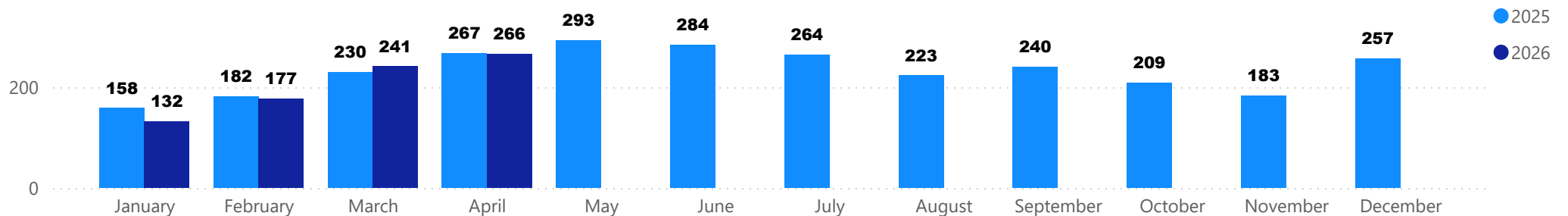




## Gainesville-Alachua County Association of Realtors® Monthly Sales Trend Indicator 2026

### 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
\$ 50,000 - 59,999													
\$ 60,000 - 69,999		2											2
\$ 70,000 - 79,999	1												1
\$ 80,000 - 89,999													
\$ 90,000 - 99,999	1	3		2									6
\$ 100,000 - 119,999			1	1									2
\$ 120,000 - 139,999		1	2	1									4
\$ 140,000 - 159,999	4	4	1	2									11
\$ 160,000 - 179,999	2	7	8	5									22
\$ 180,000 - 199,999	8	2	5	9									24
\$ 200,000 - 249,999	23	21	30	27									101
\$ 250,000 - 299,999	13	33	34	41									121
\$ 300,000 - 349,999	22	32	37	37									128
\$ 350,000 - 399,999	15	15	35	37									102
\$ 400,000 - 499,999	15	26	34	34									109
\$ 500,000 - 599,999	9	7	23	24									63
\$ 600,000 - 699,999	7	9	13	15									44
\$ 700,000 - 799,999	3	3	5	11									22
\$ 800,000 - 899,999	2	3	2	8									15
\$ 900,000 - 999,999	3	1	3	3									10
\$ 1,000,000 - and over	4	7	8	9									28
<b>Total</b>	<b>132</b>	<b>177</b>	<b>241</b>	<b>266</b>									<b>816</b>

