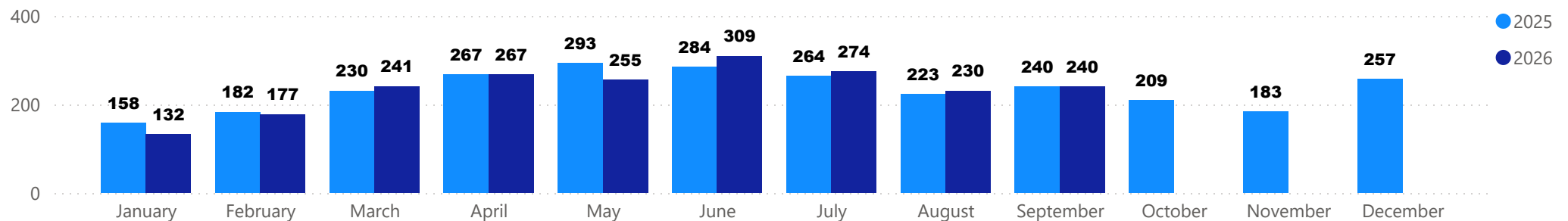




Gainesville-Alachua County Association of Realtors® Monthly Sales Trend Indicator 2026

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		2			1	1							4
\$ 70,000 - 79,999	1												1
\$ 80,000 - 89,999					1	2	1	2					6
\$ 90,000 - 99,999	1	3		2			1		1				8
\$ 100,000 - 119,999			1	1	1	1	2						6
\$ 120,000 - 139,999		1	2	1	6	1	4	3	3				21
\$ 140,000 - 159,999	4	4	1	2	6	8	1	4					30
\$ 160,000 - 179,999	2	7	8	5	5	1	8	9	3				48
\$ 180,000 - 199,999	8	2	5	9	7	12	8	2	5				58
\$ 200,000 - 249,999	23	21	30	27	28	36	24	34	28				251
\$ 250,000 - 299,999	13	33	34	41	29	48	40	32	37				307
\$ 300,000 - 349,999	22	32	37	37	37	41	37	27	42				312
\$ 350,000 - 399,999	15	15	35	37	32	37	33	27	25				256
\$ 400,000 - 499,999	15	26	34	34	40	51	37	29	36				302
\$ 500,000 - 599,999	9	7	23	24	17	27	27	22	14				170
\$ 600,000 - 699,999	7	9	13	15	13	13	15	11	16				112
\$ 700,000 - 799,999	3	3	5	11	13	6	10	7	11				69
\$ 800,000 - 899,999	2	3	2	8	3	6	6	9	5				44
\$ 900,000 - 999,999	3	1	3	3	5	9	6	2	4				36
\$ 1,000,000 - and over	4	7	8	10	10	9	14	9	10				81
Total	132	177	241	267	255	309	274	230	240				2125

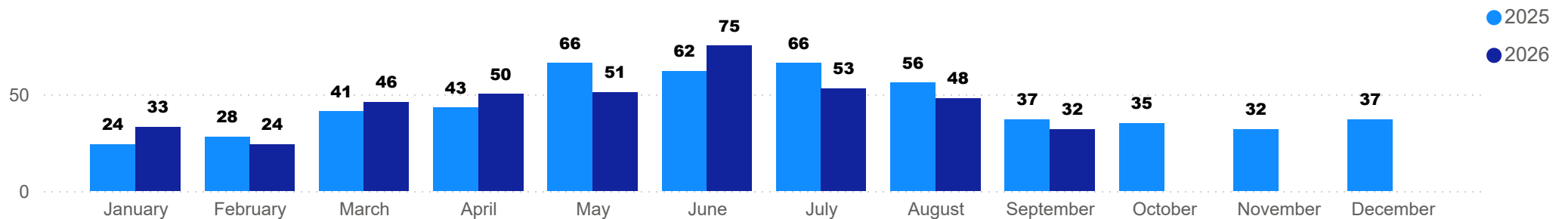




Gainesville-Alachua County Association of Realtors® Monthly Sales Trend Indicator 2026

