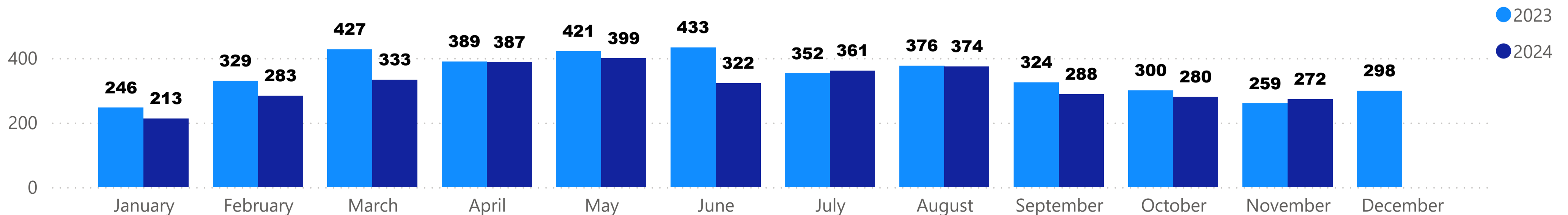




West Pasco Board of REALTORS® Monthly Sales Trend Indicator 2024

Sales by Price Range - Single Family Homes & Villas

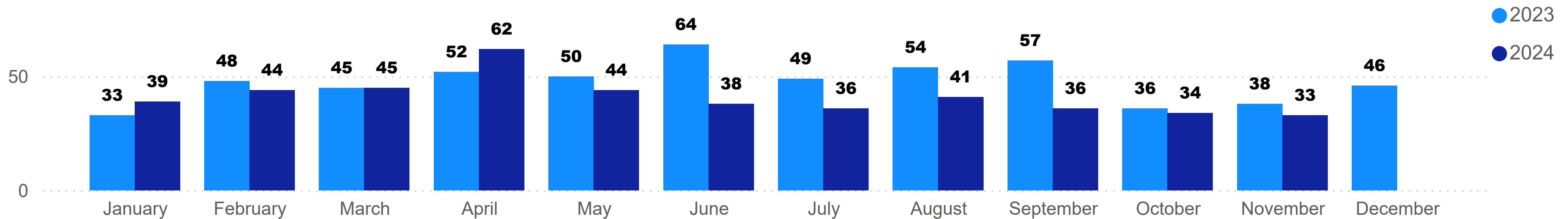
Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999		1			1						1		3
\$ 50,000 - 59,999													
\$ 60,000 - 69,999			1	1					1	1			4
\$ 70,000 - 79,999	1		1		1		1				2		6
\$ 80,000 - 89,999					1				2	1	1		5
\$ 90,000 - 99,999		1					1		1				3
\$ 100,000 - 119,999		1	2		1	1	1	2		1	2		11
\$ 120,000 - 139,999			1		3	2		3	1		3		13
\$ 140,000 - 159,999	2	2	1	2	5	2	2	4	1	4	3		28
\$ 160,000 - 179,999	3	4	8	14	13	5	9	7	5	3	6		77
\$ 180,000 - 199,999	9	9	5	10	8	14	12	11	7	8	7		100
\$ 200,000 - 249,999	31	47	45	53	54	46	37	50	55	35	39		492
\$ 250,000 - 299,999	36	40	64	79	67	40	71	60	55	41	42		595
\$ 300,000 - 349,999	30	46	56	53	72	53	59	59	48	43	42		561
\$ 350,000 - 399,999	36	47	47	61	42	51	50	49	36	47	36		502
\$ 400,000 - 499,999	30	50	50	48	61	48	51	59	32	45	45		519
\$ 500,000 - 599,999	21	18	19	31	34	24	29	33	23	18	18		268
\$ 600,000 - 699,999	3	7	10	19	10	14	17	21	6	13	10		130
\$ 700,000 - 799,999	5	2	8	6	7	6	8	5	7	8	3		65
\$ 800,000 - 899,999	4	1	2	5	7	4	6	6	4	7	7		53
\$ 900,000 - 999,999	1	3	4	2	1	3	3	2	1	4	3		27
\$ 1,000,000 - and over	1	4	9	3	11	9	4	3	3	1	2		50
Total	213	283	333	387	399	322	361	374	288	280	272		3512