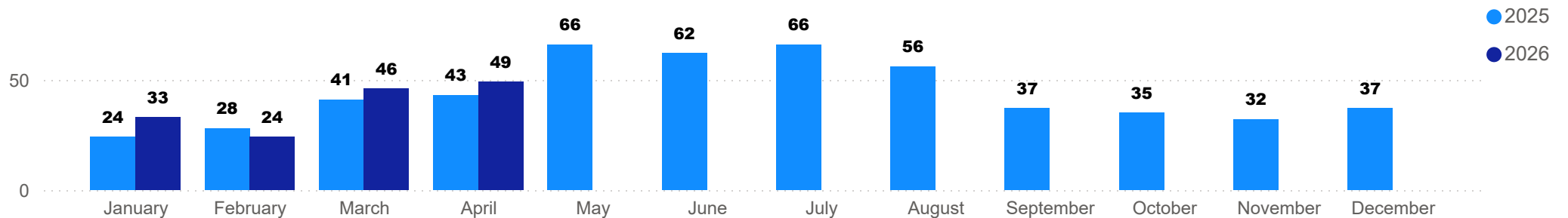




## Gainesville-Alachua County Association of Realtors® Monthly Sales Trend Indicator 2026

### 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													
\$ 60,000 - 69,999				1									1
\$ 70,000 - 79,999	1		2	1									4
\$ 80,000 - 89,999													
\$ 90,000 - 99,999			1	2									3
\$ 100,000 - 119,999	1	4	1	2									8
\$ 120,000 - 139,999	5	3	8	4									20
\$ 140,000 - 159,999	5	3	3	5									16
\$ 160,000 - 179,999	4	5	4	4									17
\$ 180,000 - 199,999	1		4	7									12
\$ 200,000 - 249,999	11	3	10	10									34
\$ 250,000 - 299,999	1	3	4	5									13
\$ 300,000 - 349,999	2	2	4	1									9
\$ 350,000 - 399,999	1	1	3	4									9
\$ 400,000 - 499,999			1	1									2
\$ 500,000 - 599,999	1			1									2
\$ 600,000 - 699,999			1										1
\$ 700,000 - 799,999													
\$ 800,000 - 899,999				1									1
\$ 900,000 - 999,999													
\$ 1,000,000 - and over													
<b>Total</b>	<b>33</b>	<b>24</b>	<b>46</b>	<b>49</b>									<b>152</b>

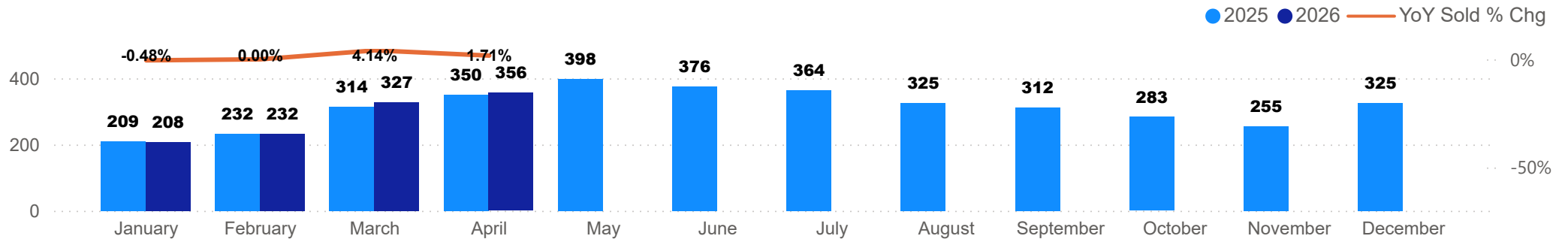




## Gainesville-Alachua County Association of Realtors® Monthly Sales Trend Indicator 2026

### 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											6
\$ 50,000 - 59,999		1											1
\$ 60,000 - 69,999	1	2		2									5
\$ 70,000 - 79,999	3		3	1									7
\$ 80,000 - 89,999	1			1									2
\$ 90,000 - 99,999	3	3	2	5									13
\$ 100,000 - 119,999	1	8	2	6									17
\$ 120,000 - 139,999	9	5	15	7									36
\$ 140,000 - 159,999	14	10	7	8									39
\$ 160,000 - 179,999	8	14	14	11									47
\$ 180,000 - 199,999	13	6	14	20									53
\$ 200,000 - 249,999	41	28	51	47									167
\$ 250,000 - 299,999	21	41	43	54									159
\$ 300,000 - 349,999	25	39	46	43									153
\$ 350,000 - 399,999	19	16	39	42									116
\$ 400,000 - 499,999	15	27	36	35									113
\$ 500,000 - 599,999	10	7	23	26									66
\$ 600,000 - 699,999	7	9	14	15									45
\$ 700,000 - 799,999	3	3	5	11									22
\$ 800,000 - 899,999	2	4	2	9									17
\$ 900,000 - 999,999	3	1	3	4									11
\$ 1,000,000 - and over	4	7	8	9									28
<b>Total</b>	<b>208</b>	<b>232</b>	<b>327</b>	<b>356</b>									<b>1123</b>





**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									23
2	41	38	62	60									201
3	97	126	177	178									578
4	48	58	64	92									262
5	14	7	17	15									53
6+	1		2	3									6
<b>Total</b>	<b>209</b>	<b>232</b>	<b>327</b>	<b>356</b>									<b>1124</b>

