Inventory
\$ 1 - 49,999	1	0%	39,900	35,000	88%	3	1	1.0
\$ 50,000 - 59,999								
\$ 60,000 - 69,999								
\$ 70,000 - 79,999							1	
\$ 80,000 - 89,999	1	0%	84,000	80,000	95%	43		
\$ 90,000 - 99,999								
\$ 100,000 - 119,999	5	2%	115,760	111,900	97%	11	7	1.4
\$ 120,000 - 139,999	3	1%	129,300	126,167	98%	17	13	4.3
\$ 140,000 - 159,999	10	3%	164,140	146,560	89%	39	18	1.8
\$ 160,000 - 179,999	18	6%	179,400	166,917	93%	39	31	1.7
\$ 180,000 - 199,999	22	7%	196,073	187,916	96%	35	28	1.3
\$ 200,000 - 249,999	46	14%	234,126	226,861	97%	28	118	2.6
\$ 250,000 - 299,999	66	20%	278,901	272,922	98%	34	169	2.6
\$ 300,000 - 349,999	38	12%	331,065	322,849	98%	31	169	4.4
\$ 350,000 - 399,999	31	10%	378,763	370,715	98%	47	175	5.6
\$ 400,000 - 499,999	37	11%	454,113	439,275	97%	39	172	4.6
\$ 500,000 - 599,999	24	7%	551,433	540,474	98%	41	97	4.0
\$ 600,000 - 699,999	10	3%	659,170	636,290	97%	37	48	4.8
\$ 700,000 - 799,999	5	2%	806,200	745,580	92%	27	25	5.0
\$ 800,000 - 899,999	3	1%	841,633	810,000	96%	58	18	6.0
\$ 900,000 - 999,999	4	1%	938,675	954,283	102%	123	9	2.3
\$ 1,000,000 - and over	2	1%	1,799,950	1,699,950	94%	3	40	20.0
Total	326	100%	350,653	339,965	97%	36	1139	3.5

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



West Pasco Board of REALTORS®

Multiple Listing Year to Date Sales and Inventory Report - 2022

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory
\$ 1 - 49,999	2	0.03%	40,950	41,000	100%	2	1
\$ 50,000 - 59,999	3	0.05%	81,333	56,500	69%	26	
\$ 60,000 - 69,999	12	0.20%	71,258	64,083	90%	16	
\$ 70,000 - 79,999	24	0.40%	80,904	74,330	92%	20	1
\$ 80,000 - 89,999	33	0.55%	89,230	84,461	95%	41	
\$ 90,000 - 99,999	24	0.40%	96,087	94,091	98%	31	
\$ 100,000 - 119,999	86	1.44%	114,385	109,688	96%	24	7
\$ 120,000 - 139,999	128	2.14%	132,520	129,521	98%	21	13
\$ 140,000 - 159,999	174	2.91%	154,792	149,652	97%	20	18
\$ 160,000 - 179,999	222	3.71%	172,408	168,567	98%	20	31
\$ 180,000 - 199,999	252	4.21%	190,684	188,238	99%	18	28
\$ 200,000 - 249,999	853	14.25%	228,254	225,623	99%	17	118
\$ 250,000 - 299,999	1020	17.03%	274,318	273,120	100%	17	169
\$ 300,000 - 349,999	824	13.76%	322,071	323,059	100%	18	169
\$ 350,000 - 399,999	719	12.01%	371,495	371,902	100%	18	175
\$ 400,000 - 499,999	800	13.36%	442,651	441,230	100%	21	172
\$ 500,000 - 599,999	381	6.36%	542,554	542,417	100%	19	97
\$ 600,000 - 699,999	182	3.04%	645,047	641,788	99%	25	48
\$ 700,000 - 799,999	87	1.45%	747,193	738,991	99%	26	25
\$ 800,000 - 899,999	58	0.97%	860,088	839,613	98%	34	18
\$ 900,000 - 999,999	33	0.55%	955,203	940,792	98%	58	9
\$ 1,000,000 - and over	71	1.19%	1,411,600	1,362,230	97%	43	40
Total	5988	100.00%	347,411	345,124	99%	20	1139

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 Stellar MLS is in any way responsible for its accuracy.