West Pasco Board of REALTORS® Monthly Sales Trend Indicator 2024

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

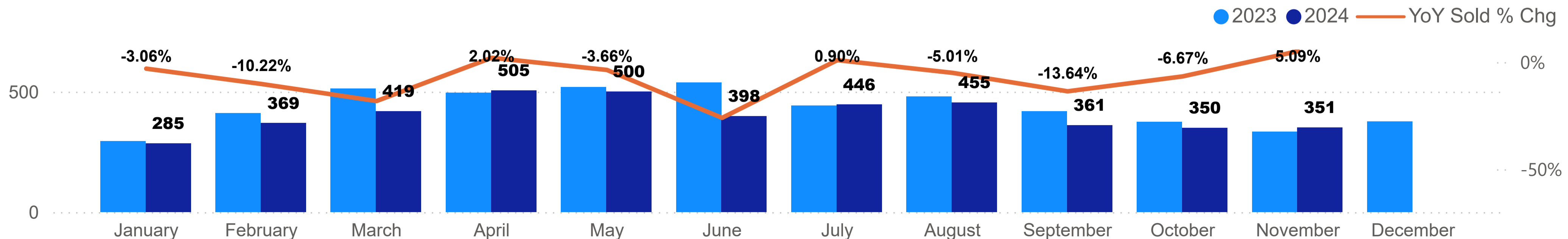
Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999										1	1		2
\$ 50,000 - 59,999											1		1
\$ 60,000 - 69,999													
\$ 70,000 - 79,999						1		1	2		2		6
\$ 80,000 - 89,999								1	1				2
\$ 90,000 - 99,999	1	1	2	1		2		1		1			9
\$ 100,000 - 119,999	5	4	2	4	1	2	1	4	1	3	2		29
\$ 120,000 - 139,999	4	2	3	8	8	3	3	3	4	7	2		47
\$ 140,000 - 159,999	1	5	7	7	1	8	6	9	1	6	4		55
\$ 160,000 - 179,999	7	4	5	11	4	3	1	3	5	3	2		48
\$ 180,000 - 199,999	2	4	1	8	4		4			1	2		26
\$ 200,000 - 249,999	6	4	6	9	6	2	5	4	9	4	5		60
\$ 250,000 - 299,999	5	9	6	5	9	6	8	5	6	4	1		64
\$ 300,000 - 349,999	1	3	4	1	2	4	4	2	3		7		31
\$ 350,000 - 399,999	4	5	5	2	5	3	3	4	3	1	2		37
\$ 400,000 - 499,999	1	3	2	5	3	4	1	4	1	1	1		26
\$ 500,000 - 599,999			1	1	1					1			4
\$ 600,000 - 699,999										1			1
\$ 700,000 - 799,999	1										1		2
\$ 800,000 - 899,999													
\$ 900,000 - 999,999													
\$ 1,000,000 - and over	1		1										2
Total	39	44	45	62	44	38	36	41	36	34	33		452



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			1	2	1	7		16
\$ 50,000 - 59,999	2	1	2	1		1		1		1	1		10
\$ 60,000 - 69,999	1	1	2	3	3	2		1	1	1	1		16
\$ 70,000 - 79,999	2	1	1	1	3	2	2	3	3		6		24
\$ 80,000 - 89,999	2	2		2	3	1	3	1	4	3	2		23
\$ 90,000 - 99,999	2	2	2	7	2	5	1	1	1	1	1		25
\$ 100,000 - 119,999	6	13	10	11	5	5	6	9	7	9	7		88
\$ 120,000 - 139,999	7	6	10	13	20	9	6	11	7	14	12		115
\$ 140,000 - 159,999	5	8	10	12	9	13	13	21	7	13	14		125
\$ 160,000 - 179,999	14	14	18	34	22	11	15	13	13	8	16		178
\$ 180,000 - 199,999	13	13	10	21	17	16	20	13	10	11	12		156
\$ 200,000 - 249,999	42	57	58	67	68	52	55	59	69	44	48		619
\$ 250,000 - 299,999	47	56	74	92	85	54	82	70	67	47	45		719
\$ 300,000 - 349,999	31	50	63	55	76	57	67	61	52	46	49		607
\$ 350,000 - 399,999	41	54	53	64	48	55	55	53	40	49	39		551
\$ 400,000 - 499,999	32	54	52	53	67	54	54	66	34	47	46		559
\$ 500,000 - 599,999	21	18	20	32	35	25	29	33	23	20	18		274
\$ 600,000 - 699,999	3	7	10	19	10	14	17	21	6	15	11		133
\$ 700,000 - 799,999	6	2	8	6	7	6	8	5	7	8	4		67
\$ 800,000 - 899,999	4	1	2	6	7	4	6	6	4	7	7		54
\$ 900,000 - 999,999	1	3	4	2	1	3	3	2	1	4	3		27
\$ 1,000,000 - and over	2	4	10	3	11	9	4	4	3	1	2		53
Total	285	369	419	505	500	398	446	455	361	350	351		4439



