



Greater Tampa Association of Realtors®

Four Year Sales and Inventory History 2006 - 2010

Compiled from Monthly Sales and Inventory Reports

Month	Monthly Sales	Average List Price	Average Sale Price	% Diff Sell/List	Avg DOM	Current Inventory	Months Inventory
01-OCT-06	1,745	273,341	264,578	97%	60	19,320	11.1
01-NOV-06	1,717	271,162	261,525	96%	63	19,377	11.3
01-DEC-06	2,063	269,580	260,635	97%	56	18,732	9.1
01-JAN-07	1,260	274,109	261,075	95%	75	19,944	15.8
01-FEB-07	1,378	267,826	257,385	96%	76	20,544	14.9
01-MAR-07	1,614	269,365	258,143	96%	84	20,977	13.0
01-APR-07	1,482	276,351	264,995	96%	86	21,818	14.7
01-MAY-07	1,632	282,619	269,771	95%	85	21,969	13.5
01-JUN-07	1,802	287,516	274,916	96%	86	21,959	12.2
01-JUL-07	1,589	283,304	270,520	95%	85	21,924	13.8
01-AUG-07	1,556	273,336	260,598	95%	93	21,868	14.1
01-SEP-07	1,154	265,050	252,824	95%	89	21,858	18.9
01-OCT-07	1,255	277,293	262,272	95%	101	21,905	17.5
01-NOV-07	1,074	264,756	249,970	94%	96	21,786	20.3
01-DEC-07	1,188	278,190	264,606	95%	100	21,081	17.7
01-JAN-08	852	263,437	248,872	94%	110	21,332	25.0
01-FEB-08	975	250,179	235,235	94%	109	21,476	22.0
01-MAR-08	1,218	244,205	230,172	94%	112	21,551	17.7
01-APR-08	1,330	238,127	223,206	94%	112	21,429	16.1
01-MAY-08	1,401	263,868	242,591	92%	116	21,140	15.1
01-JUN-08	1,481	241,694	226,929	94%	115	21,056	14.2
01-JUL-08	1,431	237,719	224,105	94%	111	21,030	14.7
01-AUG-08	1,416	222,420	209,355	94%	111	20,815	14.7
01-SEP-08	1,429	218,322	205,013	94%	111	21,022	14.7
01-OCT-08	1,280	198,963	186,612	94%	99	20,870	16.3
01-NOV-08	1,082	194,420	181,435	93%	101	20,665	19.1
01-DEC-08	1,336	194,626	183,319	94%	101	20,108	15.1
01-JAN-09	1,035	173,384	160,662	93%	102	19,633	19.0
01-FEB-09	1,217	169,983	158,042	93%	99	19,297	15.9
01-MAR-09	1,526	177,305	165,410	93%	113	18,874	12.4
01-APR-09	1,575	164,722	154,116	94%	111	18,374	11.7
01-MAY-09	1,573	173,786	162,765	94%	112	17,665	11.2
01-JUN-09	1,877	180,974	170,126	94%	109	17,230	9.2
01-JUL-09	1,885	187,677	176,649	94%	108	16,985	9.0
01-AUG-09	1,692	173,702	164,665	95%	105	16,800	9.9
01-SEP-09	1,787	174,330	164,757	95%	103	16,665	9.3
01-OCT-09	1,787	164,894	155,695	94%	104	16,437	9.2
01-NOV-09	1,711	173,726	163,601	94%	99	16,400	9.6
01-DEC-09	1,736	172,707	163,237	95%	109	15,975	9.2
01-JAN-10	1,173	162,565	154,725	95%	108	15,729	13.4
01-FEB-10	1,422	159,063	150,274	94%	103	15,769	11.1
01-MAR-10	1,858	170,678	160,753	94%	110	15,688	8.4
01-APR-10	1,965	170,678	161,628	95%	100	15,429	7.9
01-MAY-10	1,883	172,368	163,610	95%	100	15,155	8.0
01-JUN-10	2,186	179,631	170,661	95%	101	15,309	7.0
01-JUL-10	1,546	173,788	164,718	95%	99	15,360	9.9
01-AUG-10	1,643	170,394	160,709	94%	101	15,180	9.2
01-SEP-10	1,550	169,385	159,725	94%	96	14,754	9.5