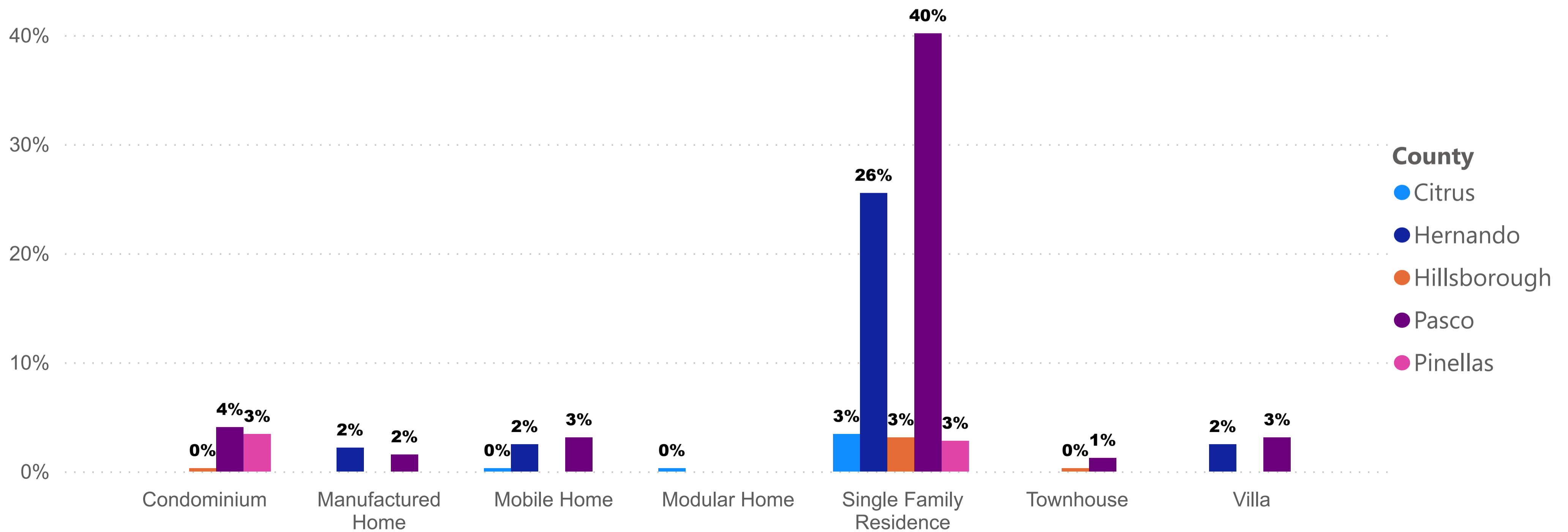
Four Year Sales and Inventory History 2019 - 2022. Compiled from Monthly Sales and Inventory Reports