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								1					1
\$ 60,000 - 69,999				1	2	2							5
\$ 70,000 - 79,999	1		2	1	1								5
\$ 80,000 - 89,999							3	1	1				5
\$ 90,000 - 99,999			1	2		3	1	2	1				10
\$ 100,000 - 119,999	1	4	1	2	3	2	3	3	3				22
\$ 120,000 - 139,999	5	3	8	5	4	7	4	4					40
\$ 140,000 - 159,999	5	3	3	5	5	12	7	7	4				51
\$ 160,000 - 179,999	4	5	4	4	9	10	5	8	2				51
\$ 180,000 - 199,999	1		4	7	4	9	9	6	6				46
\$ 200,000 - 249,999	11	3	10	10	8	11	10	10	11				84
\$ 250,000 - 299,999	1	3	4	5	7	10	6	4	2				42
\$ 300,000 - 349,999	2	2	4	1	1	3		2					15
\$ 350,000 - 399,999	1	1	3	4	3	2	1		2				17
\$ 400,000 - 499,999			1	1	3	2	3						10
\$ 500,000 - 599,999	1			1			1						3
\$ 600,000 - 699,999			1		1	2							4
\$ 700,000 - 799,999													
\$ 800,000 - 899,999				1									1
\$ 900,000 - 999,999													
\$ 1,000,000 - and over													
Total	33	24	46	50	51	75	53	48	32				412

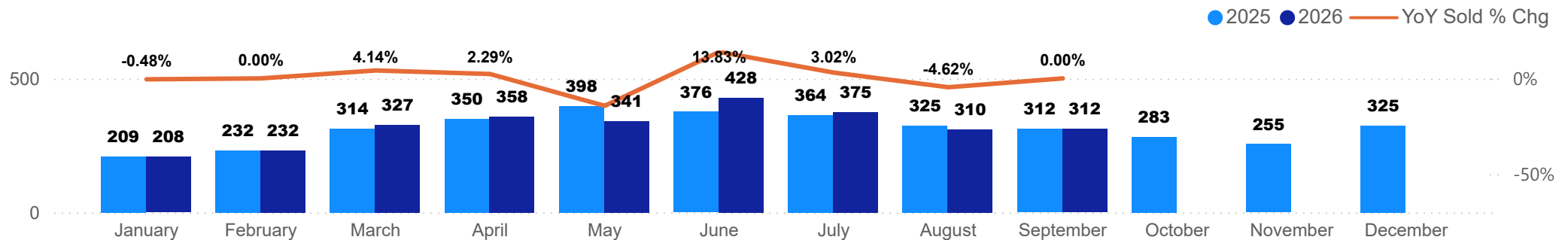




Gainesville-Alachua County Association of Realtors® Monthly Sales Trend Indicator 2026

Sales by Price Range - Overall

Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999	5	1			1	2	2	1	1				13
\$ 50,000 - 59,999		1				2	1	2					6
\$ 60,000 - 69,999	1	2		2	6	3		1	1				16
\$ 70,000 - 79,999	3		3	1	2		2		2				13
\$ 80,000 - 89,999	1			1	1	3	5	4	1				16
\$ 90,000 - 99,999	3	3	2	5	1	4	4	2	3				27
\$ 100,000 - 119,999	1	8	2	6	4	7	6	3	4				41
\$ 120,000 - 139,999	9	5	15	8	14	13	10	10	7				91
\$ 140,000 - 159,999	14	10	7	8	13	22	9	12	6				101
\$ 160,000 - 179,999	8	14	14	11	15	13	18	18	8				119
\$ 180,000 - 199,999	13	6	14	20	18	27	24	10	17				149
\$ 200,000 - 249,999	41	28	51	47	41	54	46	52	48				408
\$ 250,000 - 299,999	21	41	43	54	40	62	51	44	44				400
\$ 300,000 - 349,999	25	39	46	43	43	48	41	33	45				363
\$ 350,000 - 399,999	19	16	39	42	35	41	35	29	29				285
\$ 400,000 - 499,999	15	27	36	35	45	55	42	29	36				320
\$ 500,000 - 599,999	10	7	23	26	17	27	28	22	14				174
\$ 600,000 - 699,999	7	9	14	15	14	15	15	11	16				116
\$ 700,000 - 799,999	3	3	5	11	13	6	10	7	11				69
\$ 800,000 - 899,999	2	4	2	9	3	6	6	9	5				46
\$ 900,000 - 999,999	3	1	3	4	5	9	6	2	4				37
\$ 1,000,000 - and over	4	7	8	10	10	9	14	9	10				81
Total	208	232	327	358	341	428	375	310	312				2891





