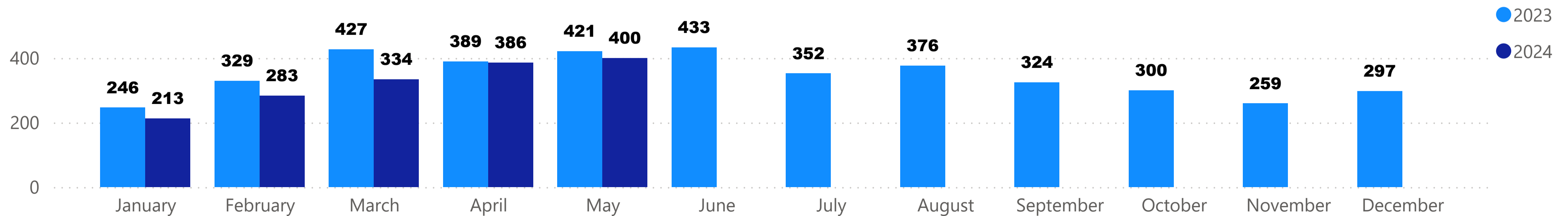


West Pasco Board of REALTORS® Monthly Sales Trend Indicator 2024

Sales by Price Range - Single Family Homes & Villas

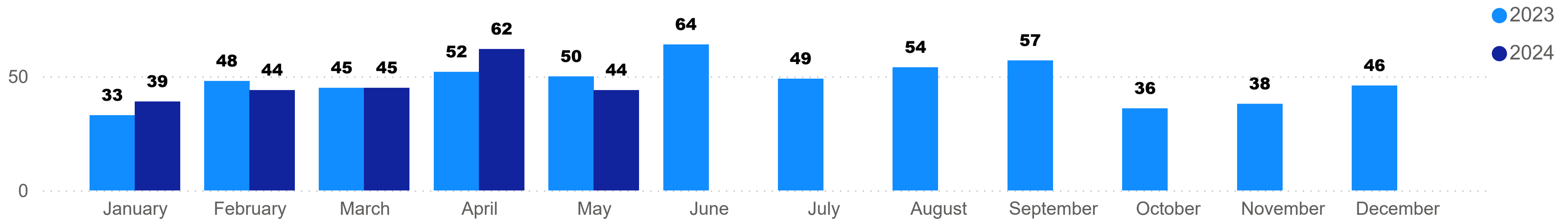
Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999		1			1								2
\$ 50,000 - 59,999													
\$ 60,000 - 69,999			1	1									2
\$ 70,000 - 79,999	1		1		1								3
\$ 80,000 - 89,999					1								1
\$ 90,000 - 99,999		1											1
\$ 100,000 - 119,999		1	2		1								4
\$ 120,000 - 139,999			1		3								4
\$ 140,000 - 159,999	2	2	1	2	5								12
\$ 160,000 - 179,999	3	4	8	14	13								42
\$ 180,000 - 199,999	9	9	5	10	8								41
\$ 200,000 - 249,999	31	47	45	53	54								230
\$ 250,000 - 299,999	36	40	65	79	67								287
\$ 300,000 - 349,999	30	46	56	53	72								257
\$ 350,000 - 399,999	36	47	47	61	42								233
\$ 400,000 - 499,999	30	50	50	48	61								239
\$ 500,000 - 599,999	21	18	19	30	35								123
\$ 600,000 - 699,999	3	7	10	19	10								49
\$ 700,000 - 799,999	5	2	8	6	7								28
\$ 800,000 - 899,999	4	1	2	5	7								19
\$ 900,000 - 999,999	1	3	4	2	1								11
\$ 1,000,000 - and over	1	4	9	3	11								28
Total	213	283	334	386	400								1616