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
						1							1
0	2			1									3
1	10	7	11	16	7	8	6	5	12	3	7		92
2	104	137	145	194	184	137	140	145	130	111	130		1557
3	112	157	177	213	220	177	200	213	148	159	142		1918
4	51	61	74	72	79	57	86	78	59	68	62		747
5	6	6	10	7	7	17	11	11	11	7	9		102
6+		1	2	2	3	2	3	3	1	2	1		20
Total	285	369	419	505	500	399	446	455	361	350	351		4440

Sales by Bathroom Count

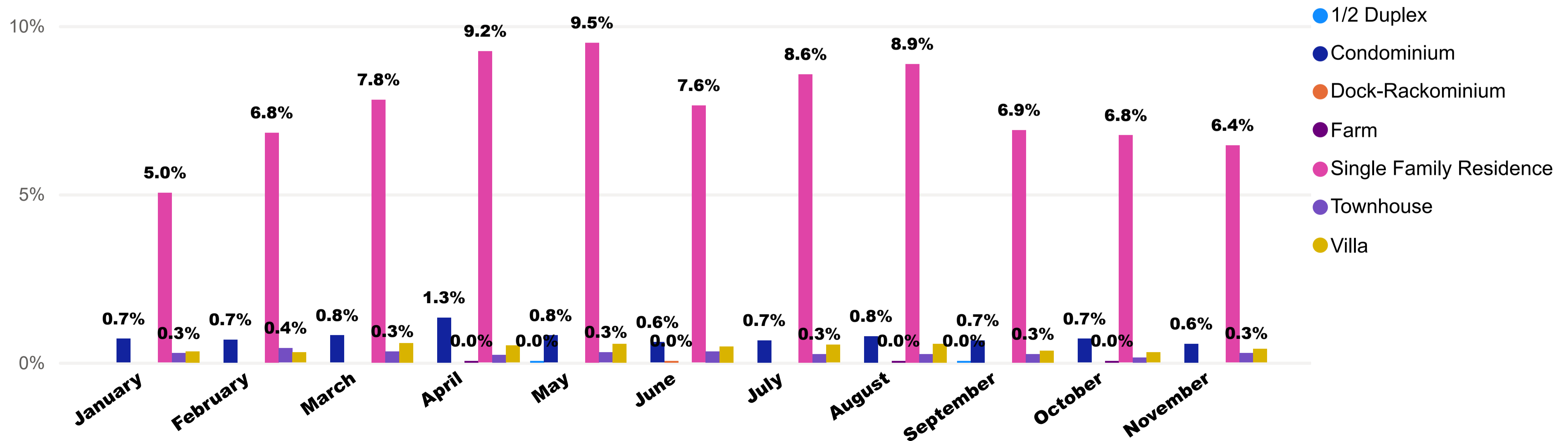
Bathrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
0						1							1
1	32	25	34	55	42	40	35	32	38	20	29		382
2	194	263	296	355	359	273	309	317	249	247	241		3103
3	53	75	71	75	87	66	83	87	61	65	65		788
4	5	3	13	18	7	15	15	16	11	17	12		132
5	1	1	3	2	5	1	3	3	2	1	2		24
6+		2	2			3	1				2		10
Total	285	369	419	505	500	399	446	455	361	350	351		4440

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				2
Condominium	28	27	32	53	32	24	26	31	26	28	22		329
Dock-Rackominium						1							1
Farm				1				1		1			3
Single Family Residence	200	271	310	367	377	303	340	352	274	268	256		3318
Townhouse	11	17	13	9	12	13	10	10	10	6	11		122
Villa	13	12	23	20	22	19	21	22	14	12	16		194
Total	252	327	378	450	444	360	397	416	325	315	305		3969