Gainesville-Alachua County Association of Realtors® Monthly Sales Trend Indicator 2026

Sales by Bedroom Count

Bedrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
0	1												1
1	7	3	5	8	8	8	3	7	2				51
2	41	38	62	61	69	86	61	57	58				533
3	97	126	177	178	147	211	207	155	157				1455
4	48	58	64	93	109	104	79	72	71				698
5	14	7	17	15	7	15	22	15	20				132
6+	1		2	3	1	4	3	4	4				22
Total	209	232	327	358	341	428	375	310	312				2892

Sales by Bathroom Count

Bathrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
0	1												1
1	21	20	17	27	33	32	20	24	20				214
2	122	161	223	228	200	264	223	183	186				1790
3	48	40	59	64	72	103	90	77	76				629
4	13	5	21	29	25	21	31	19	18				182
5	3	4	7	5	8	8	6	5	7				53
6+	1	2		5	3		5	2	5				23
Total	209	232	327	358	341	428	375	310	312				2892

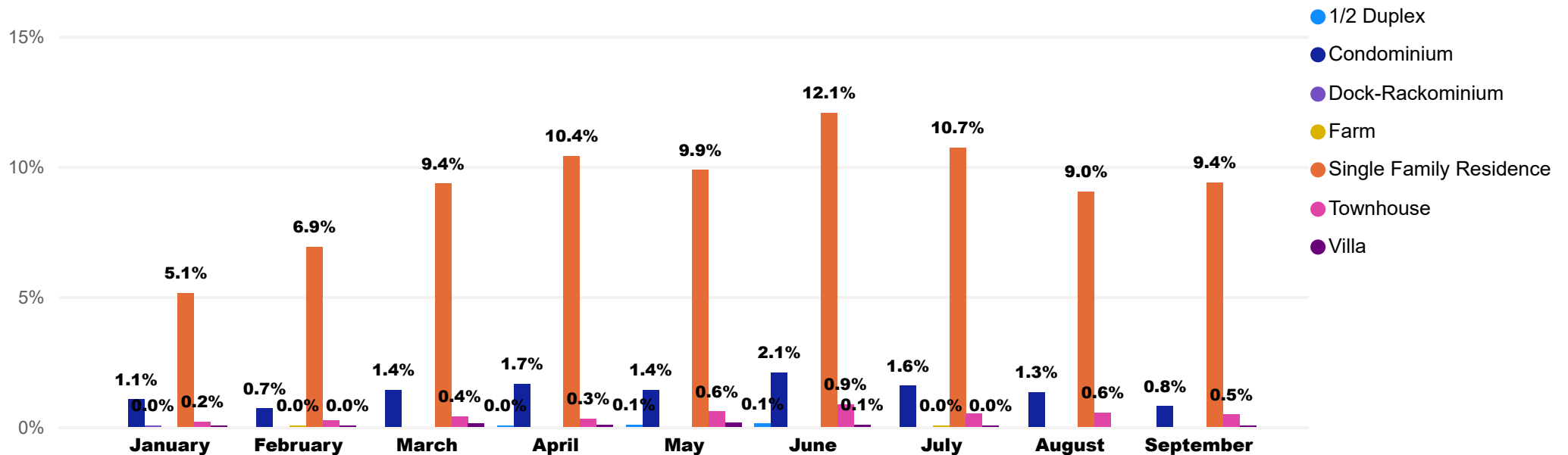


Gainesville-Alachua County Association of Realtors® Monthly Sales Trend Indicator 2026