West Pasco Board of REALTORS® Monthly Sales Trend Indicator 2024

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													
\$ 70,000 - 79,999													
\$ 80,000 - 89,999													
\$ 90,000 - 99,999	1	1	2	1									5
\$ 100,000 - 119,999	5	4	2	4	1								16
\$ 120,000 - 139,999	4	2	3	8	8								25
\$ 140,000 - 159,999	1	5	7	7	1								21
\$ 160,000 - 179,999	7	4	5	11	4								31
\$ 180,000 - 199,999	2	4	1	8	4								19
\$ 200,000 - 249,999	6	4	6	9	6								31
\$ 250,000 - 299,999	5	9	6	5	9								34
\$ 300,000 - 349,999	1	3	4	1	2								11
\$ 350,000 - 399,999	4	5	5	2	5								21
\$ 400,000 - 499,999	1	3	2	5	3								14
\$ 500,000 - 599,999			1	1	1								3
\$ 600,000 - 699,999													
\$ 700,000 - 799,999	1												1
\$ 800,000 - 899,999													
\$ 900,000 - 999,999													
\$ 1,000,000 - and over	1		1										2
Total	39	44	45	62	44								234

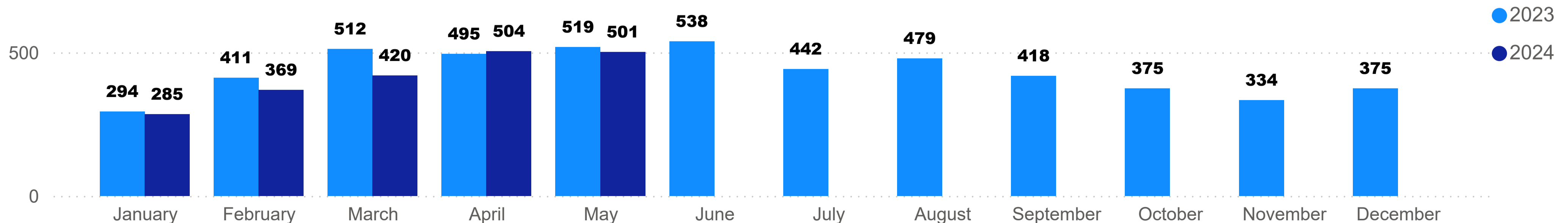




West Pasco Board of REALTORS® Monthly Sales Trend Indicator 2024

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		1	1								5
\$ 50,000 - 59,999	2	1	2	1									6
\$ 60,000 - 69,999	1	1	2	3	3								10
\$ 70,000 - 79,999	2	1	1	1	3								8
\$ 80,000 - 89,999	2	2		2	3								9
\$ 90,000 - 99,999	2	2	2	7	2								15
\$ 100,000 - 119,999	6	13	10	11	5								45
\$ 120,000 - 139,999	7	6	10	13	20								56
\$ 140,000 - 159,999	5	8	10	12	9								44
\$ 160,000 - 179,999	14	14	18	34	22								102
\$ 180,000 - 199,999	13	13	10	21	17								74
\$ 200,000 - 249,999	42	57	58	67	68								292
\$ 250,000 - 299,999	47	56	75	92	85								355
\$ 300,000 - 349,999	31	50	63	55	76								275
\$ 350,000 - 399,999	41	54	53	64	48								260
\$ 400,000 - 499,999	32	54	52	53	67								258
\$ 500,000 - 599,999	21	18	20	31	36								126
\$ 600,000 - 699,999	3	7	10	19	10								49
\$ 700,000 - 799,999	6	2	8	6	7								29
\$ 800,000 - 899,999	4	1	2	6	7								20
\$ 900,000 - 999,999	1	3	4	2	1								11
\$ 1,000,000 - and over	2	4	10	3	11								30
Total	285	369	420	504	501								2079



West Pasco Board of REALTORS® Monthly Sales Trend Indicator 2024

Sales by Bedroom Count

Bedrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
0	2			1									3
1	10	7	11	16	7								51
2	104	137	145	194	184								764
3	112	157	177	213	220								879
4	51	61	75	71	80								338
5	6	6	10	7	7								36
6+		1	2	2	3								8
Total	285	369	420	504	501								2079