YTD % of Sales by Property Type





West Pasco Board of REALTORS®

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

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory
\$ 1 - 49,999	2	1%	47,500	46,000	97%	2	1
\$ 50,000 - 59,999	1	0%	55,000	55,000	100%	14	1
\$ 60,000 - 69,999							7
\$ 70,000 - 79,999	4	1%	79,343	73,500	93%	63	4
\$ 80,000 - 89,999	1	0%	125,000	85,000	68%	4	2
\$ 90,000 - 99,999							4
\$ 100,000 - 119,999	4	1%	146,850	105,500	72%	84	15
\$ 120,000 - 139,999	5	2%	138,998	131,248	94%	43	35
\$ 140,000 - 159,999	7	2%	177,264	150,214	85%	85	28
\$ 160,000 - 179,999	8	3%	205,838	170,063	83%	43	45
\$ 180,000 - 199,999	9	3%	196,322	188,956	96%	62	52
\$ 200,000 - 249,999	44	14%	237,350	227,334	96%	69	203
\$ 250,000 - 299,999	43	14%	276,493	273,657	99%	75	263
\$ 300,000 - 349,999	49	16%	331,844	326,238	98%	62	244
\$ 350,000 - 399,999	38	12%	383,247	372,261	97%	67	209
\$ 400,000 - 499,999	46	15%	451,771	443,845	98%	61	220
\$ 500,000 - 599,999	18	6%	566,100	547,225	97%	87	109
\$ 600,000 - 699,999	10	3%	667,593	641,723	96%	91	69
\$ 700,000 - 799,999	4	1%	739,950	718,750	97%	65	50
\$ 800,000 - 899,999	7	2%	913,601	833,316	91%	108	35
\$ 900,000 - 999,999	3	1%	981,000	907,667	93%	179	13
\$ 1,000,000 - and over	2	1%	1,640,000	1,625,000	99%	81	51
Total	305	100%	370,199	357,324	97%	69	1660

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	16	0.36%	45,175	38,975	86%	35	1
\$ 50,000 - 59,999	10	0.23%	71,880	54,150	75%	39	1
\$ 60,000 - 69,999	16	0.36%	71,919	64,056	89%	28	7
\$ 70,000 - 79,999	24	0.54%	84,315	73,271	87%	49	4
\$ 80,000 - 89,999	23	0.52%	96,748	82,687	85%	39	2
\$ 90,000 - 99,999	25	0.56%	103,760	93,663	90%	42	4
\$ 100,000 - 119,999	88	1.98%	121,851	108,995	89%	61	15
\$ 120,000 - 139,999	115	2.59%	137,296	128,669	94%	61	35
\$ 140,000 - 159,999	125	2.82%	159,807	148,659	93%	62	28
\$ 160,000 - 179,999	178	4.01%	179,126	168,622	94%	44	45
\$ 180,000 - 199,999	156	3.51%	196,017	189,062	96%	51	52
\$ 200,000 - 249,999	619	13.94%	233,817	225,352	96%	49	203
\$ 250,000 - 299,999	719	16.20%	279,695	273,582	98%	51	263
\$ 300,000 - 349,999	607	13.67%	330,659	323,396	98%	55	244
\$ 350,000 - 399,999	551	12.41%	381,764	373,224	98%	54	209
\$ 400,000 - 499,999	559	12.59%	456,418	444,348	97%	53	220
\$ 500,000 - 599,999	274	6.17%	560,017	545,115	97%	54	109
\$ 600,000 - 699,999	133	3.00%	655,825	636,063	97%	53	69
\$ 700,000 - 799,999	67	1.51%	760,419	745,583	98%	58	50
\$ 800,000 - 899,999	54	1.22%	871,531	844,928	97%	60	35
\$ 900,000 - 999,999	27	0.61%	987,551	947,552	96%	56	13
\$ 1,000,000 - and over	53	1.19%	1,630,234	1,517,055	93%	85	51
Total	4439	100.00%	356,424	345,288	97%	53	1660

