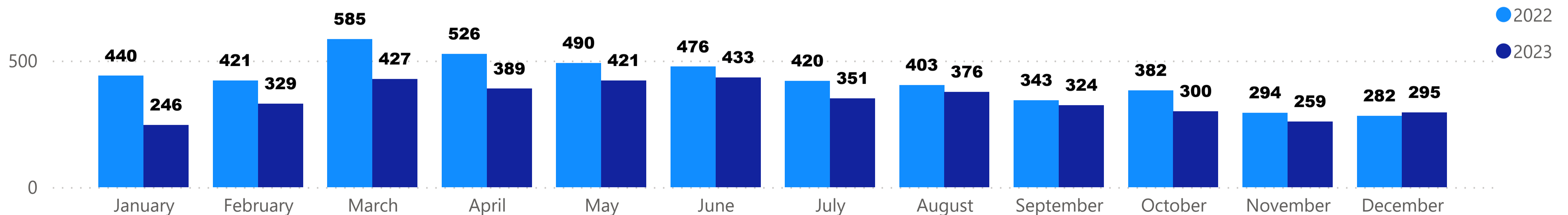


## West Pasco Board of REALTORS® Monthly Sales Trend Indicator 2023

### Sales by Price Range - Single Family Homes & Villas

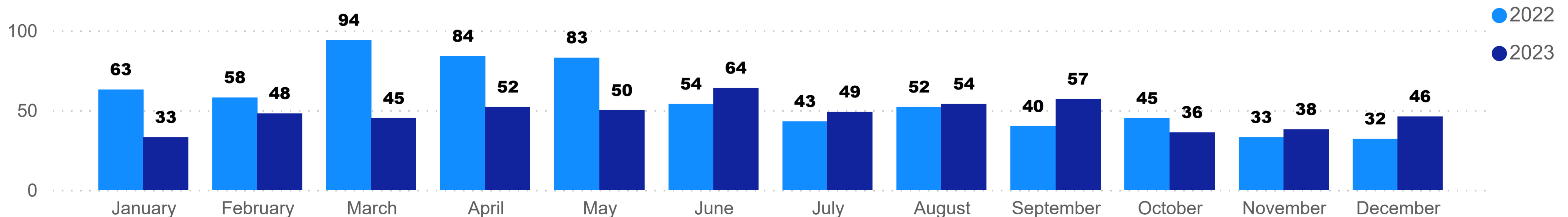
Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999							1	1				2	4
\$ 50,000 - 59,999						1							1
\$ 60,000 - 69,999		1		1									2
\$ 70,000 - 79,999									1				1
\$ 80,000 - 89,999	1					1				1			3
\$ 90,000 - 99,999				1	1				1	1	1		5
\$ 100,000 - 119,999	1	2		3	1		3			3	1	2	16
\$ 120,000 - 139,999	4	2	2	3	1		6	4	1	1	1	2	27
\$ 140,000 - 159,999	2	5	9	4	3	3	2	5	1	4	2	2	42
\$ 160,000 - 179,999	4	8	10	8	9	6	1	1	3	11	5	5	71
\$ 180,000 - 199,999	13	13	12	8	12	8	6	6	6	9	4	14	111
\$ 200,000 - 249,999	41	50	55	56	54	48	47	39	45	40	50	53	578
\$ 250,000 - 299,999	40	58	79	63	68	70	55	70	48	45	30	49	675
\$ 300,000 - 349,999	40	49	66	74	77	86	62	63	65	58	50	41	731
\$ 350,000 - 399,999	38	45	57	41	60	58	53	52	46	42	34	37	563
\$ 400,000 - 499,999	37	47	72	62	58	65	52	62	56	39	39	38	627
\$ 500,000 - 599,999	15	24	28	36	30	36	41	27	26	27	17	16	323
\$ 600,000 - 699,999	3	8	11	10	22	24	8	23	11	9	10	13	152
\$ 700,000 - 799,999	4	6	10	13	10	7	6	9	3	3	6	6	83
\$ 800,000 - 899,999		3	8	3	7	6	4	7	6	3	3	5	55
\$ 900,000 - 999,999		2	3	2	2	6	1	2	1	2	1	1	23
\$ 1,000,000 - and over	3	6	5	1	6	8	3	5	4	2	5	9	57
<b>Total</b>	<b>246</b>	<b>329</b>	<b>427</b>	<b>389</b>	<b>421</b>	<b>433</b>	<b>351</b>	<b>376</b>	<b>324</b>	<b>300</b>	<b>259</b>	<b>295</b>	<b>4150</b>