Sales by Bathroom Count

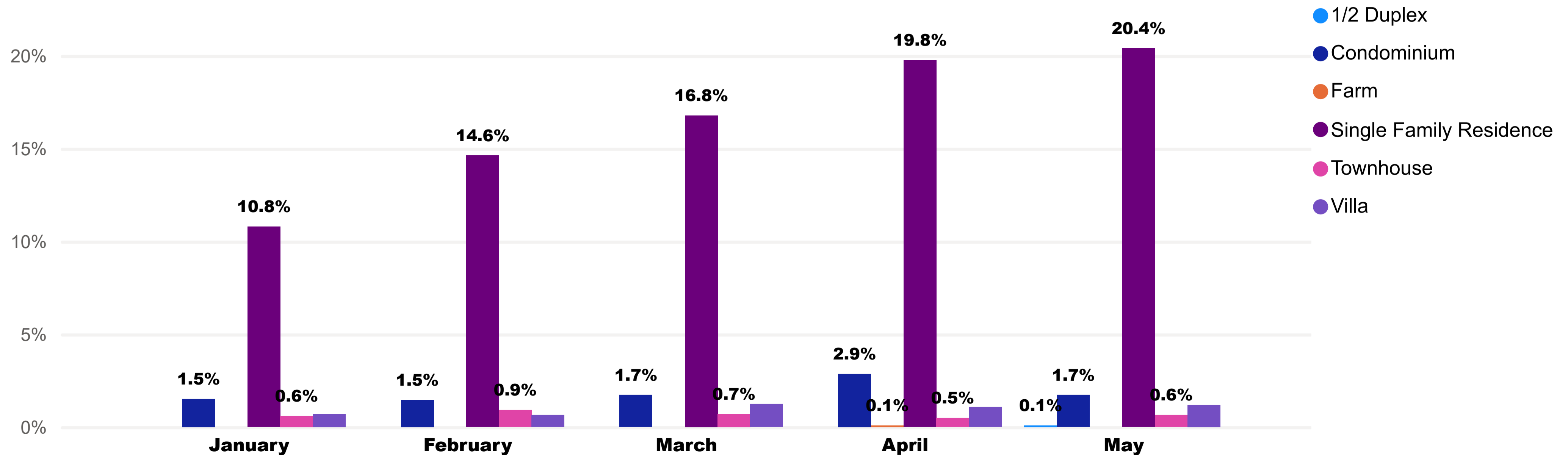
Bathrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
1	32	25	34	55	42								188
2	194	263	296	355	359								1467
3	53	75	72	74	88								362
4	5	3	13	18	7								46
5	1	1	3	2	5								12
6+		2	2										4
Total	285	369	420	504	501								2079

West Pasco Board of REALTORS® Monthly Sales Trend Indicator 2024

Sales by Housing Style

Property Type	January	February	March	April	May	June	July	August	September	October	November	December	Total
1/2 Duplex					1								1
Condominium	28	27	32	53	32								172
Farm				1									1
Single Family Residence	200	271	311	366	378								1526
Townhouse	11	17	13	9	12								62
Villa	13	12	23	20	22								90
Total	252	327	379	449	445								1852

YTD % of Sales by Property Type





West Pasco Board of REALTORS®

Multiple Listing One Month Sales and Inventory Report - May - 2024

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory
\$ 1 - 49,999	1	0%	3,500	3,500	100%	0	
\$ 50,000 - 59,999							
\$ 60,000 - 69,999							
\$ 70,000 - 79,999	1	0%	70,000	70,000	100%	0	1
\$ 80,000 - 89,999	1	0%	89,900	83,900	93%	13	2
\$ 90,000 - 99,999							7
\$ 100,000 - 119,999	2	0%	112,000	110,000	98%	44	16
\$ 120,000 - 139,999	11	2%	138,155	128,627	93%	67	32
\$ 140,000 - 159,999	6	1%	164,117	144,333	88%	64	40
\$ 160,000 - 179,999	17	4%	180,982	167,294	92%	20	47
\$ 180,000 - 199,999	12	3%	204,650	186,575	91%	73	30
\$ 200,000 - 249,999	60	13%	237,571	228,677	96%	49	146
\$ 250,000 - 299,999	77	17%	281,036	275,191	98%	49	225
\$ 300,000 - 349,999	74	17%	329,882	322,212	98%	49	244
\$ 350,000 - 399,999	47	11%	380,123	373,691	98%	59	207
\$ 400,000 - 499,999	64	14%	456,688	444,517	97%	51	227
\$ 500,000 - 599,999	36	8%	558,634	545,079	98%	51	152
\$ 600,000 - 699,999	10	2%	648,630	639,450	99%	24	77
\$ 700,000 - 799,999	7	2%	755,413	730,286	97%	65	51
\$ 800,000 - 899,999	7	2%	891,000	873,607	98%	66	39
\$ 900,000 - 999,999	1	0%	991,316	980,000	99%	63	21
\$ 1,000,000 - and over	11	2%	1,329,991	1,254,364	94%	101	63
Total	445	100%	381,049	369,731	97%	52	1627