**Sales by Bathroom Count**

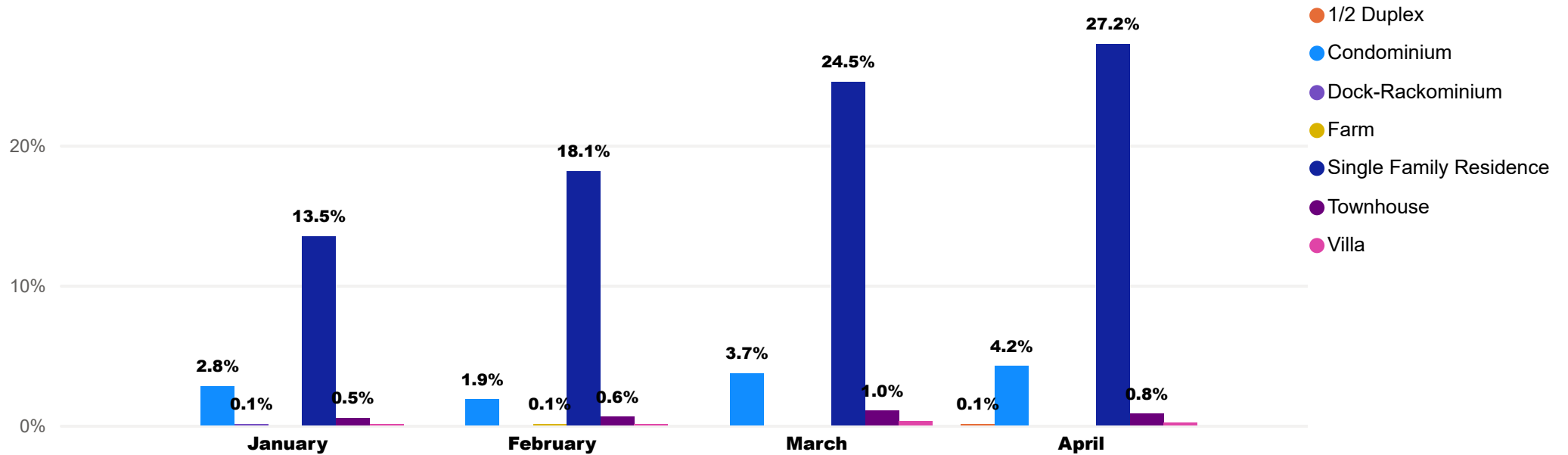
Bathrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
0	1												1
1	21	20	17	27									85
2	122	161	223	227									733
3	48	40	59	64									211
4	13	5	21	29									68
5	3	4	7	5									19
6+	1	2		4									7
<b>Total</b>	<b>209</b>	<b>232</b>	<b>327</b>	<b>356</b>									<b>1124</b>

## 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									1
Condominium	27	18	36	41									122
Dock-Rackominium	1												1
Farm		1											1
Single Family Residence	131	176	238	264									809
Townhouse	5	6	10	8									29
Villa	1	1	3	2									7
<b>Total</b>	<b>165</b>	<b>202</b>	<b>287</b>	<b>316</b>									<b>970</b>

### YTD % of Sales by Property Type





## Gainesville-Alachua County Association of Realtors® Multiple Listing One Month Sales and Inventory Report - April - 2026

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							1
\$ 60,000 - 69,999	1	0%	65,000	64,000	98%	15	
\$ 70,000 - 79,999	1	0%	74,900	70,000	93%	174	9
\$ 80,000 - 89,999							3
\$ 90,000 - 99,999	4	1%	104,375	92,000	88%	45	8
\$ 100,000 - 119,999	3	1%	133,833	104,667	78%	116	26
\$ 120,000 - 139,999	5	2%	145,000	134,450	93%	82	23
\$ 140,000 - 159,999	7	2%	154,329	147,265	95%	30	48
\$ 160,000 - 179,999	9	3%	176,056	167,544	95%	103	53
\$ 180,000 - 199,999	16	5%	196,706	189,800	96%	78	68
\$ 200,000 - 249,999	37	12%	239,047	229,640	96%	80	167
\$ 250,000 - 299,999	46	15%	285,378	277,283	97%	76	176
\$ 300,000 - 349,999	38	12%	330,855	324,503	98%	44	146
\$ 350,000 - 399,999	41	13%	384,137	374,794	98%	55	161
\$ 400,000 - 499,999	35	11%	451,120	440,249	98%	62	175
\$ 500,000 - 599,999	25	8%	567,642	552,759	97%	48	93
\$ 600,000 - 699,999	15	5%	648,707	633,674	98%	94	81
\$ 700,000 - 799,999	11	3%	770,618	752,877	98%	84	52
\$ 800,000 - 899,999	9	3%	887,536	868,386	98%	78	39
\$ 900,000 - 999,999	4	1%	972,450	947,450	97%	218	30
\$ 1,000,000 - and over	9	3%	1,462,519	1,390,648	95%	153	81
<b>Total</b>	<b>316</b>	<b>100%</b>	<b>414,614</b>	<b>402,369</b>	<b>97%</b>	<b>71</b>	<b>1440</b>

