

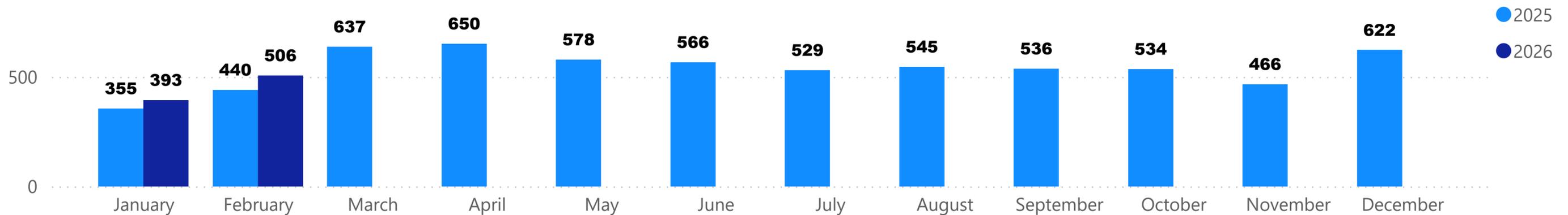


REALTORS® Association of Lake & Sumter Counties

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													
\$ 50,000 - 59,999	1												1
\$ 60,000 - 69,999													
\$ 70,000 - 79,999	2												2
\$ 80,000 - 89,999	1												1
\$ 90,000 - 99,999													
\$ 100,000 - 119,999	2												2
\$ 120,000 - 139,999	4	3											7
\$ 140,000 - 159,999	3	5											8
\$ 160,000 - 179,999	5	6											11
\$ 180,000 - 199,999	1	12											13
\$ 200,000 - 249,999	48	57											105
\$ 250,000 - 299,999	61	75											136
\$ 300,000 - 349,999	60	65											125
\$ 350,000 - 399,999	54	74											128
\$ 400,000 - 499,999	57	88											145
\$ 500,000 - 599,999	39	54											93
\$ 600,000 - 699,999	22	29											51
\$ 700,000 - 799,999	11	11											22
\$ 800,000 - 899,999	6	9											15
\$ 900,000 - 999,999	6	6											12
\$ 1,000,000 - and over	10	12											22
Total	393	506											899



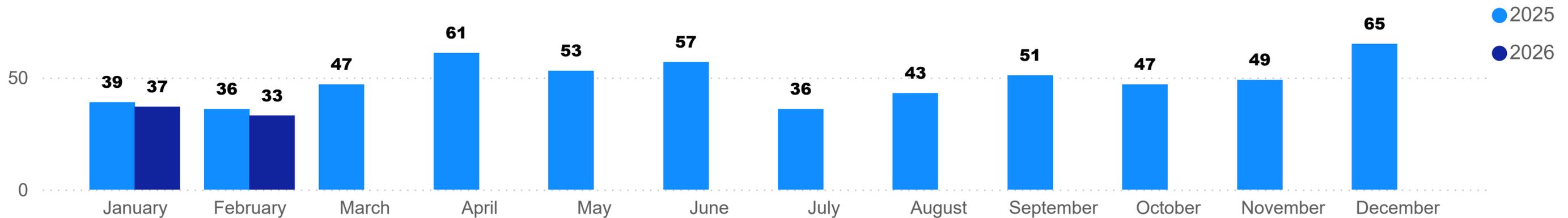


REALTORS® Association of Lake & Sumter Counties

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											1
\$ 70,000 - 79,999													
\$ 80,000 - 89,999													
\$ 90,000 - 99,999	2												2
\$ 100,000 - 119,999	1	1											2
\$ 120,000 - 139,999	2	1											3
\$ 140,000 - 159,999	2	1											3
\$ 160,000 - 179,999	1	2											3
\$ 180,000 - 199,999	1	2											3
\$ 200,000 - 249,999	4	3											7
\$ 250,000 - 299,999	6	3											9
\$ 300,000 - 349,999	14	11											25
\$ 350,000 - 399,999	3	5											8
\$ 400,000 - 499,999		2											2
\$ 500,000 - 599,999													
\$ 600,000 - 699,999	1												1
\$ 700,000 - 799,999													
\$ 800,000 - 899,999													
\$ 900,000 - 999,999													
\$ 1,000,000 - and over													
Total	37	33											70