**Greater Tampa Association of Realtors®
Monthly Sales Trend Indicator
2010**

Sales by Price Range - Single Family Homes & Villas

Price Range	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10	Oct-10	Nov-10	Dec-10	YTD Total	Curr Month	YTD
\$1 - 49,999	123	139	172	168	141	166	140	141	168				1,358	14.29%	11.66%
\$50,000 - 59,999	26	46	50	50	54	42	44	39	46				397	3.91%	3.41%
\$60,000 - 69,999	39	28	52	52	42	42	52	53	38				398	3.23%	3.42%
\$70,000 - 79,999	26	38	52	52	56	60	57	50	49				440	4.17%	3.78%
\$80,000 - 89,999	40	39	54	65	53	55	45	45	59				455	5.02%	3.91%
\$90,000 - 99,999	36	49	60	55	57	67	50	44	51				469	4.34%	4.03%
\$100,000 - 119,999	91	113	123	140	133	157	96	112	96				1,061	8.16%	9.11%
\$120,000 - 139,999	97	118	135	167	157	184	125	111	114				1,208	9.69%	10.38%
\$140,000 - 159,999	88	91	114	123	132	178	86	105	97				1,014	8.25%	8.71%
\$160,000 - 179,999	58	77	91	109	126	135	81	94	66				837	5.61%	7.19%
\$180,000 - 199,999	51	72	83	100	86	106	67	76	58				699	4.93%	6.00%
\$200,000 - 249,999	79	103	151	147	181	174	100	129	116				1,180	9.86%	10.13%
\$250,000 - 299,999	41	47	83	94	102	87	77	80	62				673	5.27%	5.78%
\$300,000 - 349,999	31	31	56	44	48	90	47	69	38				454	3.23%	3.90%
\$350,000 - 399,999	18	20	32	27	30	45	26	40	34				272	2.89%	2.34%
\$400,000 - 499,999	19	28	28	39	26	49	42	36	37				304	3.15%	2.61%
\$500,000 - 599,999	10	10	21	22	16	30	21	18	16				164	1.36%	1.41%
\$600,000 - 699,999	4	10	10	15	9	10	15	9	8				90	0.68%	0.77%
\$700,000 - 799,999	2	1	8	8	4	4	7	5	4				43	0.34%	0.37%
\$800,000 - 899,999	1	3	2	4	5	7	2	2	3				29	0.26%	0.25%
\$900,000 - 999,999	1	3	2	2	4	2	2	3	4				23	0.34%	0.20%
\$1,000,000 - and over	8	5	10	9	9	9	7	6	12				75	1.02%	0.64%
Current Year	889	1,071	1,389	1,492	1,471	1,699	1,189	1,267	1,176				11,643		
Previous Year	834	952	1,212	1,228	1,269	1,488	1,504	1,356	1,395	1,364	1,318	1,262	15,182		
Change from last month		20.47%	29.69%	7.42%	-1.41%	15.50%	-30.02%	6.56%	-7.18%						
Change from last year	6.59%	12.50%	14.60%	21.50%	15.92%	14.18%	-20.94%	-6.56%	-15.70%						
Current YTD	889	1,960	3,349	4,841	6,312	8,011	9,200	10,467	11,643						
Previous YTD	834	1,786	2,998	4,226	5,495	6,983	8,487	9,843	11,238	12,602	13,920	15,182			
% Change YTD	6.59%	9.74%	11.71%	14.55%	14.87%	14.72%	8.40%	6.34%	3.60%						