## West Pasco Board of REALTORS® Monthly Sales Trend Indicator 2023

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

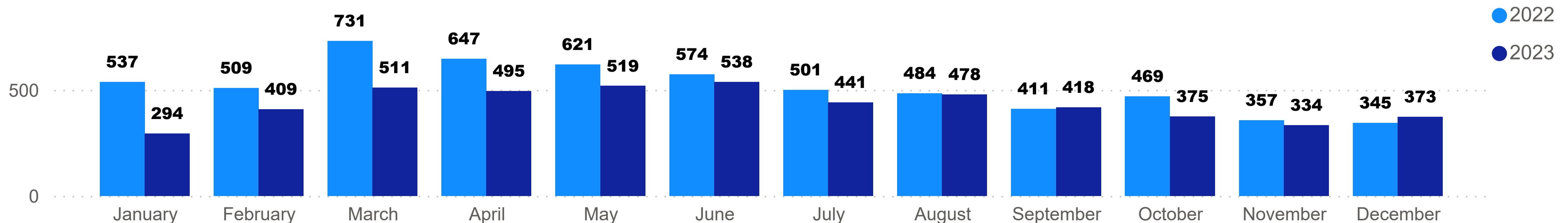
Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999													
\$ 50,000 - 59,999													
\$ 60,000 - 69,999												1	1
\$ 70,000 - 79,999													
\$ 80,000 - 89,999		1										1	2
\$ 90,000 - 99,999		2		1									3
\$ 100,000 - 119,999	2	3	3	3	2	2		2	5	1	4	1	28
\$ 120,000 - 139,999	1	5	1	2	5	6	4	4	3	2	2	3	38
\$ 140,000 - 159,999		8	4	2	3	9	6	7	4	2	4	5	54
\$ 160,000 - 179,999	3	5	12	9	8	9	5	9	8	6	4	6	84
\$ 180,000 - 199,999	4	3	3	3	2	7	3	7	6		2	6	46
\$ 200,000 - 249,999	9	8	6	8	7	11	8	4	8	8	4	6	87
\$ 250,000 - 299,999	7	5	10	11	11	10	6	9	10	5	10	6	100
\$ 300,000 - 349,999	4	4	2	4	2	4	8	5	5	3	3	5	49
\$ 350,000 - 399,999	2	2	3	7	5	4	3	2	6	5	3	2	44
\$ 400,000 - 499,999		2			3	1	3	3	2	1	1		16
\$ 500,000 - 599,999			1	1			2	1		2		1	8
\$ 600,000 - 699,999					1	1		1				1	4
\$ 700,000 - 799,999					1								1
\$ 800,000 - 899,999				1							1		2
\$ 900,000 - 999,999							1					2	3
\$ 1,000,000 - and over	1									1			2
<b>Total</b>	<b>33</b>	<b>48</b>	<b>45</b>	<b>52</b>	<b>50</b>	<b>64</b>	<b>49</b>	<b>54</b>	<b>57</b>	<b>36</b>	<b>38</b>	<b>46</b>	<b>572</b>



