



**Greater Tampa Association of Realtors®**  
**Four Year Sales and Inventory History 2004 - 2008**  
 Compiled from Monthly Sales and Inventory Reports

Month	Year	Monthly Sales	Average List Price	Average Sale Price	% Diff Sell/List	Avg DOM	Current Inventory	Months Inventory
Jan	2004	1,336	\$197,573	\$192,910	97.64%	91	9,252	6.93
Feb	2004	1,557	\$187,014	\$182,812	97.75%	90	5,896	3.79
Mar	2004	2,043	\$183,615	\$180,227	98.15%	86	5,697	2.79
Apr	2004	2,067	\$195,188	\$190,980	97.84%	89	5,317	2.57
May	2004	2,163	\$199,447	\$195,350	97.95%	85	5,102	2.36
Jun	2004	2,716	\$219,340	\$215,389	98.20%	81	4,921	1.81
Jul	2004	2,453	\$219,017	\$214,660	98.01%	79	4,626	1.89
Aug	2004	2,216	\$211,445	\$208,023	98.38%	73	4,474	2.02
Sep	2004	1,722	\$211,157	\$206,724	97.90%	69	4,405	2.56
Oct	2004	1,909	\$211,655	\$208,495	98.51%	76	4,686	2.45
Nov	2004	1,750	\$210,100	\$206,575	98.32%	74	4,707	2.69
Dec	2004	2,304	\$212,862	\$209,059	98.21%	80	4,433	1.92
Jan	2005	1,652	\$224,726	\$219,186	97.53%	90	4,687	2.84
Feb	2005	1,948	\$216,890	\$213,087	98.25%	78	4,386	2.25
Mar	2005	2,644	\$229,940	\$225,553	98.09%	43	4,084	1.54
Apr	2005	2,783	\$232,771	\$228,809	98.30%	36	3,772	1.36
May	2005	3,003	\$241,637	\$237,533	98.30%	44	3,709	1.24
Jun	2005	3,203	\$261,205	\$257,600	98.62%	38	3,835	1.20
Jul	2005	2,932	\$264,308	\$260,221	98.45%	29	4,047	1.38
Aug	2005	2,937	\$252,578	\$248,690	98.46%	35	4,457	1.52
Sep	2005	2,710	\$261,705	\$257,283	98.31%	34	5,318	1.96
Oct	2005	2,234	\$273,963	\$269,403	98.34%	36	6,886	3.08
Nov	2005	2,298	\$269,445	\$264,381	98.12%	34	7,420	3.23
Dec	2005	2,646	\$266,974	\$261,815	98.07%	39	7,858	2.97
Jan	2006	1,681	\$262,026	\$256,189	97.77%	42	9,656	5.74
Feb	2006	1,718	\$264,048	\$258,271	97.81%	48	10,865	6.32
Mar	2006	2,403	\$267,831	\$261,635	97.69%	46	12,230	5.09
Apr	2006	2,108	\$273,234	\$266,072	97.38%	51	13,707	6.50
May	2006	2,371	\$276,125	\$269,312	97.53%	50	14,112	5.95
Jun	2006	2,340	\$294,973	\$287,019	97.30%	58	16,082	6.87
Jul	2006	1,887	\$282,897	\$275,266	97.30%	65	17,036	9.03
Aug	2006	1,895	\$281,426	\$274,378	97.50%	68	17,785	9.39
Sep	2006	1,718	\$272,677	\$263,973	96.81%	70	16,991	9.89
Oct	2006	1,577	\$275,106	\$265,923	96.66%	72	18,029	11.43
Nov	2006	1,470	\$272,497	\$262,666	96.39%	76	18,090	12.31
Dec	2006	1,898	\$268,363	\$259,363	96.65%	78	17,154	9.04
Jan	2007	1,121	\$272,006	\$259,065	95.24%	88	18,707	16.69
Feb	2007	1,209	\$275,872	\$265,149	96.11%	89	19,234	15.91
Mar	2007	1,357	\$267,107	\$254,856	95.41%	99	19,814	14.60
Apr	2007	1,249	\$274,049	\$261,731	95.51%	105	20,409	16.34
May	2007	1,301	\$279,816	\$266,082	95.09%	102	20,793	15.98
Jun	2007	1,446	\$287,236	\$273,190	95.11%	102	20,821	14.40
Jul	2007	1,268	\$283,038	\$269,058	95.06%	103	20,649	16.28
Aug	2007	1,384	\$275,853	\$262,629	95.21%	104	20,680	14.94
Sep	2007	1,006	\$261,637	\$249,042	95.19%	107	20,218	20.10
Oct	2007	1,133	\$274,908	\$259,460	94.38%	115	20,942	18.48
Nov	2007	977	\$265,194	\$250,283	94.38%	110	20,768	21.26
Dec	2007	1,099	\$281,151	\$267,117	95.01%	117	19,354	17.61
Jan	2008	791	\$260,475	\$246,260	94.54%	125	20,237	25.58
Feb	2008	813	\$255,047	\$240,077	94.13%	120	20,486	25.20
Mar	2008	1,162	\$244,670	\$230,204	94.09%	122	20,141	17.33
Apr	2008	1,235	\$237,227	\$222,254	93.69%	123	20,117	16.29
May	2008	1,316	\$266,411	\$244,977	91.95%	124	19,758	15.01
Jun	2008	1,394	\$242,261	\$227,565	93.93%	152	19,363	13.89
Jul	2008	1,336	\$239,299	\$225,692	94.31%	118	19,391	14.51
Aug	2008	1,327	\$225,889	\$213,002	94.29%	107	19,481	14.68
Sep	2008	1,345	\$221,373	\$207,809	93.87%	112	19,109	14.21
Oct	2008	1,198	\$199,469	\$187,344	93.92%	101	19,148	15.98
Nov	2008	1,036	\$195,519	\$182,313	93.25%	101	19,042	18.38
Dec	2008	1,207	\$198,002	\$186,297	94.09%	105	17,650	14.62