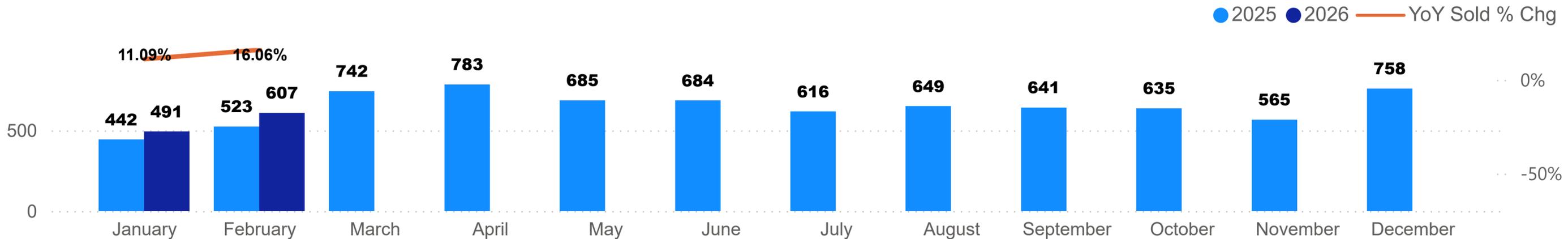


REALTORS® Association of Lake & Sumter Counties

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	2	1											3
\$ 50,000 - 59,999	2	2											4
\$ 60,000 - 69,999	1	2											3
\$ 70,000 - 79,999	2	1											3
\$ 80,000 - 89,999	2	2											4
\$ 90,000 - 99,999	3	3											6
\$ 100,000 - 119,999	7	5											12
\$ 120,000 - 139,999	19	13											32
\$ 140,000 - 159,999	14	16											30
\$ 160,000 - 179,999	12	15											27
\$ 180,000 - 199,999	10	19											29
\$ 200,000 - 249,999	59	68											127
\$ 250,000 - 299,999	69	86											155
\$ 300,000 - 349,999	77	78											155
\$ 350,000 - 399,999	59	82											141
\$ 400,000 - 499,999	58	93											151
\$ 500,000 - 599,999	39	54											93
\$ 600,000 - 699,999	23	29											52
\$ 700,000 - 799,999	11	11											22
\$ 800,000 - 899,999	6	9											15
\$ 900,000 - 999,999	6	6											12
\$ 1,000,000 - and over	10	12											22
Total	491	607											1098



REALTORS® Association of Lake & Sumter Counties
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	4	10											14
2	138	159											297
3	228	289											517
4	94	114											208
5	21	27											48
6+	6	8											14
Total	491	607											1098

Sales by Bathroom Count

Bathrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
1	19	27											46
2	344	424											768
3	93	109											202
4	28	36											64
5	5	9											14
6+	2	2											4
Total	491	607											1098

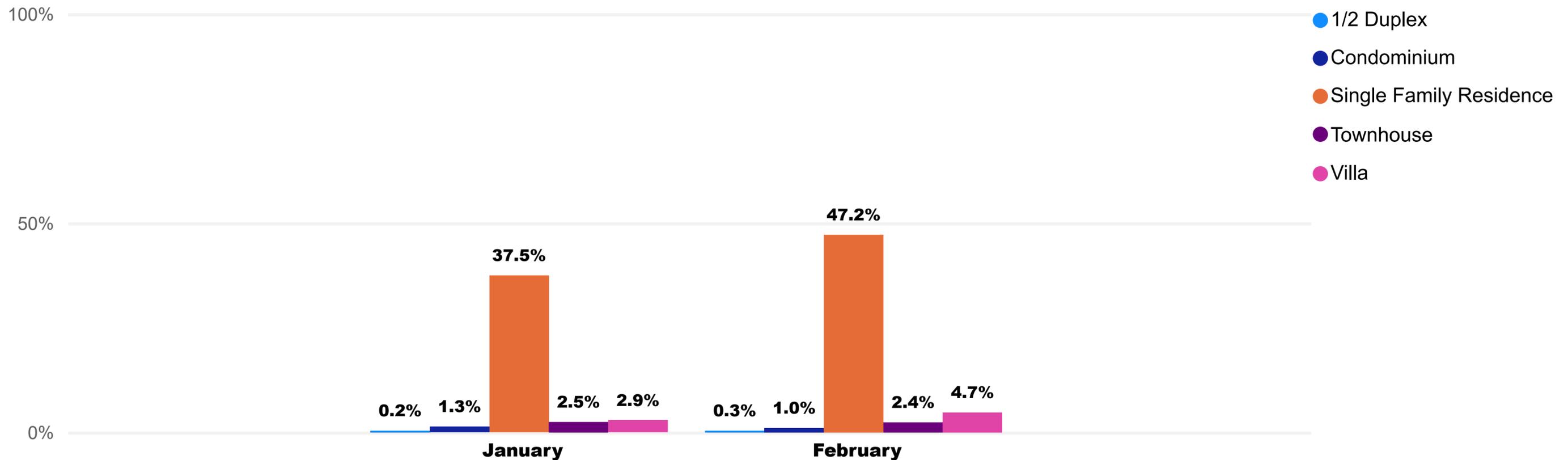
REALTORS® Association of Lake & Sumter Counties