Sales by Housing Style

Property Type	January	February	March	April	May	June	July	August	September	October	November	December	Total
1/2 Duplex				1	2	3							6
Condominium	27	18	36	42	36	53	40	34	20				306
Dock-Rackominium	1												1
Farm		1					1						2
Single Family Residence	131	176	238	265	251	307	273	230	239				2110
Townhouse	5	6	10	8	15	22	13	14	12				105
Villa	1	1	3	2	4	2	1		1				15
Total	165	202	287	318	308	387	328	278	272				2545

YTD % of Sales by Property Type





Gainesville-Alachua County Association of Realtors®

Multiple Listing One Month Sales and Inventory Report - September - 2...

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory
\$ 1 - 49,999							
\$ 50,000 - 59,999							2
\$ 60,000 - 69,999							4
\$ 70,000 - 79,999							3
\$ 80,000 - 89,999	1	0%	89,900	87,500	97%	80	2
\$ 90,000 - 99,999	2	1%	99,950	94,000	94%	154	7
\$ 100,000 - 119,999	3	1%	116,000	110,000	95%	69	21
\$ 120,000 - 139,999	3	1%	168,000	130,667	78%	49	27
\$ 140,000 - 159,999	4	1%	152,075	148,100	97%	77	45
\$ 160,000 - 179,999	5	2%	174,400	165,300	95%	38	43
\$ 180,000 - 199,999	11	4%	192,200	187,672	98%	94	76
\$ 200,000 - 249,999	39	14%	232,197	222,728	96%	88	173
\$ 250,000 - 299,999	39	14%	284,253	277,763	98%	72	167
\$ 300,000 - 349,999	42	15%	333,045	322,930	97%	56	153
\$ 350,000 - 399,999	27	10%	385,587	374,807	97%	53	164
\$ 400,000 - 499,999	36	13%	455,014	441,472	97%	83	188
\$ 500,000 - 599,999	14	5%	549,993	542,357	99%	37	83
\$ 600,000 - 699,999	16	6%	648,118	632,055	98%	61	79
\$ 700,000 - 799,999	11	4%	754,344	738,167	98%	77	56
\$ 800,000 - 899,999	5	2%	841,540	838,700	100%	56	28
\$ 900,000 - 999,999	4	1%	996,438	962,250	97%	79	33
\$ 1,000,000 - and over	10	4%	1,628,593	1,548,347	95%	91	72
Total	272	100%	428,324	415,175	97%	70	1426

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.



Gainesville-Alachua County Association of Realtors® Multiple Listing Year to Date Sales and Inventory Report - 2026

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory
\$ 1 - 49,999	13	0.45%	51,508	40,556	79%	50	
\$ 50,000 - 59,999	6	0.21%	62,300	51,983	83%	113	2
\$ 60,000 - 69,999	16	0.55%	77,394	64,713	84%	63	4
\$ 70,000 - 79,999	13	0.45%	81,823	73,762	90%	68	3
\$ 80,000 - 89,999	16	0.55%	97,350	85,788	88%	74	2
\$ 90,000 - 99,999	27	0.93%	107,396	93,474	87%	109	7
\$ 100,000 - 119,999	41	1.42%	119,512	109,493	92%	97	21
\$ 120,000 - 139,999	91	3.15%	139,549	129,611	93%	91	27
\$ 140,000 - 159,999	101	3.49%	157,922	149,553	95%	67	45
\$ 160,000 - 179,999	119	4.12%	176,747	169,017	96%	75	43
\$ 180,000 - 199,999	149	5.15%	196,092	189,989	97%	84	76
\$ 200,000 - 249,999	408	14.11%	234,431	225,353	96%	80	173
\$ 250,000 - 299,999	400	13.84%	283,496	276,116	97%	75	167
\$ 300,000 - 349,999	363	12.56%	333,223	324,350	97%	62	153
\$ 350,000 - 399,999	285	9.86%	383,061	374,023	98%	57	164
\$ 400,000 - 499,999	320	11.07%	453,374	442,648	98%	76	188
\$ 500,000 - 599,999	174	6.02%	561,400	549,440	98%	76	83
\$ 600,000 - 699,999	116	4.01%	655,924	641,946	98%	70	79
\$ 700,000 - 799,999	69	2.39%	761,802	746,254	98%	76	56
\$ 800,000 - 899,999	46	1.59%	877,127	852,857	97%	73	28
\$ 900,000 - 999,999	37	1.28%	973,772	950,169	98%	72	33
\$ 1,000,000 - and over	81	2.80%	1,524,157	1,484,881	97%	95	72
Total	2891	100.00%	381,193	370,507	97%	74	1426