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 - 2024

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory
\$ 1 - 49,999	5	0.24%	37,200	29,720	80%	20	
\$ 50,000 - 59,999	6	0.29%	79,133	53,333	67%	45	
\$ 60,000 - 69,999	10	0.48%	72,080	63,000	87%	33	
\$ 70,000 - 79,999	8	0.38%	85,225	72,875	86%	19	1
\$ 80,000 - 89,999	9	0.43%	88,633	81,978	92%	30	2
\$ 90,000 - 99,999	15	0.72%	104,513	94,305	90%	35	7
\$ 100,000 - 119,999	45	2.16%	118,982	108,944	92%	65	16
\$ 120,000 - 139,999	56	2.69%	136,089	129,053	95%	61	32
\$ 140,000 - 159,999	44	2.12%	158,606	148,234	93%	53	40
\$ 160,000 - 179,999	102	4.91%	180,039	169,207	94%	42	47
\$ 180,000 - 199,999	74	3.56%	196,761	188,660	96%	41	30
\$ 200,000 - 249,999	292	14.05%	232,719	225,478	97%	45	146
\$ 250,000 - 299,999	355	17.08%	280,117	274,175	98%	48	225
\$ 300,000 - 349,999	275	13.23%	331,466	323,332	98%	56	244
\$ 350,000 - 399,999	260	12.51%	384,152	374,514	97%	52	207
\$ 400,000 - 499,999	258	12.41%	456,638	443,495	97%	49	227
\$ 500,000 - 599,999	126	6.06%	560,504	544,368	97%	55	152
\$ 600,000 - 699,999	49	2.36%	646,991	630,791	97%	37	77
\$ 700,000 - 799,999	29	1.39%	763,041	744,801	98%	50	51
\$ 800,000 - 899,999	20	0.96%	871,585	853,112	98%	68	39
\$ 900,000 - 999,999	11	0.53%	987,920	959,536	97%	28	21
\$ 1,000,000 - and over	30	1.44%	1,473,967	1,361,074	92%	87	63
Total	2079	100.00%	351,380	340,133	97%	50	1627

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®

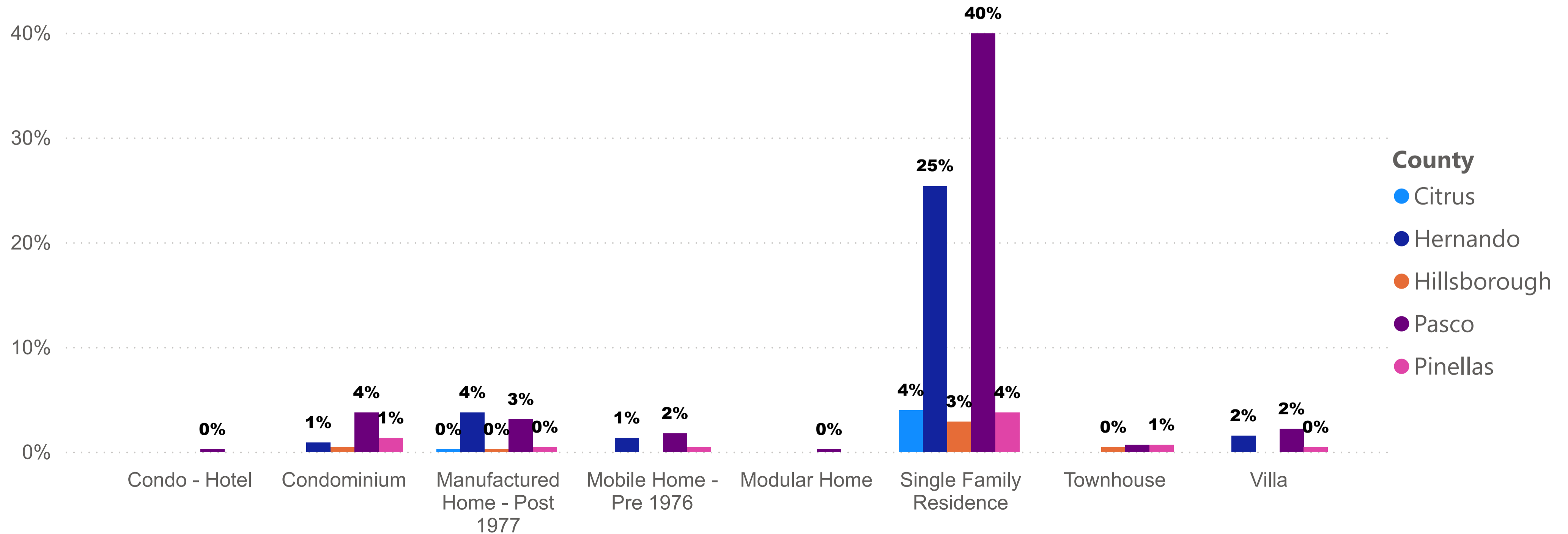
Four Year Sales and Inventory History 2020 - 2024. Compiled from Monthly Sales and Inventory Reports