**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	6	0.53%	51,633	38,501	75%	46	
\$ 50,000 - 59,999	1	0.09%	70,000	58,000	83%	199	1
\$ 60,000 - 69,999	5	0.45%	82,400	65,125	79%	9	
\$ 70,000 - 79,999	7	0.62%	76,457	72,771	95%	73	9
\$ 80,000 - 89,999	2	0.18%	86,450	84,450	98%	65	3
\$ 90,000 - 99,999	13	1.16%	105,323	92,223	88%	97	8
\$ 100,000 - 119,999	17	1.51%	121,488	109,400	90%	98	26
\$ 120,000 - 139,999	36	3.21%	141,531	130,439	92%	110	23
\$ 140,000 - 159,999	39	3.47%	160,708	148,934	93%	71	48
\$ 160,000 - 179,999	47	4.19%	176,456	168,766	96%	88	53
\$ 180,000 - 199,999	53	4.72%	196,667	190,476	97%	93	68
\$ 200,000 - 249,999	167	14.87%	233,799	225,491	96%	76	167
\$ 250,000 - 299,999	159	14.16%	282,880	276,698	98%	82	176
\$ 300,000 - 349,999	153	13.62%	334,269	325,524	97%	76	146
\$ 350,000 - 399,999	116	10.33%	384,925	372,903	97%	61	161
\$ 400,000 - 499,999	113	10.06%	454,798	442,749	97%	82	175
\$ 500,000 - 599,999	66	5.88%	564,789	549,559	97%	79	93
\$ 600,000 - 699,999	45	4.01%	654,282	642,345	98%	70	81
\$ 700,000 - 799,999	22	1.96%	769,865	748,956	97%	88	52
\$ 800,000 - 899,999	17	1.51%	881,443	856,669	97%	62	39
\$ 900,000 - 999,999	11	0.98%	975,155	949,982	97%	116	30
\$ 1,000,000 - and over	28	2.49%	1,445,677	1,418,537	98%	138	81
<b>Total</b>	<b>1123</b>	<b>100.00%</b>	<b>370,498</b>	<b>359,763</b>	<b>97%</b>	<b>80</b>	<b>1440</b>