**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.**



Gainesville-Alachua County Association of Realtors®

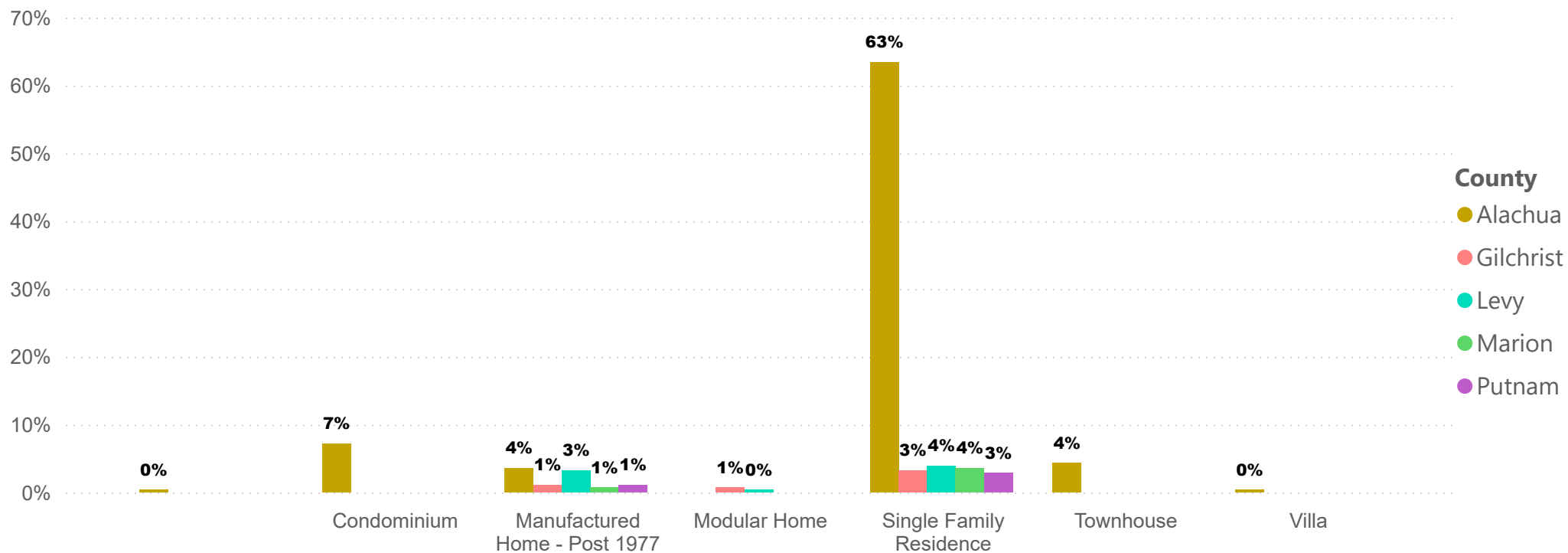
Four Year Sales and Inventory History 2022 - 2026. Compiled from Monthly Sales and Inventory Reports