**Greater Tampa Association of Realtors®
Monthly Sales Trend Indicator
2010**

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

Price Range	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10	Oct-10	Nov-10	Dec-10	YTD Total	Curr Month	YTD
\$1 - 49,999	55	67	102	103	84	88	91	113	108				811	32.63%	26.21%
\$50,000 - 59,999	20	30	26	41	24	25	39	27	35				267	10.57%	8.63%
\$60,000 - 69,999	27	26	33	24	24	24	21	31	18				228	5.44%	7.37%
\$70,000 - 79,999	12	18	25	26	26	37	29	20	27				220	8.16%	7.11%
\$80,000 - 89,999	9	23	26	24	17	30	17	21	17				184	5.14%	5.95%
\$90,000 - 99,999	14	12	30	16	13	21	16	17	19				158	5.74%	5.11%
\$100,000 - 119,999	22	20	43	28	29	42	17	24	23				248	6.95%	8.02%
\$120,000 - 139,999	15	18	23	26	17	30	13	17	17				176	5.14%	5.69%
\$140,000 - 159,999	10	17	18	23	20	24	12	13	12				149	3.63%	4.82%
\$160,000 - 179,999	13	17	22	20	20	20	11	17	13				153	3.93%	4.95%
\$180,000 - 199,999	9	10	17	17	6	17	13	9	7				105	2.11%	3.39%
\$200,000 - 249,999	15	12	22	18	25	19	18	8	9				146	2.72%	4.72%
\$250,000 - 299,999	9	7	12	16	22	15	6	8	13				108	3.93%	3.49%
\$300,000 - 349,999	5	5	3	5	4	11	6	3	3				45	0.91%	1.45%
\$350,000 - 399,999	4	3	3	6	2	3	1	4	5				31	1.51%	1.00%
\$400,000 - 499,999	2	1	5	3	7	6	3	3	1				31	0.30%	1.00%
\$500,000 - 599,999	1	2	3	0	2	2	0	1	3				14	0.91%	0.45%
\$600,000 - 699,999	0	1	0	1	1	1	0	0	1				5	0.30%	0.16%
\$700,000 - 799,999	0	0	1	2	2	2	1	0	0				8	0.00%	0.26%
\$800,000 - 899,999	0	0	1	0	1	0	0	0	0				2	0.00%	0.06%
\$900,000 - 999,999	0	0	0	0	0	0	0	0	0				0	0.00%	0.00%
\$1,000,000 - and over	0	0	0	1	0	4	0	0	0				5	0.00%	0.16%
Current Year	242	289	415	400	346	421	314	336	331				3,094		
Previous Year	165	211	239	299	274	327	342	304	351	353	330	358	3,553		
Change from last month		19.42%	43.60%	-3.61%	-13.50%	21.68%	-25.42%	7.01%	-1.49%						
Change from last year	46.67%	36.97%	73.64%	33.78%	26.28%	28.75%	-8.19%	10.53%	-5.70%						
Current YTD	242	531	946	1,346	1,692	2,113	2,427	2,763	3,094						
Previous YTD	165	376	615	914	1,188	1,515	1,857	2,161	2,512	2,865	3,195	3,553			
% Change YTD	46.67%	41.22%	53.82%	47.26%	42.42%	39.47%	30.69%	27.86%	23.17%						



Greater Tampa Association of Realtors®
Monthly Sales Trend Indicator
2010
Sales by Price Range - Overall