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	2	3											5
Condominium	13	10											23
Single Family Residence	365	460											825
Townhouse	24	23											47
Villa	28	46											74
Total	432	542											974

YTD % of Sales by Property Type





REALTORS® Association of Lake & Sumter Counties

Multiple Listing One Month Sales and Inventory Report - February - 2026

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory
\$ 1 - 49,999							1
\$ 50,000 - 59,999	1	0%	55,000	54,000	98%	113	1
\$ 60,000 - 69,999	1	0%	85,000	60,000	71%	9	2
\$ 70,000 - 79,999							1
\$ 80,000 - 89,999							3
\$ 90,000 - 99,999							3
\$ 100,000 - 119,999	1	0%	109,900	100,500	91%	72	6
\$ 120,000 - 139,999	4	1%	155,000	136,375	88%	3	14
\$ 140,000 - 159,999	6	1%	160,617	151,667	94%	63	19
\$ 160,000 - 179,999	8	1%	189,813	168,850	89%	128	24
\$ 180,000 - 199,999	14	3%	199,150	191,043	96%	126	40
\$ 200,000 - 249,999	60	11%	233,455	227,478	97%	83	208
\$ 250,000 - 299,999	78	14%	284,746	276,669	97%	82	356
\$ 300,000 - 349,999	77	14%	333,508	322,637	97%	72	426
\$ 350,000 - 399,999	81	15%	382,138	374,218	98%	71	395
\$ 400,000 - 499,999	90	17%	460,954	448,283	97%	66	437
\$ 500,000 - 599,999	54	10%	553,161	540,588	98%	67	262
\$ 600,000 - 699,999	29	5%	675,181	650,204	96%	72	157
\$ 700,000 - 799,999	11	2%	763,690	745,205	98%	96	84
\$ 800,000 - 899,999	9	2%	868,178	849,153	98%	108	55
\$ 900,000 - 999,999	6	1%	955,483	926,250	97%	140	34
\$ 1,000,000 - and over	12	2%	1,532,601	1,455,918	95%	52	141
Total	542	100%	424,845	412,067	97%	76	2669

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.



REALTORS® Association of Lake & Sumter Counties 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	3	0.27%	43,167	39,333	91%	53	1
\$ 50,000 - 59,999	4	0.36%	73,450	55,063	75%	59	1
\$ 60,000 - 69,999	3	0.27%	76,667	63,333	83%	20	2
\$ 70,000 - 79,999	3	0.27%	143,300	71,500	50%	155	1
\$ 80,000 - 89,999	4	0.36%	93,500	84,288	90%	64	3
\$ 90,000 - 99,999	6	0.55%	114,050	95,250	84%	61	3
\$ 100,000 - 119,999	12	1.09%	120,400	109,761	91%	107	6
\$ 120,000 - 139,999	32	2.91%	136,681	130,450	95%	78	14
\$ 140,000 - 159,999	30	2.73%	162,983	150,030	92%	86	19
\$ 160,000 - 179,999	27	2.46%	178,681	168,081	94%	80	24
\$ 180,000 - 199,999	29	2.64%	199,272	190,402	96%	93	40
\$ 200,000 - 249,999	127	11.57%	233,099	226,457	97%	83	208
\$ 250,000 - 299,999	155	14.12%	283,295	275,024	97%	81	356
\$ 300,000 - 349,999	155	14.12%	335,497	324,392	97%	70	426
\$ 350,000 - 399,999	141	12.84%	385,121	375,490	97%	64	395
\$ 400,000 - 499,999	151	13.75%	461,563	446,826	97%	66	437
\$ 500,000 - 599,999	93	8.47%	557,126	541,827	97%	65	262
\$ 600,000 - 699,999	52	4.74%	671,275	648,071	97%	77	157
\$ 700,000 - 799,999	22	2.00%	763,222	741,666	97%	73	84
\$ 800,000 - 899,999	15	1.37%	876,605	846,530	97%	86	55
\$ 900,000 - 999,999	12	1.09%	971,157	937,708	97%	153	34
\$ 1,000,000 - and over	22	2.00%	1,495,615	1,415,438	95%	58	141
Total	1098	100.00%	395,431	381,862	97%	74	2669

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.