Month	Monthly Sales	Average List Price	Average Sales Price	% List to Sell	AVG DOM	Inventory	Months Inventory
10/31/2022	332	339,761	330,524	97%	35	812	2.45
11/30/2022	268	350,470	340,083	97%	38	794	2.96
12/31/2022	287	360,875	350,619	97%	46	739	2.57
01/31/2023	206	355,799	346,372	97%	50	700	3.40
02/28/2023	263	328,579	321,485	98%	53	667	2.54
03/31/2023	352	378,441	368,431	97%	50	689	1.96
04/30/2023	310	353,408	347,700	98%	41	655	2.11
05/31/2023	382	377,633	372,265	99%	45	664	1.74
06/30/2023	402	384,630	379,226	99%	39	711	1.77
07/31/2023	324	386,157	378,234	98%	35	694	2.14
08/31/2023	305	375,910	366,038	97%	37	732	2.40
09/30/2023	242	384,088	373,665	97%	38	777	3.21
10/31/2023	226	370,349	360,080	97%	42	848	3.75
11/30/2023	195	388,069	376,531	97%	43	882	4.52
12/31/2023	244	391,299	378,386	97%	56	888	3.64
01/31/2024	165	347,744	337,612	97%	56	947	5.74
02/29/2024	207	400,475	387,136	97%	61	975	4.71
03/31/2024	250	376,586	364,752	97%	55	1040	4.16
04/30/2024	336	377,024	368,460	98%	61	1061	3.16
05/31/2024	352	404,759	396,191	98%	50	1129	3.21
06/30/2024	353	412,164	400,254	97%	54	1192	3.38
07/31/2024	310	393,829	381,492	97%	56	1201	3.87
08/31/2024	285	369,185	358,721	97%	55	1190	4.18
09/30/2024	207	356,162	344,599	97%	72	1245	6.01
10/31/2024	222	399,619	384,154	96%	67	1188	5.35
11/30/2024	186	421,401	408,148	97%	79	1177	6.33
12/31/2024	264	414,554	401,359	97%	77	1115	4.22
01/31/2025	182	390,228	379,578	97%	68	1170	6.43
02/28/2025	210	397,498	386,408	97%	90	1266	6.03
03/31/2025	272	390,256	378,282	97%	92	1322	4.86
04/30/2025	315	389,815	380,046	97%	68	1442	4.58
05/31/2025	360	415,672	404,397	97%	74	1498	4.16
06/30/2025	347	400,982	389,348	97%	60	1501	4.33
07/31/2025	332	387,482	375,918	97%	69	1505	4.53
08/31/2025	281	374,046	360,149	96%	78	1455	5.18
09/30/2025	277	406,444	394,930	97%	75	1448	5.23
10/31/2025	246	408,059	391,758	96%	91	1426	5.80
11/30/2025	217	395,556	380,271	96%	92	1315	6.06
12/31/2025	295	404,918	391,954	97%	87	1216	4.12
01/31/2026	164	368,696	357,684	97%	94	1221	7.45
02/28/2026	202	381,637	371,067	97%	100	1322	6.54
03/31/2026	287	395,664	384,823	97%	90	1445	5.03
04/30/2026	318	416,582	404,161	97%	85	1481	4.66
05/31/2026	308	408,533	399,075	98%	87	1480	4.81
06/30/2026	387	387,561	377,449	97%	74	1488	3.84
07/31/2026	328	426,912	414,944	97%	74	1493	4.55
08/31/2026	278	399,881	389,635	97%	87	1446	5.20
09/30/2026	272	428,324	415,175	97%	84	1426	5.24

Top 5 Unit Sales by County and Property Type

** Counties with the same % of Sales maybe Included.*

Property Type	Alachua	Gilchrist	Levy	Marion	Putnam	Total
	0%					0%
Condominium	7%					7%
Manufactured Home - Post 1977	4%	1%	3%	1%	1%	10%
Modular Home		1%	0%			1%
Single Family Residence	63%	3%	4%	4%	3%	77%
Townhouse	4%					4%
Villa	0%					0%
Total	79%	5%	8%	4%	4%	100%