Price Range	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10	Oct-10	Nov-10	Dec-10	YTD Total	Curr Month	YTD
\$1 - 49,999	203	242	302	302	252	282	252	276	299				2,410	19.29%	15.83%
\$50,000 - 59,999	52	80	83	102	90	74	92	72	85				730	5.48%	4.79%
\$60,000 - 69,999	69	60	91	84	76	71	75	88	60				674	3.87%	4.43%
\$70,000 - 79,999	40	61	82	84	89	103	88	71	76				694	4.90%	4.56%
\$80,000 - 89,999	50	64	82	95	73	88	63	68	80				663	5.16%	4.35%
\$90,000 - 99,999	51	61	91	75	70	92	67	63	72				642	4.65%	4.22%
\$100,000 - 119,999	114	136	168	170	164	202	116	137	122				1,329	7.87%	8.73%
\$120,000 - 139,999	113	137	158	194	176	218	139	129	132				1,396	8.52%	9.17%
\$140,000 - 159,999	98	111	133	148	153	203	99	118	109				1,172	7.03%	7.70%
\$160,000 - 179,999	72	94	114	130	146	155	93	111	80				995	5.16%	6.53%
\$180,000 - 199,999	61	82	101	117	92	124	80	85	65				807	4.19%	5.30%
\$200,000 - 249,999	94	115	173	166	206	195	119	137	125				1,330	8.06%	8.74%
\$250,000 - 299,999	50	56	95	110	125	103	83	88	75				785	4.84%	5.16%
\$300,000 - 349,999	36	36	59	49	52	101	53	72	42				500	2.71%	3.28%
\$350,000 - 399,999	22	23	35	33	32	49	27	44	39				304	2.52%	2.00%
\$400,000 - 499,999	21	29	33	42	33	55	45	39	38				335	2.45%	2.20%
\$500,000 - 599,999	11	12	24	22	18	32	21	19	19				178	1.23%	1.17%
\$600,000 - 699,999	4	11	10	16	10	11	15	9	9				95	0.58%	0.62%
\$700,000 - 799,999	2	1	9	10	7	6	8	5	4				52	0.26%	0.34%
\$800,000 - 899,999	1	3	3	4	6	7	2	3	3				32	0.19%	0.21%
\$900,000 - 999,999	1	3	2	2	4	2	2	3	4				23	0.26%	0.15%
\$1,000,000 - and over	8	5	10	10	9	13	7	6	12				80	0.77%	0.53%
Current Year	1,173	1,422	1,858	1,965	1,883	2,186	1,546	1,643	1,550				15,226		
Previous Year	1,035	1,217	1,526	1,575	1,573	1,877	1,885	1,692	1,787	1,769	1,687	1,674	19,297		
Change from last month		21.23%	30.66%	5.76%	-4.17%	16.09%	-29.28%	6.27%	-5.66%						
Change from last year		16.84%	21.76%	24.76%	19.71%	16.46%	-17.98%	-2.90%	-13.26%						
Current YTD	1,173	2,595	4,453	6,418	8,301	10,487	12,033	13,676	15,226						
Previous YTD	1,035	2,252	3,778	5,353	6,926	8,803	10,688	12,380	14,167	15,936	17,623	19,297			
% Change YTD	13.33%	15.23%	17.87%	19.90%	19.85%	19.13%	12.58%	10.47%	7.48%						



Greater Tampa Association of Realtors®
Monthly Sales Trend Indicator
2010
Sales by Bedroom Count

Bedrooms	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10	Oct-10	Nov-10	Dec-10	YTD Total	Curr Month	YTD
0	0	2	0	2	0	1	0	1	0	0	0	0	6	0.00%	0.04%
1	37	51	55	72	61	57	55	57	61	0	0	0	506	3.94%	3.32%
2	270	339	424	456	419	437	333	343	367	0	0	0	3,388	23.68%	22.25%
3	516	596	829	871	831	953	658	699	661	0	0	0	6,614	42.65%	43.44%
4	288	366	467	456	484	629	423	453	384	0	0	0	3,950	24.77%	25.94%
5	50	61	71	95	82	93	71	78	67	0	0	0	668	4.32%	4.39%
6+	12	7	12	13	6	16	6	12	10	0	0	0	94	0.65%	0.62%
Total	1,173	1,422	1,858	1,965	1,883	2,186	1,546	1,643	1,550	0	0	0	15,226	100.00%	100.00%