## West Pasco Board of REALTORS® Monthly Sales Trend Indicator 2023

### Sales by Price Range - Overall

Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999							1	2	2	3	2	2	12
\$ 50,000 - 59,999			1			3	1		1				6
\$ 60,000 - 69,999		1	2	2	1	2		1	2	2		2	15
\$ 70,000 - 79,999		2	2	2	1	1	2	2	2	1	4	1	20
\$ 80,000 - 89,999	1	1	1		2	5	1		1	2		1	15
\$ 90,000 - 99,999	1	2	2	5	4	2	2		3	3	2	2	28
\$ 100,000 - 119,999	5	8	6	15	14	2	5	8	6	4	7	6	86
\$ 120,000 - 139,999	7	9	6	16	10	9	13	15	5	6	6	9	111
\$ 140,000 - 159,999	4	17	17	13	7	20	15	18	8	9	9	8	145
\$ 160,000 - 179,999	10	20	28	22	20	21	8	18	14	20	11	14	206
\$ 180,000 - 199,999	17	18	17	13	18	16	15	19	16	16	8	26	199
\$ 200,000 - 249,999	51	65	69	70	72	66	65	48	59	54	60	64	743
\$ 250,000 - 299,999	48	65	90	79	84	81	63	84	63	54	47	58	816
\$ 300,000 - 349,999	46	55	70	79	81	92	71	68	72	62	57	46	799
\$ 350,000 - 399,999	41	47	61	49	65	62	57	54	53	49	37	39	614
\$ 400,000 - 499,999	37	49	73	62	61	66	55	65	59	41	41	39	648
\$ 500,000 - 599,999	15	24	29	37	30	38	43	29	26	29	17	17	334
\$ 600,000 - 699,999	3	8	11	11	23	25	8	24	11	9	10	14	157
\$ 700,000 - 799,999	4	6	10	13	11	7	6	9	3	3	6	7	85
\$ 800,000 - 899,999		3	8	4	7	6	4	7	7	3	4	6	59
\$ 900,000 - 999,999		2	3	2	2	6	2	2	1	2	1	3	26
\$ 1,000,000 - and over	4	7	5	1	6	8	4	5	4	3	5	9	61
<b>Total</b>	<b>294</b>	<b>409</b>	<b>511</b>	<b>495</b>	<b>519</b>	<b>538</b>	<b>441</b>	<b>478</b>	<b>418</b>	<b>375</b>	<b>334</b>	<b>373</b>	<b>5185</b>



## West Pasco Board of REALTORS® Monthly Sales Trend Indicator 2023

### Sales by Bedroom Count

Bedrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
0											1		1
1	8	8	7	10	11	13	7	13	10	9	11	12	119
2	95	134	167	176	171	171	144	172	131	133	116	132	1742
3	132	201	239	211	228	251	193	185	191	178	138	146	2293
4	47	56	81	82	96	81	78	87	73	47	53	73	854
5	12	9	14	10	11	19	18	18	12	8	13	7	151
6+		1	3	6	2	3	1	3	1		2	3	25
<b>Total</b>	<b>294</b>	<b>409</b>	<b>511</b>	<b>495</b>	<b>519</b>	<b>538</b>	<b>441</b>	<b>478</b>	<b>418</b>	<b>375</b>	<b>334</b>	<b>373</b>	<b>5185</b>

### Sales by Bathroom Count

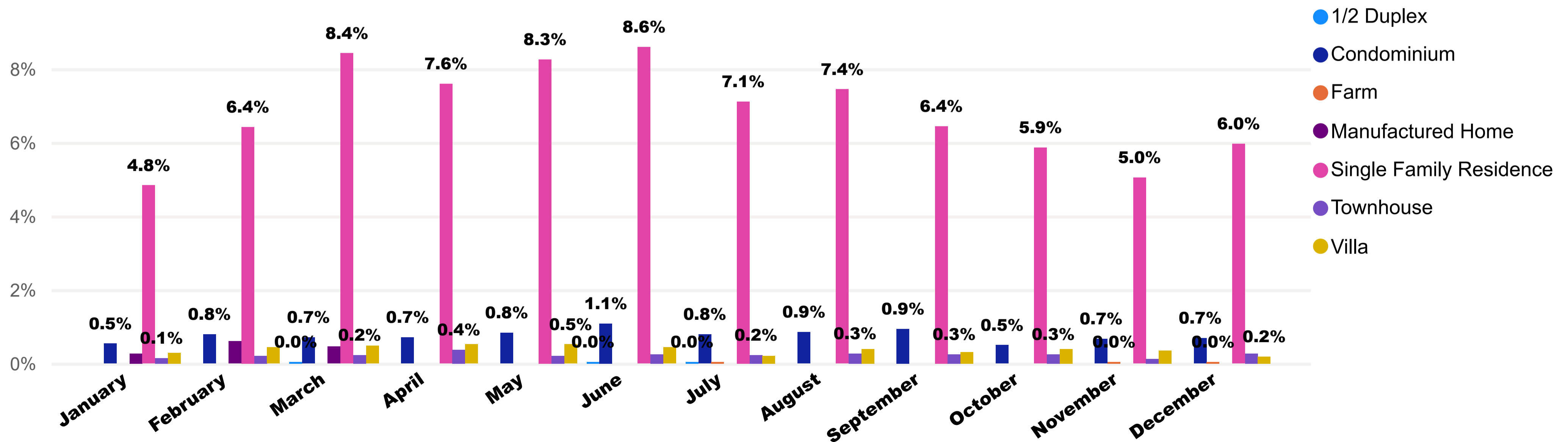
Bathrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
1	23	30	36	43	46	35	33	37	40	39	34	38	434
2	213	297	376	343	360	382	302	328	297	274	229	256	3657
3	50	71	83	94	84	94	92	94	70	55	57	60	904
4	6	10	11	15	27	19	11	14	7	6	11	14	151
5	1	1	2			7	3	5	4	1	3	3	30
6+	1		3		2	1						2	9
<b>Total</b>	<b>294</b>	<b>409</b>	<b>511</b>	<b>495</b>	<b>519</b>	<b>538</b>	<b>441</b>	<b>478</b>	<b>418</b>	<b>375</b>	<b>334</b>	<b>373</b>	<b>5185</b>

