

GTAR MLS Statistics for December 2008

These figures do not include private sales or new construction unless entered into MLS

	2008	2007	Year to Date 2008	Year to Date 2007
Residential-Home Sales	886	750	11,073	10,807
Condominium Sales	89	170	1,619	1,732
Townhouse Sales	118	82	1,435	1,396
Villa Sales	18	22	280	276
Total Residential Sales*	1,142	1,058	14,886	14,750
Commercial Sales	5	13	177	209
Total Dollar Volume for Residential Sales	\$177,176,451	\$201,257,090	\$2,972,703,007	\$3,070,719,706
Total Dollar Volume for Condominiums	\$ 13,932,327	\$ 64,175,850	\$ 325,081,773	\$ 402,307,573
Total Dollar Volume for Townhouses	\$ 18,987,734	\$ 19,101,654	\$ 301,108,216	\$ 311,212,333
Total Dollar Volume for Villas	\$ 3,016,584	\$ 4,229,434	\$ 52,485,733	\$ 52,930,898
Total Dollar Volume for Vacant Land	\$ 2,469,896	\$ 7,069,275	\$ 85,024,763	\$ 106,496,396
Total Dollar Volume for Duplexes/Tri's/Quads	\$ 2,553,498	\$ 1,573,803	\$ 24,255,885	\$ 27,843,785
Total Dollar Volume for Commercial Sales	\$ 4,585,000	\$ 55,374,566	\$ 97,730,222	\$ 172,674,208
New Residential Listings*	2,217	2,888	49,957	51,886
New Commercial Listings	57	104	1,296	1,444
Average Residential Sales Price	\$ 198,060	\$ 264,692	\$ 233,961	\$ 279,431
Average Condo Sale Price	\$ 156,543	\$ 377,505	\$ 180,329	\$ 240,060
Average Townhouse Sales Price	\$ 160,913	\$ 232,947	\$ 182,032	\$ 221,565
Average Villa Sales Price	\$ 167,588	\$ 192,247	\$ 175,567	\$ 189,904
Total Residential Contracts	2,250	1,328	----	----
Total Residential Listings*	----	----	18,515	20,758
Total Commercial Listings	----	----	976	962

*Residential, Condos, Townhouses, Patio Homes, Vacant Land, Duplexes, Tri's and Quads does not include activity in area 299

Time on Market	# Units
Less than 30 Days	134
31 to 60 Days	246
61 to 90 Days	193
91 to 120 Days	155
Over 120 Days	484

Type of Financing	# Units
Cash	332
Conventional	495
FHA	273
VA	74
Assumption	14
Other	21

MLS Map Area Codes	# Units
Rural E Hillsborough	238,242,250,251,253,255,274,276-281
Brandon	268, 269, 270, 271, 273, 275
Plant City	252, 254, 256, 257
Sun City/Ruskin, Apollo Bch	282, 283, 284
New Tampa	236, 237, 249
Pasco	171-196
Temple Terrace/USF	239, 244, 245, 247
North Central	220, 224, 240, 241, 243, 246, 248
Central Tampa	201-203, 205-207, 260-264
East Tampa	265-267, 272
S. Tampa/Davis Islands	208-217
Town & Country	204, 222, 223
Carrollwood	221, 225-227, 232
Lutz/North West	228-231, 233-235

December 2008

STAT AREA	Number of Sales	Average Sold Price	Total Sold Price	Avg. DOM
Rural East Hillsborough	15	\$220,367	\$3,305,505	174
Brandon	204	\$194,513	\$39,680,652	98
Plant City	34	\$162,796	\$5,535,064	127
Sun City, Ruskin, Apollo Bch.	52	\$195,785	\$10,180,820	111
New Tampa	58	\$271,025	\$15,719,450	88
Pasco	147	\$165,282	\$24,296,454	124
Temple Terrace/USF	19	\$ 80,716	\$1,533,604	65
North Central	54	\$ 73,633	\$3,976,182	108
Central Tampa	53	\$ 80,649	\$4,274,397	82
East Tampa	28	\$118,248	\$3,310,944	101
S. Tampa/Davis Islands	48	\$547,014	\$26,256,672	178
Town & Country	54	\$163,797	\$8,845,038	77
Carrollwood	57	\$196,004	\$11,172,228	96
Lutz/North West	63	\$303,007	\$19,089,441	113
TOTALS	886	\$198,060	\$177,176,451	110

November 2008

STAT AREA	Number of Sales	Average Sold Price	Total Sold Price	Avg. DOM
Rural East Hillsborough	11	\$210,255	\$2,312,805	114
Brandon	170	\$188,830	\$32,101,100	96
Plant City	16	\$200,370	\$3,205,920	111
Sun City, Ruskin, Apollo Bch.	63	\$183,368	\$11,552,184	147
New Tampa	46	\$268,644	\$12,357,624	110
Pasco	119	\$181,716	\$21,624,204	140
Temple Terrace/USF	18	\$107,128	\$1,928,304	70
North Central	41	\$ 60,376	\$2,475,416	82
Central Tampa	56	\$ 77,068	\$4,315,808	103
East Tampa	20	\$ 82,143	\$1,642,860	47
S. Tampa/Davis Islands	42	\$407,733	\$17,124,786	140
Town & Country	38	\$137,903	\$5,240,314	113
Carrollwood	34	\$211,486	\$7,190,524	116
Lutz/North West	54	\$338,294	\$18,267,876	136
TOTALS	728	\$189,665	\$141,339,725	109