Board/Association: State Month Year
 ▲ Gainesville-Alachua FL September 2026

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

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			1	1
\$ 100,000 - 119,999				
\$ 120,000 - 139,999	1	1	1	3
\$ 140,000 - 159,999				
\$ 160,000 - 179,999	2	1		3
\$ 180,000 - 199,999	3	2		5
\$ 200,000 - 249,999	10	16	2	28
\$ 250,000 - 299,999	6	25	6	37
\$ 300,000 - 349,999	3	33	6	42
\$ 350,000 - 399,999	3	12	10	25
\$ 400,000 - 499,999	1	22	13	36
\$ 500,000 - 599,999		4	10	14
\$ 600,000 - 699,999		7	9	16
\$ 700,000 - 799,999		2	9	11
\$ 800,000 - 899,999		2	3	5
\$ 900,000 - 999,999			4	4
\$ 1,000,000 - and over			10	10
Total	29	127	84	240

Condominium / Cooperative Units
Number of Bedrooms

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	1			1
\$ 90,000 - 99,999	1			1
\$ 100,000 - 119,999	3			3
\$ 120,000 - 139,999				
\$ 140,000 - 159,999	4			4
\$ 160,000 - 179,999	1		1	2
\$ 180,000 - 199,999	4	1	1	6
\$ 200,000 - 249,999	8	3		11
\$ 250,000 - 299,999		2		2
\$ 300,000 - 349,999				
\$ 350,000 - 399,999	2			2
\$ 400,000 - 499,999				
\$ 500,000 - 599,999				
\$ 600,000 - 699,999				
\$ 700,000 - 799,999				
\$ 800,000 - 899,999				
\$ 900,000 - 999,999				
\$ 1,000,000 - and over				
Total	24	6	2	32

Active Listings
 (Unsold Homes)

Price Range ▲	M-SF	M-Condo
\$ 1 - 49,999		
\$ 50,000 - 59,999		2
\$ 60,000 - 69,999	1	3
\$ 70,000 - 79,999	1	2
\$ 80,000 - 89,999		2
\$ 90,000 - 99,999		6
\$ 100,000 - 119,999	4	16
\$ 120,000 - 139,999	5	20
\$ 140,000 - 159,999	17	27
\$ 160,000 - 179,999	10	32
\$ 180,000 - 199,999	27	48
\$ 200,000 - 249,999	117	54
\$ 250,000 - 299,999	141	22
\$ 300,000 - 349,999	140	9
\$ 350,000 - 399,999	146	9
\$ 400,000 - 499,999	178	5
\$ 500,000 - 599,999	75	3
\$ 600,000 - 699,999	72	3
\$ 700,000 - 799,999	51	
\$ 800,000 - 899,999	23	
\$ 900,000 - 999,999	27	1
\$ 1,000,000 - and over	71	
Total	1106	264

Sales Pending
 (Under Contract)

Price Range ▲	M-SF	M-Condo
\$ 1 - 49,999	1	
\$ 50,000 - 59,999	1	
\$ 60,000 - 69,999		
\$ 70,000 - 79,999	1	
\$ 80,000 - 89,999	1	1
\$ 90,000 - 99,999	3	1
\$ 100,000 - 119,999		1
\$ 120,000 - 139,999	1	4
\$ 140,000 - 159,999	2	2
\$ 160,000 - 179,999	5	1
\$ 180,000 - 199,999	10	2
\$ 200,000 - 249,999	29	2
\$ 250,000 - 299,999	46	2
\$ 300,000 - 349,999	40	
\$ 350,000 - 399,999	33	
\$ 400,000 - 499,999	35	1
\$ 500,000 - 599,999	25	1
\$ 600,000 - 699,999	13	1
\$ 700,000 - 799,999	15	
\$ 800,000 - 899,999	7	1
\$ 900,000 - 999,999	5	
\$ 1,000,000 - and over	16	
Total	289	20

Time On Market Sort	M-SF	M-Condo
0 - 30	98	13
31-60	44	4
61-90	34	4
91-120	16	4
121-over	48	7
Total	240	32