# West Pasco Board of REALTORS® Monthly Sales Trend Indicator 2023

## 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						3
Condominium	26	38	34	34	40	52	38	41	45	24	32	33	437
Farm							1				1	2	4
Manufactured Home	13	29	22										64
Single Family Residence	232	308	404	364	396	412	341	357	309	281	242	286	3932
Townhouse	7	10	11	18	10	12	11	13	12	12	6	13	135
Villa	14	21	23	25	25	21	10	19	15	19	17	9	218
<b>Total</b>	<b>292</b>	<b>406</b>	<b>495</b>	<b>441</b>	<b>471</b>	<b>498</b>	<b>402</b>	<b>430</b>	<b>381</b>	<b>336</b>	<b>298</b>	<b>343</b>	<b>4793</b>

## YTD % of Sales by Property Type





## West Pasco Board of REALTORS®

### Multiple Listing One Month Sales and Inventory Report - December - 2023

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory
\$ 1 - 49,999	2	1%	49,000	32,500	66%	2	
\$ 50,000 - 59,999							
\$ 60,000 - 69,999	1	0%	65,000	65,000	100%	1	
\$ 70,000 - 79,999							
\$ 80,000 - 89,999	1	0%	120,000	85,000	71%	18	
\$ 90,000 - 99,999							1
\$ 100,000 - 119,999	3	1%	104,967	106,000	101%	7	7
\$ 120,000 - 139,999	5	1%	136,760	131,820	96%	48	16
\$ 140,000 - 159,999	7	2%	155,329	147,929	95%	12	28
\$ 160,000 - 179,999	11	3%	178,180	168,935	95%	18	30
\$ 180,000 - 199,999	20	6%	198,795	187,744	94%	25	29
\$ 200,000 - 249,999	59	17%	230,847	225,059	97%	38	125
\$ 250,000 - 299,999	55	16%	276,175	272,388	99%	35	194
\$ 300,000 - 349,999	46	13%	332,615	326,949	98%	39	181
\$ 350,000 - 399,999	39	11%	382,326	373,172	98%	33	176
\$ 400,000 - 499,999	38	11%	453,653	443,146	98%	44	185
\$ 500,000 - 599,999	17	5%	562,406	546,906	97%	58	90
\$ 600,000 - 699,999	14	4%	677,307	652,107	96%	28	47
\$ 700,000 - 799,999	6	2%	774,100	731,667	95%	41	39
\$ 800,000 - 899,999	5	1%	881,380	836,600	95%	19	25
\$ 900,000 - 999,999	3	1%	990,000	951,667	96%	54	10
\$ 1,000,000 - and over	9	3%	1,312,111	1,268,889	97%	25	52
<b>Total</b>	<b>341</b>	<b>100%</b>	<b>373,719</b>	<b>363,075</b>	<b>97%</b>	<b>36</b>	<b>1235</b>