Sales by Bathroom Count

Bathrooms	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10	Oct-10	Nov-10	Dec-10	YTD Total	Curr Month	YTD
1	200	238	295	332	291	283	240	247	271	0	0	0	2,397	17.48%	15.74%
2	768	945	1,212	1,284	1,244	1,468	998	1,080	984	0	0	0	9,983	63.48%	65.57%
3	168	200	288	276	298	356	249	263	240	0	0	0	2,338	15.48%	15.36%
4	27	30	52	59	42	64	49	45	44	0	0	0	412	2.84%	2.71%
5	8	5	8	10	5	11	9	7	7	0	0	0	70	0.45%	0.46%
6+	2	4	3	4	3	4	1	1	4	0	0	0	26	0.26%	0.17%
Total	1,173	1,422	1,858	1,965	1,883	2,186	1,546	1,643	1,550	0	0	0	15,226	100.00%	100.00%



Greater Tampa Association of Realtors®
Monthly Sales Trend Indicator
2010
Sales by Housing Style

Style	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10	Oct-10	Nov-10	Dec-10	YTD Total	Curr Month	YTD
Single Family Home	865	1,049	1,367	1,447	1,437	1,667	1,159	1,239	1,147	0	0	0	11,377	74.00%	74.72%
Manufactured/Mobile In Pa	143	164	234	252	218	227	207	218	207	0	0	0	1,870	13.35%	12.28%
Condominium	98	124	181	148	127	194	107	118	124	0	0	0	1,221	8.00%	8.02%
Manufactured	24	22	22	45	34	32	30	28	29	0	0	0	266	1.87%	1.75%
Mobile With Single In Land	17	23	19	22	21	22	23	36	37	0	0	0	220	2.39%	1.44%
Manufactured/Mobile Out	11	28	18	17	24	13	5	0	0	0	0	0	116	0.00%	0.76%
Modular	9	6	9	22	12	12	6	0	0	0	0	0	76	0.00%	0.50%
Planned Unit Development	0	2	6	9	5	10	6	3	3	0	0	0	44	0.19%	0.29%
Half Duplex	3	2	2	1	3	6	2	1	3	0	0	0	23	0.19%	0.15%
Mobile	2	1	0	2	1	3	1	0	0	0	0	0	10	0.00%	0.07%
Townhouse	1	1	0	0	1	0	0	0	0	0	0	0	3	0.00%	0.02%
Villa	0	0	0	0	0	0	0	0	0	0	0	0	0	0.00%	0.00%
Co-Op	0	0	0	0	0	0	0	0	0	0	0	0	0	0.00%	0.00%
Total	1,173	1,422	1,858	1,965	1,883	2,186	1,546	1,643	1,550	0	0	0	15,226	100.00%	100.00%



Greater Tampa Association of Realtors®

Multiple Listing One Month Sales and Inventory Report - September 1 to September 30, 2010