Price Class	Single-Family Unit Sales Number of Bedrooms			Condo/Co-op	Total Units
	< 2	3	>4		
\$ 29,999 or under	8	15	3	3	29
\$ 30,000—\$ 39,999	11	11	2	3	27
\$ 40,000—\$ 49,999	10	15	3	10	40
\$ 50,000—\$ 59,999	8	18	4	11	42
\$ 60,000—\$ 69,999	5	18	3	9	37
\$ 70,000—\$ 79,999	12	13	8	3	40
\$ 80,000—\$ 89,999	5	20	7	6	45
\$ 90,000—\$ 99,999	6	16	6	5	40
\$100,000—\$119,999	16	53	14	13	118
\$120,000—\$139,999	11	63	25	2	124
\$140,000—\$159,999	7	58	31	6	114
\$160,000—\$179,999	1	39	39	7	94
\$180,000—\$199,999	0	23	29	5	64
\$200,000—\$249,999	0	46	91	9	160
\$250,000—\$299,999	3	26	56	6	96
\$300,000—\$399,999	0	11	49	5	67
\$400,000—\$499,999	0	4	20	2	27
\$500,000 and over	0	4	39	3	48
Totals	103	453	429	108	1,212
Median (thousands) \$	75.0	136.9	219.9	102.5	150.0
Mean (thousands) \$	86.1	153.6	270.5	144.5	188.8

Sales by Price Range—Overall

Price Range	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD Total	Current Month	YTD
\$1—\$49,999	23	22	37	47	51	50	51	82	65	103	98	102	731	8.45%	5.16%
\$50—\$59,999	14	17	18	31	24	20	30	37	25	40	30	47	333	3.89%	2.35%
\$60—\$69,999	13	22	33	38	40	36	27	34	42	40	32	42	399	3.48%	2.82%
\$70—\$79,999	21	18	19	23	32	23	27	32	38	36	33	35	337	2.90%	2.38%
\$80—\$89,999	11	13	18	27	32	41	44	34	32	44	31	43	370	3.56%	2.61%
\$90—\$99,999	23	18	25	24	25	23	32	35	40	38	41	41	365	3.40%	2.58%
\$100—\$119,999	43	48	67	76	81	78	97	83	117	83	104	116	993	9.61%	7.01%
\$120—\$139,999	51	65	92	114	114	120	118	118	148	109	96	127	1,272	10.52%	8.98%
\$140—\$159,999	71	66	106	126	114	156	111	139	152	133	102	112	1,388	9.28%	9.80%
\$160—\$179,999	78	75	141	119	129	140	133	114	121	111	78	94	1,333	7.79%	9.41%
\$180—\$199,999	78	84	114	100	120	114	115	98	101	78	68	64	1,134	5.30%	8.01%
\$200—\$249,999	140	116	173	188	177	196	173	189	158	144	102	155	1,911	12.84%	13.50%
\$250—\$299,999	61	76	107	110	107	128	114	110	107	84	72	93	1,169	7.71%	8.26%
\$300—\$349,999	44	50	53	52	77	76	67	57	55	49	48	40	668	3.31%	4.72%
\$350—\$399,999	37	38	48	40	44	62	47	44	37	36	28	24	485	1.99%	3.43%
\$400—\$499,999	32	35	46	50	66	61	72	46	36	27	36	24	531	1.99%	3.75%
\$500—\$599,999	14	13	27	20	27	19	33	29	29	17	15	21	264	1.74%	1.86%
\$600—\$699,999	11	14	10	19	20	19	12	18	9	8	13	8	161	0.66%	1.14%
\$700—\$799,999	6	5	9	12	6	10	6	2	8	6	3	5	78	0.41%	0.55%
\$800—\$899,999	3	2	4	6	8	4	6	5	8	5	3	7	61	0.58%	0.43%
\$900—\$999,999	3	3	5	2	4	3	9	8	3	0	2	2	44	0.17%	0.31%
\$1,000,000 and over	14	13	10	11	18	15	12	13	14	7	1	5	133	0.41%	0.94%
Current Year	791	813	1,162	1,235	1,316	1,394	1,336	1,327	1,345	1,198	1,036	1,207	14,160	100%	100%
Previous Year	1,209	1,339	1,549	1,430	1,425	1,533	1,341	1,467	1,117	1,239	1,078	1,377	16,104		
%Change	-35%	-39%	-25%	-14%	-8%	-9%	0%	-10%	20%	-3%	-4%	-12%	-12%		
Current YTD	791	1,604	2,766	4,001	5,317	6,711	8,047	9,374	10,719	11,917	12,953	14,160	14,160		
Previous YTD	1,209	2,548	4,097	5,527	6,952	8,485	9,826	11,293	12,410	13,649	14,727	16,104	16,104		
%Change YTD	-35%	-37%	-32%	-28%	-24%	-21%	-18%	-17%	-14%	-13%	-12%	-12%	-12%		

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Additional statistics are available at www.GTAR.org!