**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 - 2023

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory
\$ 1 - 49,999	12	0.23%	45,183	37,000	82%	17	
\$ 50,000 - 59,999	6	0.12%	67,150	54,167	81%	29	
\$ 60,000 - 69,999	15	0.29%	70,006	65,193	93%	40	
\$ 70,000 - 79,999	20	0.39%	84,465	74,915	89%	42	
\$ 80,000 - 89,999	15	0.29%	98,180	83,660	85%	54	
\$ 90,000 - 99,999	28	0.54%	103,794	93,802	90%	43	1
\$ 100,000 - 119,999	86	1.66%	118,994	109,686	92%	37	7
\$ 120,000 - 139,999	111	2.14%	135,660	129,129	95%	34	16
\$ 140,000 - 159,999	145	2.80%	156,911	148,996	95%	37	28
\$ 160,000 - 179,999	206	3.97%	175,569	168,909	96%	31	30
\$ 180,000 - 199,999	199	3.84%	198,640	188,661	95%	36	29
\$ 200,000 - 249,999	743	14.33%	232,656	226,109	97%	34	125
\$ 250,000 - 299,999	816	15.74%	280,142	274,048	98%	40	194
\$ 300,000 - 349,999	799	15.41%	330,883	324,163	98%	40	181
\$ 350,000 - 399,999	614	11.84%	380,017	372,425	98%	42	176
\$ 400,000 - 499,999	648	12.50%	451,291	441,592	98%	45	185
\$ 500,000 - 599,999	334	6.44%	555,146	541,391	98%	50	90
\$ 600,000 - 699,999	157	3.03%	661,155	645,404	98%	36	47
\$ 700,000 - 799,999	85	1.64%	767,331	743,647	97%	56	39
\$ 800,000 - 899,999	59	1.14%	877,916	845,282	96%	35	25
\$ 900,000 - 999,999	26	0.50%	982,840	948,284	96%	41	10
\$ 1,000,000 - and over	61	1.18%	1,523,618	1,441,312	95%	49	52
<b>Total</b>	<b>5185</b>	<b>100.00%</b>	<b>356,440</b>	<b>346,788</b>	<b>97%</b>	<b>40</b>	<b>1235</b>

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# West Pasco Board of REALTORS®

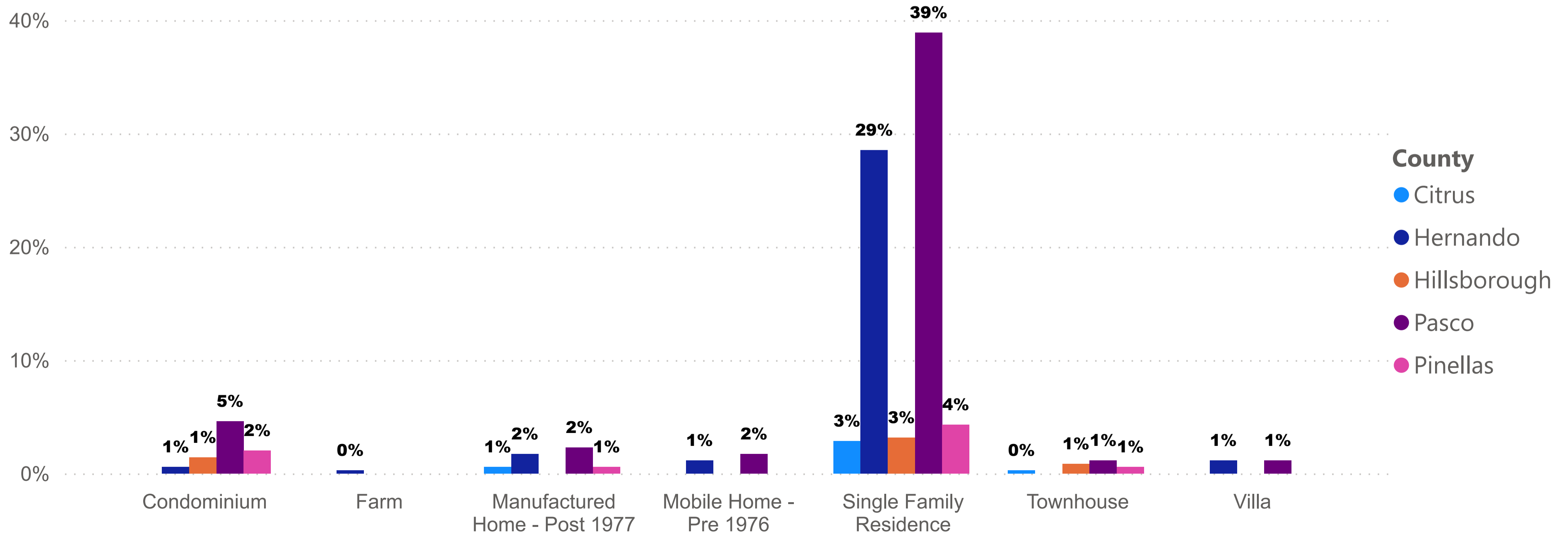
## Four Year Sales and Inventory History 2020 - 2023. Compiled from Monthly Sales and Inventory Reports