Month	Monthly Sales	Average List Price	Average Sales Price	% List to Sell	AVG DOM	Inventory	Months Inventory
06/30/2020	566	241,945	233,747	97%	51	1191	2.10
07/31/2020	640	232,929	227,479	98%	48	1093	1.71
08/31/2020	611	245,453	240,149	98%	44	1026	1.68
09/30/2020	582	250,805	245,490	98%	37	1002	1.72
10/31/2020	616	249,694	244,832	98%	38	1019	1.65
11/30/2020	520	235,898	232,305	98%	34	998	1.92
12/31/2020	540	263,714	258,137	98%	34	956	1.77
01/31/2021	438	251,023	245,941	98%	27	885	2.02
02/28/2021	522	250,952	246,516	98%	38	767	1.47
03/31/2021	730	276,918	272,255	98%	32	655	0.90
04/30/2021	722	270,350	269,157	100%	21	616	0.85
05/31/2021	649	291,556	291,246	100%	19	652	1.00
06/30/2021	699	287,725	288,591	100%	17	729	1.04
07/31/2021	692	290,127	291,390	100%	13	806	1.16
08/31/2021	629	299,218	299,127	100%	15	839	1.33
09/30/2021	655	308,654	307,161	100%	15	910	1.39
10/31/2021	643	306,669	305,146	100%	18	909	1.41
11/30/2021	712	308,833	308,030	100%	20	768	1.08
12/31/2021	673	315,395	314,006	100%	20	730	1.08
01/31/2022	531	322,366	320,579	99%	19	606	1.14
02/28/2022	504	338,728	337,904	100%	22	633	1.26
03/31/2022	725	323,856	325,920	101%	17	576	0.79
04/30/2022	639	344,539	348,437	101%	15	641	1.00
05/31/2022	608	340,324	344,118	101%	13	726	1.19
06/30/2022	563	366,141	366,369	100%	15	921	1.64
07/31/2022	497	355,721	352,865	99%	17	1094	2.20
08/31/2022	479	353,323	347,448	98%	23	1152	2.41
09/30/2022	404	358,490	351,770	98%	25	1206	2.99
10/31/2022	463	352,529	342,169	97%	28	1249	2.70
11/30/2022	354	331,845	321,283	97%	33	1313	3.71
12/31/2022	340	344,171	333,641	97%	37	1270	3.74
01/31/2023	292	348,896	339,623	97%	46	1158	3.97
02/28/2023	402	351,799	340,551	97%	50	1034	2.57
03/31/2023	495	361,879	352,150	97%	53	1002	2.02
04/30/2023	441	362,667	351,520	97%	53	945	2.14
05/31/2023	471	380,523	370,617	97%	45	903	1.92
06/30/2023	498	394,419	384,816	98%	44	930	1.87
07/31/2023	403	373,911	366,893	98%	34	939	2.33
08/31/2023	430	382,954	374,211	98%	41	1003	2.33
09/30/2023	381	370,398	360,968	97%	36	1067	2.80
10/31/2023	336	358,847	348,290	97%	32	1207	3.59
11/30/2023	298	370,538	360,840	97%	42	1335	4.48
12/31/2023	345	376,095	365,278	97%	39	1320	3.83
01/31/2024	252	367,588	356,504	97%	50	1378	5.47
02/29/2024	327	361,028	349,557	97%	52	1473	4.50
03/31/2024	379	382,906	371,771	97%	60	1505	3.97
04/30/2024	449	361,611	349,426	97%	57	1553	3.46
05/31/2024	445	381,049	369,731	97%	56	1627	3.66