Month	Monthly Sales	Average List Price	Average Sales Price	% List to Sell	AVG DOM	Inventory	Months Inventory
01/31/2019	392	204,524	194,803	95%	72	1850	4.72
02/28/2019	452	192,047	184,430	96%	61	1796	3.97
03/31/2019	588	201,602	195,539	97%	67	1670	2.84
04/30/2019	687	200,673	194,290	97%	65	1591	2.32
05/31/2019	633	205,377	198,330	97%	55	1582	2.50
06/30/2019	617	208,065	202,044	97%	54	1492	2.42
07/31/2019	575	205,507	198,684	97%	51	1457	2.53
08/31/2019	591	224,200	217,423	97%	53	1413	2.39
09/30/2019	533	213,763	206,037	96%	52	1437	2.70
10/31/2019	517	211,838	204,253	96%	51	1427	2.76
11/30/2019	491	225,727	219,452	97%	45	1501	3.06
12/31/2019	502	211,390	205,647	97%	49	1448	2.88
01/31/2020	431	214,105	204,140	95%	54	1433	3.32
02/29/2020	459	215,008	208,038	97%	56	1339	2.92
03/31/2020	604	218,352	212,504	97%	53	1360	2.25
04/30/2020	475	223,114	215,325	97%	57	1358	2.86
05/31/2020	437	220,991	213,335	97%	46	1183	2.71
06/30/2020	566	241,945	233,747	97%	51	1081	1.91
07/31/2020	644	232,882	227,314	98%	48	981	1.52
08/31/2020	612	245,263	239,953	98%	44	913	1.49
09/30/2020	583	251,059	245,732	98%	37	890	1.53
10/31/2020	615	249,872	245,010	98%	38	908	1.48
11/30/2020	519	235,438	231,853	98%	34	888	1.71
12/31/2020	539	263,647	258,092	98%	34	846	1.57
01/31/2021	440	250,143	245,062	98%	27	777	1.77
02/28/2021	522	250,952	246,516	98%	38	656	1.26
03/31/2021	731	276,621	271,958	98%	32	542	0.74
04/30/2021	724	270,266	269,033	100%	21	505	0.70
05/31/2021	654	290,814	290,388	100%	20	541	0.83
06/30/2021	702	287,067	287,902	100%	17	620	0.88
07/31/2021	695	289,671	290,938	100%	13	696	1.00
08/31/2021	632	298,723	298,580	100%	15	726	1.15
09/30/2021	656	308,336	306,845	100%	15	794	1.21
10/31/2021	646	306,297	304,750	99%	19	791	1.22
11/30/2021	713	308,469	307,658	100%	20	641	0.90
12/31/2021	675	315,051	313,602	100%	20	604	0.89
01/31/2022	520	325,845	324,118	99%	19	485	0.93
02/28/2022	495	342,242	341,504	100%	21	510	1.03
03/31/2022	711	327,487	329,654	101%	17	457	0.64
04/30/2022	630	346,787	350,762	101%	15	526	0.83
05/31/2022	603	342,196	346,050	101%	13	607	1.01
06/30/2022	553	369,709	369,872	100%	15	803	1.45
07/31/2022	486	360,224	357,450	99%	17	969	1.99
08/31/2022	471	356,621	350,598	98%	24	1029	2.18
09/30/2022	399	363,426	356,548	98%	25	1078	2.70
10/31/2022	446	359,313	348,659	97%	28	1129	2.53
11/30/2022	346	334,935	324,231	97%	33	1195	3.45
12/31/2022	326	350,653	339,965	97%	38	1139	3.49

Top 5 Unit Sales by County and Property Type

** Counties with the same % of Sales maybe Included.*

Property Type	Citrus	Hernando	Hillsborough	Pasco	Pinellas	Total
Condominium			0%	4%	3%	8%
Manufactured Home		2%		2%		4%
Mobile Home	0%	2%		3%		6%
Modular Home	0%					0%
Single Family Residence	3%	26%	3%	40%	3%	75%
Townhouse			0%	1%		2%
Villa		2%		3%		6%
Total	4%	33%	4%	53%	6%	100%