Month	Monthly Sales	Average List Price	Average Sales Price	% List to Sell	AVG DOM	Inventory	Months Inventory
01/31/2020	431	214,105	204,140	95%	54	1517	3.52
02/29/2020	459	215,008	208,038	97%	56	1423	3.10
03/31/2020	604	218,352	212,504	97%	53	1445	2.39
04/30/2020	475	223,114	215,325	97%	57	1444	3.04
05/31/2020	437	220,991	213,335	97%	46	1269	2.90
06/30/2020	566	241,945	233,747	97%	51	1168	2.06
07/31/2020	645	232,827	227,260	98%	48	1067	1.65
08/31/2020	612	245,263	239,953	98%	44	999	1.63
09/30/2020	583	251,059	245,732	98%	37	976	1.67
10/31/2020	616	249,694	244,832	98%	38	993	1.61
11/30/2020	520	235,898	232,305	98%	34	974	1.87
12/31/2020	540	263,714	258,137	98%	34	932	1.73
01/31/2021	440	250,143	245,062	98%	27	863	1.96
02/28/2021	522	250,952	246,516	98%	38	743	1.42
03/31/2021	731	276,621	271,958	98%	32	628	0.86
04/30/2021	724	270,266	269,033	100%	21	590	0.81
05/31/2021	654	290,814	290,388	100%	20	626	0.96
06/30/2021	702	287,067	287,914	100%	17	706	1.01
07/31/2021	695	289,671	290,938	100%	13	783	1.13
08/31/2021	632	298,723	298,580	100%	15	815	1.29
09/30/2021	656	308,336	306,845	100%	15	887	1.35
10/31/2021	646	306,297	304,750	99%	19	885	1.37
11/30/2021	713	308,469	307,658	100%	20	743	1.04
12/31/2021	675	315,051	313,602	100%	20	704	1.04
01/31/2022	533	322,112	320,282	99%	19	581	1.09
02/28/2022	505	338,226	337,402	100%	22	607	1.20
03/31/2022	729	322,958	325,003	101%	17	551	0.76
04/30/2022	643	343,562	347,405	101%	15	617	0.96
05/31/2022	612	339,618	343,344	101%	13	700	1.14
06/30/2022	568	364,623	364,817	100%	15	896	1.58
07/31/2022	497	355,721	352,865	99%	17	1067	2.15
08/31/2022	481	352,763	346,877	98%	23	1126	2.34
09/30/2022	407	358,071	351,468	98%	25	1179	2.90
10/31/2022	463	352,529	342,169	97%	28	1223	2.64
11/30/2022	356	331,132	320,377	97%	33	1287	3.62
12/31/2022	341	343,513	332,971	97%	37	1245	3.65
01/31/2023	292	348,896	339,623	97%	46	1118	3.83
02/28/2023	406	350,451	339,142	97%	50	993	2.45
03/31/2023	495	361,879	352,150	97%	53	960	1.94
04/30/2023	441	362,667	351,520	97%	53	902	2.05
05/31/2023	471	380,523	370,617	97%	45	860	1.83
06/30/2023	498	394,419	384,816	98%	44	887	1.78
07/31/2023	402	374,152	367,091	98%	34	897	2.23
08/31/2023	430	382,718	373,979	98%	40	962	2.24
09/30/2023	381	370,398	360,942	97%	36	1026	2.69
10/31/2023	336	358,847	348,290	97%	32	1165	3.47
11/30/2023	298	370,538	360,840	97%	42	1281	4.30
12/31/2023	343	376,495	365,637	97%	38	1235	3.60