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
Condo - Hotel				0%		0%
Condominium		1%	0%	4%	1%	6%
Manufactured Home - Post 1977	0%	4%	0%	3%	0%	8%
Mobile Home - Pre 1976		1%		2%	0%	4%
Modular Home				0%		0%
Single Family Residence	4%	25%	3%	40%	4%	76%
Townhouse			0%	1%	1%	2%
Villa		2%		2%	0%	4%
Total	4%	33%	4%	52%	7%	100%



Board/Association: State Month Year
 ▲ West Pasco FL May 2024

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		1		1
\$ 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	3	2		5
\$ 160,000 - 179,999	12	1		13
\$ 180,000 - 199,999	6	2		8
\$ 200,000 - 249,999	39	13	2	54
\$ 250,000 - 299,999	30	35	2	67
\$ 300,000 - 349,999	20	45	7	72
\$ 350,000 - 399,999	5	25	12	42
\$ 400,000 - 499,999	4	32	25	61
\$ 500,000 - 599,999	3	16	16	35
\$ 600,000 - 699,999	1	6	3	10
\$ 700,000 - 799,999		6	1	7
\$ 800,000 - 899,999		1	6	7
\$ 900,000 - 999,999			1	1
\$ 1,000,000 - and over		2	9	11
Total	127	189	84	400

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
\$ 120,000 - 139,999	8			8
\$ 140,000 - 159,999	1			1
\$ 160,000 - 179,999	4			4
\$ 180,000 - 199,999	3	1		4
\$ 200,000 - 249,999	4	2		6
\$ 250,000 - 299,999	5	4		9
\$ 300,000 - 349,999		2		2
\$ 350,000 - 399,999	4	1		5
\$ 400,000 - 499,999	2	1		3
\$ 500,000 - 599,999	1			1
\$ 600,000 - 699,999				
\$ 700,000 - 799,999				
\$ 800,000 - 899,999				
\$ 900,000 - 999,999				
\$ 1,000,000 - and over				
Total	33	11		44

Price Range ▲	M-SF	M-Condo
\$ 1 - 49,999		
\$ 50,000 - 59,999		
\$ 60,000 - 69,999		
\$ 70,000 - 79,999	1	
\$ 80,000 - 89,999		2
\$ 90,000 - 99,999	2	5
\$ 100,000 - 119,999	2	15
\$ 120,000 - 139,999	5	27
\$ 140,000 - 159,999	2	34
\$ 160,000 - 179,999	4	37
\$ 180,000 - 199,999	14	21
\$ 200,000 - 249,999	99	41
\$ 250,000 - 299,999	179	33
\$ 300,000 - 349,999	194	31
\$ 350,000 - 399,999	170	20
\$ 400,000 - 499,999	192	18
\$ 500,000 - 599,999	127	4
\$ 600,000 - 699,999	79	1
\$ 700,000 - 799,999	52	
\$ 800,000 - 899,999	37	1
\$ 900,000 - 999,999	24	
\$ 1,000,000 - and over	62	2
Total	1245	292

Price Range ▲	M-SF	M-Condo
\$ 1 - 49,999		
\$ 50,000 - 59,999		
\$ 60,000 - 69,999	1	
\$ 70,000 - 79,999		1
\$ 80,000 - 89,999	1	
\$ 90,000 - 99,999		
\$ 100,000 - 119,999	1	1
\$ 120,000 - 139,999		4
\$ 140,000 - 159,999	1	5
\$ 160,000 - 179,999	10	3
\$ 180,000 - 199,999	10	2
\$ 200,000 - 249,999	63	4
\$ 250,000 - 299,999	92	14
\$ 300,000 - 349,999	81	4
\$ 350,000 - 399,999	69	3
\$ 400,000 - 499,999	88	6
\$ 500,000 - 599,999	57	
\$ 600,000 - 699,999	30	
\$ 700,000 - 799,999	9	
\$ 800,000 - 899,999	12	1
\$ 900,000 - 999,999	1	
\$ 1,000,000 - and over	10	
Total	536	48

Time On Market Sort	M-SF	M-Condo
0 - 30	219	14
31-60	76	11
61-90	38	3
91-120	22	4
121-over	45	12
Total	400	44