**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®

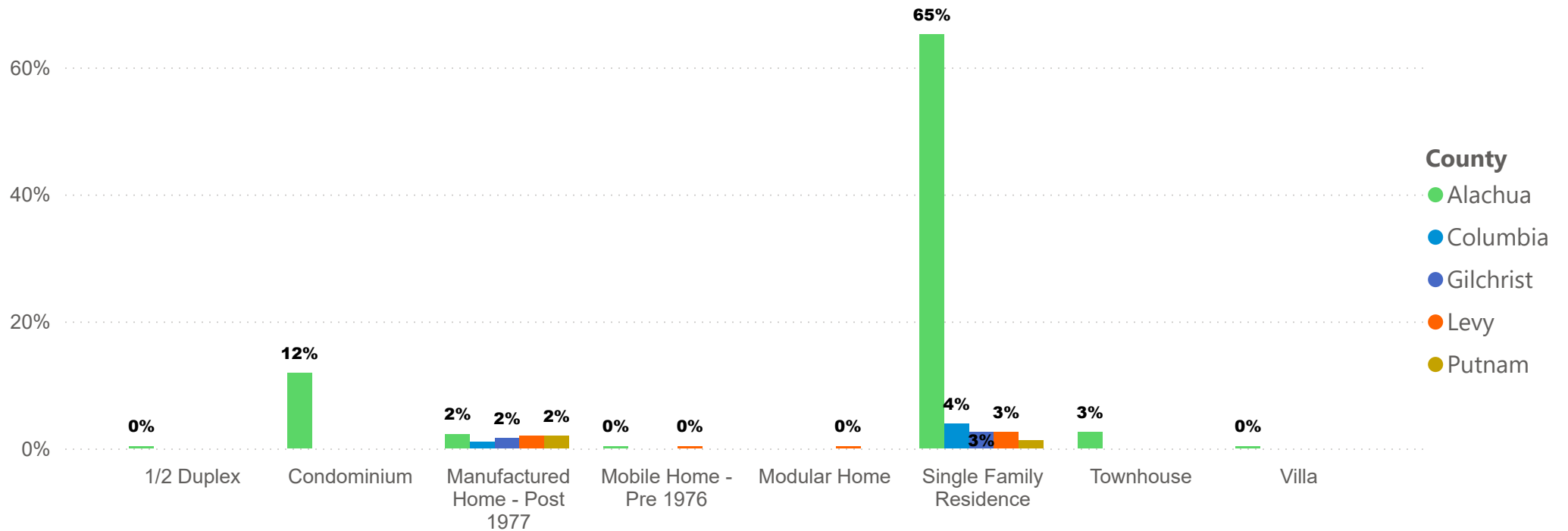
**Four Year Sales and  
Inventory History 2022 -  
2026. Compiled from  
Monthly Sales and  
Inventory Reports**

Month	Monthly Sales	Average List Price	Average Sales Price	% List to Sell	AVG DOM	Inventory	Months Inventory
05/31/2022	465	363,346	365,444	101%	23	600	1.29
06/30/2022	496	363,645	362,778	100%	15	764	1.54
07/31/2022	391	339,177	336,157	99%	18	768	1.96
08/31/2022	404	359,741	352,269	98%	20	779	1.93
09/30/2022	293	350,183	339,803	97%	25	802	2.74
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	378,437	97%	56	888	3.64
01/31/2024	165	347,744	337,764	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	384,168	96%	67	1188	5.35
11/30/2024	186	421,401	408,148	97%	79	1177	6.33
12/31/2024	263	415,066	401,851	97%	77	1115	4.24
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	1504	4.53
08/31/2025	281	374,046	360,149	96%	78	1454	5.17
09/30/2025	277	406,444	394,930	97%	75	1447	5.22
10/31/2025	246	408,059	391,758	96%	91	1425	5.79
11/30/2025	217	395,556	380,271	96%	92	1314	6.06
12/31/2025	295	404,918	391,954	97%	87	1215	4.12
01/31/2026	164	368,696	357,684	97%	94	1220	7.44
02/28/2026	202	381,637	371,067	97%	100	1319	6.53
03/31/2026	287	395,664	384,823	97%	90	1434	5.00
04/30/2026	316	414,614	402,369	97%	84	1440	4.56

**Top 5 Unit Sales by County and Property Type**

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

Property Type	Alachua	Columbia	Gilchrist	Levy	Putnam	Total
1/2 Duplex	0%					0%
Condominium	12%					12%
Manufactured Home - Post 1977	2%	1%	2%	2%	2%	9%
Mobile Home - Pre 1976	0%			0%		1%
Modular Home				0%		0%
Single Family Residence	65%	4%	3%	3%	1%	75%
Townhouse	3%					3%
Villa	0%					0%
<b>Total</b>	<b>83%</b>	<b>5%</b>	<b>4%</b>	<b>5%</b>	<b>3%</b>	<b>100%</b>



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

National Association of Realtors®  
 700 Eleventh Street, NW  
 Washington, DC 20001-4507