## 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		1%	1%	5%	2%	9%
Farm		0%				0%
Manufactured Home - Post 1977	1%	2%		2%	1%	5%
Mobile Home - Pre 1976		1%		2%		3%
Single Family Residence	3%	29%	3%	39%	4%	78%
Townhouse	0%		1%	1%	1%	3%
Villa		1%		1%		2%
<b>Total</b>	<b>4%</b>	<b>33%</b>	<b>5%</b>	<b>50%</b>	<b>7%</b>	<b>100%</b>



Board/Association: State Month Year  
 West Pasco FL December 2023

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

Email: [data@realtors.com](mailto: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	2			2
\$ 50,000 - 59,999				
\$ 60,000 - 69,999				
\$ 70,000 - 79,999				
\$ 80,000 - 89,999				
\$ 90,000 - 99,999				
\$ 100,000 - 119,999	2			2
\$ 120,000 - 139,999	1	1		2
\$ 140,000 - 159,999	2			2
\$ 160,000 - 179,999	5			5
\$ 180,000 - 199,999	10	4		14
\$ 200,000 - 249,999	35	15	3	53
\$ 250,000 - 299,999	21	26	2	49
\$ 300,000 - 349,999	12	17	12	41
\$ 350,000 - 399,999	4	26	7	37
\$ 400,000 - 499,999	2	18	18	38
\$ 500,000 - 599,999	1	5	10	16
\$ 600,000 - 699,999		4	9	13
\$ 700,000 - 799,999		2	4	6
\$ 800,000 - 899,999		2	3	5
\$ 900,000 - 999,999			1	1
\$ 1,000,000 - and over		1	8	9
<b>Total</b>	<b>97</b>	<b>121</b>	<b>77</b>	<b>295</b>

Price Range	2 or Less	3	4 or More	Total
\$ 1 - 49,999				
\$ 50,000 - 59,999				
\$ 60,000 - 69,999	1			1
\$ 70,000 - 79,999				
\$ 80,000 - 89,999	1			1
\$ 90,000 - 99,999				
\$ 100,000 - 119,999	1			1
\$ 120,000 - 139,999	3			3
\$ 140,000 - 159,999	5			5
\$ 160,000 - 179,999	6			6
\$ 180,000 - 199,999	5	1		6
\$ 200,000 - 249,999	5	1		6
\$ 250,000 - 299,999	3	3		6
\$ 300,000 - 349,999	1	4		5
\$ 350,000 - 399,999		1	1	2
\$ 400,000 - 499,999				
\$ 500,000 - 599,999		1		1
\$ 600,000 - 699,999	1			1
\$ 700,000 - 799,999				
\$ 800,000 - 899,999				
\$ 900,000 - 999,999		2		2
\$ 1,000,000 - and over				
<b>Total</b>	<b>32</b>	<b>13</b>	<b>1</b>	<b>46</b>

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	3	14
\$ 140,000 - 159,999	3	22
\$ 160,000 - 179,999	3	27
\$ 180,000 - 199,999	6	24
\$ 200,000 - 249,999	85	41
\$ 250,000 - 299,999	142	35
\$ 300,000 - 349,999	156	24
\$ 350,000 - 399,999	136	24
\$ 400,000 - 499,999	153	18
\$ 500,000 - 599,999	79	4
\$ 600,000 - 699,999	56	1
\$ 700,000 - 799,999	45	
\$ 800,000 - 899,999	20	
\$ 900,000 - 999,999	14	
\$ 1,000,000 - and over	53	2
<b>Total</b>	<b>955</b>	<b>241</b>

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		3
\$ 120,000 - 139,999		3
\$ 140,000 - 159,999	2	1
\$ 160,000 - 179,999	4	8
\$ 180,000 - 199,999	16	4
\$ 200,000 - 249,999	52	3
\$ 250,000 - 299,999	64	12
\$ 300,000 - 349,999	45	3
\$ 350,000 - 399,999	66	6
\$ 400,000 - 499,999	71	7
\$ 500,000 - 599,999	36	
\$ 600,000 - 699,999	9	
\$ 700,000 - 799,999	4	1
\$ 800,000 - 899,999	7	1
\$ 900,000 - 999,999	4	
\$ 1,000,000 - and over	6	
<b>Total</b>	<b>388</b>	<b>52</b>

Time On Market Sort	M-SF	M-Condo
0 - 30	179	31
31-60	63	7
61-90	25	2
91-120	14	4
121-over	14	2
<b>Total</b>	<b>295</b>	<b>46</b>