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®

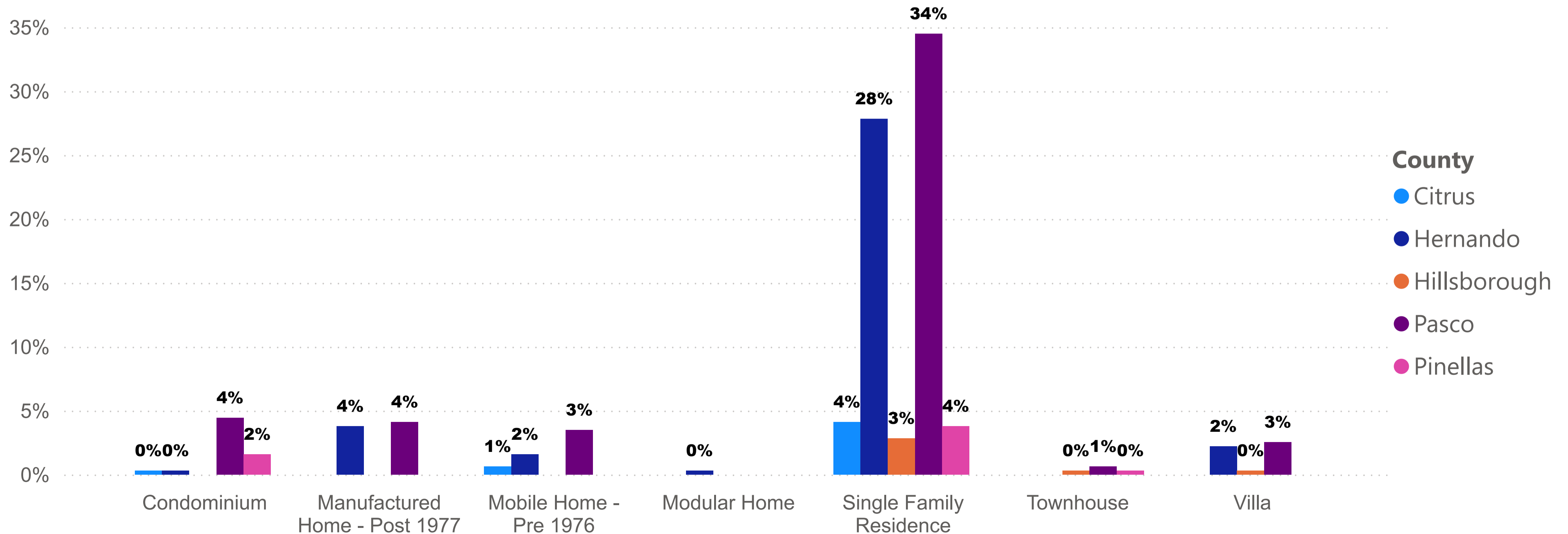
Four Year Sales and Inventory History 2020 - 2024. Compiled from Monthly Sales and Inventory Reports

Month	Monthly Sales	Average List Price	Average Sales Price	% List to Sell	AVG DOM	Inventory	Months Inventory
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	909	1.39
10/31/2021	643	306,669	305,146	100%	18	908	1.41
11/30/2021	712	308,833	308,030	100%	20	767	1.08
12/31/2021	673	315,395	314,006	100%	20	729	1.08
01/31/2022	531	322,366	320,579	99%	19	605	1.14
02/28/2022	504	338,728	337,904	100%	22	632	1.25
03/31/2022	725	323,856	325,920	101%	17	575	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	1336	4.48
12/31/2023	346	375,867	365,081	97%	39	1319	3.81
01/31/2024	252	367,588	356,504	97%	50	1375	5.46
02/29/2024	327	361,028	349,557	97%	52	1464	4.48
03/31/2024	378	383,132	371,968	97%	60	1495	3.96
04/30/2024	450	362,160	349,883	97%	57	1550	3.44
05/31/2024	444	380,535	369,195	97%	56	1646	3.71
06/30/2024	359	408,680	396,503	97%	59	1650	4.60
07/31/2024	397	382,154	373,318	98%	60	1639	4.13
08/31/2024	416	376,231	365,986	97%	54	1725	4.15
09/30/2024	325	358,456	346,648	97%	54	1707	5.25
10/31/2024	315	379,055	368,110	97%	65	1632	5.18
11/30/2024	305	370,199	357,324	97%	75	1660	5.44

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%	0%		4%	2%	7%
Manufactured Home - Post 1977		4%		4%		8%
Mobile Home - Pre 1976	1%	2%		3%		6%
Modular Home		0%				0%
Single Family Residence	4%	28%	3%	34%	4%	73%
Townhouse			0%	1%	0%	1%
Villa		2%	0%	3%		5%
Total	5%	36%	3%	50%	6%	100%