Price Range	Sold Units	Market Share	Average List	Average Sale	% List to Sell	Avg DOM	Inventory on Market	Months Supply
			Price	Price				
\$1 - 49,999	299	19.29%	36,438	32,772	90.00%	86	1,429	4.8
\$50,000 - 59,999	85	5.48%	58,190	54,611	94.00%	78	602	7.1
\$60,000 - 69,999	60	3.87%	68,289	64,113	94.00%	114	673	11.2
\$70,000 - 79,999	76	4.90%	77,475	74,191	96.00%	81	679	8.9
\$80,000 - 89,999	80	5.16%	88,306	83,846	95.00%	94	664	8.3
\$90,000 - 99,999	72	4.65%	99,638	94,484	95.00%	99	776	10.8
\$100,000 - 119,999	122	7.87%	112,537	109,306	97.00%	110	1,107	9.1
\$120,000 - 139,999	132	8.52%	134,669	128,955	96.00%	86	1,321	10.0
\$140,000 - 159,999	109	7.03%	154,928	149,470	96.00%	94	1,081	9.9
\$160,000 - 179,999	80	5.16%	173,366	168,706	97.00%	86	895	11.2
\$180,000 - 199,999	65	4.19%	198,252	188,837	95.00%	99	745	11.5
\$200,000 - 249,999	125	8.06%	232,752	222,592	96.00%	90	1,335	10.7
\$250,000 - 299,999	75	4.84%	283,542	273,347	96.00%	92	851	11.4
\$300,000 - 349,999	42	2.71%	339,555	322,497	95.00%	138	466	11.1
\$350,000 - 399,999	39	2.52%	387,057	373,580	97.00%	116	471	12.1
\$400,000 - 499,999	38	2.45%	470,962	442,507	94.00%	86	468	12.3
\$500,000 - 599,999	19	1.23%	574,973	547,731	95.00%	150	301	15.8
\$600,000 - 699,999	9	0.58%	698,279	640,024	92.00%	121	198	22.0
\$700,000 - 799,999	4	0.26%	898,725	751,750	84.00%	74	144	36.0
\$800,000 - 899,999	3	0.19%	939,633	845,833	90.00%	106	103	34.3
\$900,000 - 999,999	4	0.26%	1,140,250	940,625	82.00%	194	82	20.5
\$1,000,000 - and over	12	0.77%	1,794,742	1,582,250	88.00%	240	363	30.3
Totals	1,550	100.00%	169,385	159,725	94.00%	96	14,754	9.5

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Greater Tampa Association of Realtors®

Multiple Listing YTD Sales and Inventory Report - January 1 to September 30, 2010

Price Range	Sold Units	Market Share	Average List	Average Sale	% List to Sell	Avg DOM	Inventory on Market	Months Supply
			Price	Price				
\$1 - 49,999	2,410	15.83%	37,078	33,282	90.00%	86	1,429	5.3
\$50,000 - 59,999	730	4.79%	59,256	54,233	92.00%	95	602	7.4
\$60,000 - 69,999	674	4.43%	69,376	64,338	93.00%	110	673	9.0
\$70,000 - 79,999	694	4.56%	79,258	74,253	94.00%	100	679	8.8
\$80,000 - 89,999	663	4.35%	88,991	84,111	95.00%	117	664	9.0
\$90,000 - 99,999	642	4.22%	99,038	94,407	95.00%	100	776	10.9
\$100,000 - 119,999	1,329	8.73%	114,127	109,686	96.00%	106	1,107	7.5
\$120,000 - 139,999	1,396	9.17%	133,912	129,058	96.00%	94	1,321	8.5
\$140,000 - 159,999	1,172	7.70%	154,815	149,186	96.00%	89	1,081	8.3
\$160,000 - 179,999	995	6.53%	175,283	168,963	96.00%	96	895	8.1
\$180,000 - 199,999	807	5.30%	196,906	188,847	96.00%	96	745	8.3
\$200,000 - 249,999	1,330	8.74%	231,297	221,568	96.00%	100	1,335	9.0
\$250,000 - 299,999	785	5.16%	283,992	272,444	96.00%	104	851	9.8
\$300,000 - 349,999	500	3.28%	338,640	320,980	95.00%	121	466	8.4
\$350,000 - 399,999	304	2.00%	390,680	371,521	95.00%	132	471	13.9
\$400,000 - 499,999	335	2.20%	468,877	440,771	94.00%	143	468	12.6
\$500,000 - 599,999	178	1.17%	580,709	543,275	94.00%	155	301	15.2
\$600,000 - 699,999	95	0.62%	685,186	641,687	94.00%	150	198	18.8
\$700,000 - 799,999	52	0.34%	811,235	738,890	91.00%	161	144	24.9
\$800,000 - 899,999	32	0.21%	915,514	836,432	91.00%	202	103	29.0
\$900,000 - 999,999	23	0.15%	1,057,904	944,170	89.00%	100	82	32.1
\$1,000,000 - and over	80	0.53%	1,843,482	1,653,603	90.00%	212	363	40.8
Totals	15,226	100.00%	170,616	161,492	95.00%	102	14,754	8.7

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