Board/Association: State Month Year
 West Pasco FL December 2022

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

Email: data@realtors.com
 Fax: 202-383-7568
 Questions: 202-383-1276

**Single-Family Units
 Number of Bedrooms**

**Condominium / Cooperative Units
 Number of Bedrooms**

**Active Listings
 (Unsold Homes)**

**Sales Pending
 (Under Contract)**

Price Range	2 or Less	3	4 or More	Total
▲				
\$ 1 - 49,999	1			1
\$ 50,000 - 59,999				
\$ 60,000 - 69,999				
\$ 70,000 - 79,999				
\$ 80,000 - 89,999				
\$ 90,000 - 99,999				
\$ 100,000 - 119,999	1	1		2
\$ 120,000 - 139,999	1			1
\$ 140,000 - 159,999	7	1		8
\$ 160,000 - 179,999	9			9
\$ 180,000 - 199,999	12	1		13
\$ 200,000 - 249,999	26	14	2	42
\$ 250,000 - 299,999	30	27	4	61
\$ 300,000 - 349,999	9	15	8	32
\$ 350,000 - 399,999	1	21	8	30
\$ 400,000 - 499,999	1	19	15	35
\$ 500,000 - 599,999	2	11	9	22
\$ 600,000 - 699,999		3	7	10
\$ 700,000 - 799,999	1	1	3	5
\$ 800,000 - 899,999			3	3
\$ 900,000 - 999,999			4	4
\$ 1,000,000 - and over			2	2
Total	101	114	65	280

Price Range	2 or Less	3	4 or More	Total
▲				
\$ 1 - 49,999				
\$ 50,000 - 59,999				
\$ 60,000 - 69,999				
\$ 70,000 - 79,999				
\$ 80,000 - 89,999				
\$ 90,000 - 99,999				
\$ 100,000 - 119,999	1	1		2
\$ 120,000 - 139,999	1			1
\$ 140,000 - 159,999	2			2
\$ 160,000 - 179,999	5			5
\$ 180,000 - 199,999	5			5
\$ 200,000 - 249,999	4			4
\$ 250,000 - 299,999	2	2		4
\$ 300,000 - 349,999	4	1		5
\$ 350,000 - 399,999		1		1
\$ 400,000 - 499,999	1			1
\$ 500,000 - 599,999	2			2
\$ 600,000 - 699,999				
\$ 700,000 - 799,999				
\$ 800,000 - 899,999				
\$ 900,000 - 999,999				
\$ 1,000,000 - and over				
Total	27	5		32

Price Range	M-SF	M-Condo
▲		
\$ 1 - 49,999		
\$ 50,000 - 59,999		
\$ 60,000 - 69,999		
\$ 70,000 - 79,999		
\$ 80,000 - 89,999		
\$ 90,000 - 99,999		
\$ 100,000 - 119,999	1	5
\$ 120,000 - 139,999		7
\$ 140,000 - 159,999	6	10
\$ 160,000 - 179,999	9	11
\$ 180,000 - 199,999	18	8
\$ 200,000 - 249,999	79	17
\$ 250,000 - 299,999	140	15
\$ 300,000 - 349,999	150	14
\$ 350,000 - 399,999	146	13
\$ 400,000 - 499,999	149	4
\$ 500,000 - 599,999	93	1
\$ 600,000 - 699,999	50	
\$ 700,000 - 799,999	24	3
\$ 800,000 - 899,999	19	
\$ 900,000 - 999,999	7	
\$ 1,000,000 - and over	33	3
Total	924	111

Price Range	M-SF	M-Condo
▲		
\$ 1 - 49,999		
\$ 50,000 - 59,999		
\$ 60,000 - 69,999		
\$ 70,000 - 79,999		
\$ 80,000 - 89,999	1	
\$ 90,000 - 99,999	1	
\$ 100,000 - 119,999	2	2
\$ 120,000 - 139,999	3	3
\$ 140,000 - 159,999	3	3
\$ 160,000 - 179,999	5	3
\$ 180,000 - 199,999	9	5
\$ 200,000 - 249,999	58	9
\$ 250,000 - 299,999	75	5
\$ 300,000 - 349,999	57	4
\$ 350,000 - 399,999	78	3
\$ 400,000 - 499,999	73	2
\$ 500,000 - 599,999	34	
\$ 600,000 - 699,999	15	
\$ 700,000 - 799,999	4	
\$ 800,000 - 899,999	3	1
\$ 900,000 - 999,999	3	
\$ 1,000,000 - and over	8	
Total	432	40

Time On Market Sort	M-SF	M-Condo
0 - 30	177	21
31-60	49	5
61-90	24	4
91-120	13	
121-over	17	2
Total	280	32