Board/Association: State Month Year
 ▲ West Pasco FL November 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	2
\$ 80,000 - 89,999	1			1
\$ 90,000 - 99,999				
\$ 100,000 - 119,999	2			2
\$ 120,000 - 139,999	3			3
\$ 140,000 - 159,999	2	1		3
\$ 160,000 - 179,999	5	1		6
\$ 180,000 - 199,999	6	1		7
\$ 200,000 - 249,999	28	9	2	39
\$ 250,000 - 299,999	16	25	1	42
\$ 300,000 - 349,999	8	28	6	42
\$ 350,000 - 399,999	5	22	9	36
\$ 400,000 - 499,999	2	22	21	45
\$ 500,000 - 599,999	2	4	12	18
\$ 600,000 - 699,999		3	7	10
\$ 700,000 - 799,999		2	1	3
\$ 800,000 - 899,999		2	5	7
\$ 900,000 - 999,999		1	2	3
\$ 1,000,000 - and over			2	2
Total	82	121	69	272

Price Range	2 or Less	3	4 or More	Total
\$ 1 - 49,999	1			1
\$ 50,000 - 59,999	1			1
\$ 60,000 - 69,999				
\$ 70,000 - 79,999	2			2
\$ 80,000 - 89,999				
\$ 90,000 - 99,999				
\$ 100,000 - 119,999	2			2
\$ 120,000 - 139,999	2			2
\$ 140,000 - 159,999	4			4
\$ 160,000 - 179,999	2			2
\$ 180,000 - 199,999	2			2
\$ 200,000 - 249,999	3	2		5
\$ 250,000 - 299,999	1			1
\$ 300,000 - 349,999	1	6		7
\$ 350,000 - 399,999	1		1	2
\$ 400,000 - 499,999		1		1
\$ 500,000 - 599,999				
\$ 600,000 - 699,999				
\$ 700,000 - 799,999	1			1
\$ 800,000 - 899,999				
\$ 900,000 - 999,999				
\$ 1,000,000 - and over				
Total	23	9	1	33

Price Range ▲	M-SF	M-Condo
\$ 1 - 49,999	1	1
\$ 50,000 - 59,999		1
\$ 60,000 - 69,999	5	2
\$ 70,000 - 79,999	2	3
\$ 80,000 - 89,999	1	1
\$ 90,000 - 99,999		5
\$ 100,000 - 119,999	2	9
\$ 120,000 - 139,999	5	23
\$ 140,000 - 159,999	8	20
\$ 160,000 - 179,999	12	32
\$ 180,000 - 199,999	27	26
\$ 200,000 - 249,999	122	58
\$ 250,000 - 299,999	219	39
\$ 300,000 - 349,999	210	43
\$ 350,000 - 399,999	185	14
\$ 400,000 - 499,999	207	13
\$ 500,000 - 599,999	106	1
\$ 600,000 - 699,999	58	1
\$ 700,000 - 799,999	46	1
\$ 800,000 - 899,999	31	
\$ 900,000 - 999,999	12	
\$ 1,000,000 - and over	52	1
Total	1311	294

Price Range ▲	M-SF	M-Condo
\$ 1 - 49,999		
\$ 50,000 - 59,999		
\$ 60,000 - 69,999	3	
\$ 70,000 - 79,999		
\$ 80,000 - 89,999	2	1
\$ 90,000 - 99,999		
\$ 100,000 - 119,999	2	2
\$ 120,000 - 139,999	6	3
\$ 140,000 - 159,999	5	1
\$ 160,000 - 179,999	7	9
\$ 180,000 - 199,999	12	1
\$ 200,000 - 249,999	51	10
\$ 250,000 - 299,999	83	10
\$ 300,000 - 349,999	69	9
\$ 350,000 - 399,999	46	5
\$ 400,000 - 499,999	77	1
\$ 500,000 - 599,999	35	
\$ 600,000 - 699,999	22	
\$ 700,000 - 799,999	14	
\$ 800,000 - 899,999	8	
\$ 900,000 - 999,999		2
\$ 1,000,000 - and over	7	2
Total	449	56

Time On Market Sort	M-SF	M-Condo
0 - 30	101	9
31-60	50	9
61-90	44	3
91-120	28	1
121-over	49	11
Total	272	33