Email: [data@realtors.com](mailto: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	2			2
\$ 100,000 - 119,999		1		1
\$ 120,000 - 139,999	1			1
\$ 140,000 - 159,999	1	1		2
\$ 160,000 - 179,999	2	3		5
\$ 180,000 - 199,999	2	6	1	9
\$ 200,000 - 249,999	6	18	3	27
\$ 250,000 - 299,999	6	30	5	41
\$ 300,000 - 349,999		29	8	37
\$ 350,000 - 399,999	1	20	16	37
\$ 400,000 - 499,999	2	14	18	34
\$ 500,000 - 599,999		10	14	24
\$ 600,000 - 699,999	1	10	4	15
\$ 700,000 - 799,999		1	10	11
\$ 800,000 - 899,999		1	7	8
\$ 900,000 - 999,999			3	3
\$ 1,000,000 - and over			9	9
<b>Total</b>	<b>24</b>	<b>144</b>	<b>98</b>	<b>266</b>

**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	1			1
\$ 70,000 - 79,999	1			1
\$ 80,000 - 89,999				
\$ 90,000 - 99,999	2			2
\$ 100,000 - 119,999	2			2
\$ 120,000 - 139,999	4			4
\$ 140,000 - 159,999	5			5
\$ 160,000 - 179,999	3	1		4
\$ 180,000 - 199,999	3	1	3	7
\$ 200,000 - 249,999	7	3		10
\$ 250,000 - 299,999	4	1		5
\$ 300,000 - 349,999			1	1
\$ 350,000 - 399,999	3	1		4
\$ 400,000 - 499,999	1			1
\$ 500,000 - 599,999		1		1
\$ 600,000 - 699,999				
\$ 700,000 - 799,999				
\$ 800,000 - 899,999		1		1
\$ 900,000 - 999,999				
\$ 1,000,000 - and over				
<b>Total</b>	<b>36</b>	<b>9</b>	<b>4</b>	<b>49</b>

**Active Listings  
 (Unsold Homes)**

Price Range ▲	M-SF	M-Condo
\$ 1 - 49,999		
\$ 50,000 - 59,999	1	
\$ 60,000 - 69,999		
\$ 70,000 - 79,999	3	6
\$ 80,000 - 89,999		3
\$ 90,000 - 99,999	2	6
\$ 100,000 - 119,999	7	18
\$ 120,000 - 139,999	4	19
\$ 140,000 - 159,999	15	33
\$ 160,000 - 179,999	16	34
\$ 180,000 - 199,999	21	45
\$ 200,000 - 249,999	91	67
\$ 250,000 - 299,999	146	29
\$ 300,000 - 349,999	134	4
\$ 350,000 - 399,999	144	9
\$ 400,000 - 499,999	162	5
\$ 500,000 - 599,999	89	3
\$ 600,000 - 699,999	81	1
\$ 700,000 - 799,999	49	2
\$ 800,000 - 899,999	38	
\$ 900,000 - 999,999	29	1
\$ 1,000,000 - and over	74	
<b>Total</b>	<b>1106</b>	<b>285</b>

**Sales Pending  
 (Under Contract)**

Price Range ▲	M-SF	M-Condo
\$ 1 - 49,999		
\$ 50,000 - 59,999		
\$ 60,000 - 69,999		1
\$ 70,000 - 79,999	1	1
\$ 80,000 - 89,999		
\$ 90,000 - 99,999		
\$ 100,000 - 119,999		4
\$ 120,000 - 139,999	3	7
\$ 140,000 - 159,999	9	2
\$ 160,000 - 179,999	9	14
\$ 180,000 - 199,999	14	5
\$ 200,000 - 249,999	40	13
\$ 250,000 - 299,999	57	10
\$ 300,000 - 349,999	63	
\$ 350,000 - 399,999	55	5
\$ 400,000 - 499,999	63	5
\$ 500,000 - 599,999	35	1
\$ 600,000 - 699,999	20	1
\$ 700,000 - 799,999	13	
\$ 800,000 - 899,999	6	1
\$ 900,000 - 999,999	9	
\$ 1,000,000 - and over	26	
<b>Total</b>	<b>423</b>	<b>70</b>

Time On Market Sort	M-SF	M-Condo
0 - 30	136	21
31-60	39	10
61-90	23	2
91-120	16	2
121-over	52	14
<b>Total</b>	<b>266</b>	<b>49</b>