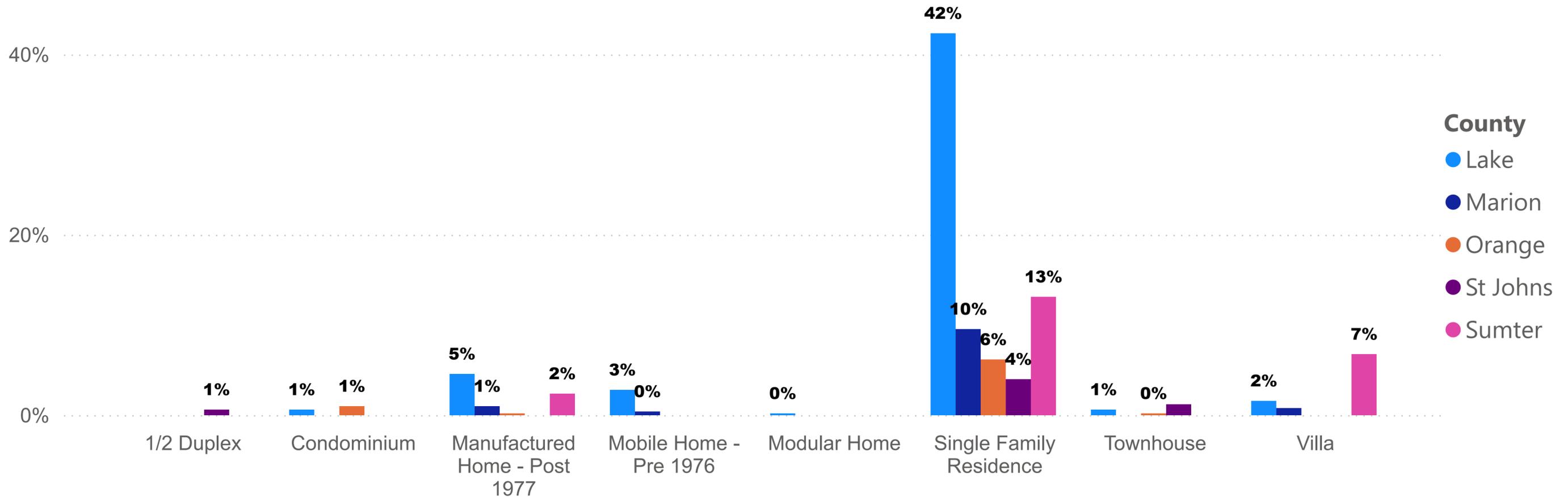
Four Year Sales and Inventory History 2022 - 2026. Compiled from Monthly Sales and Inventory Reports

Month	Monthly Sales	Average List Price	Average Sales Price	% List to Sell	AVG DOM	Inventory	Months Inventory
03/31/2022	681	386,421	384,857	100%	22	682	1.00
04/30/2022	686	386,001	383,731	99%	21	763	1.11
05/31/2022	673	397,058	394,673	99%	16	1014	1.51
06/30/2022	631	401,118	399,071	99%	15	1294	2.05
07/31/2022	519	405,255	399,503	99%	21	1611	3.10
08/31/2022	591	400,457	386,978	97%	24	1835	3.10
09/30/2022	486	404,819	395,602	98%	29	1866	3.84
10/31/2022	475	399,119	388,374	97%	34	2025	4.26
11/30/2022	397	397,310	385,515	97%	39	1890	4.76
12/31/2022	475	401,007	385,736	96%	46	1757	3.70
01/31/2023	346	401,055	388,111	97%	52	1768	5.11
02/28/2023	466	386,296	371,866	96%	59	1709	3.67
03/31/2023	635	417,239	402,849	97%	59	1695	2.67
04/30/2023	617	413,883	401,056	97%	59	1633	2.65
05/31/2023	645	407,811	396,227	97%	56	1625	2.52
06/30/2023	661	427,631	416,026	97%	54	1652	2.50
07/31/2023	586	421,146	410,155	97%	51	1672	2.85
08/31/2023	581	428,954	419,035	98%	55	1635	2.81
09/30/2023	545	438,435	428,136	98%	56	1794	3.29
10/31/2023	526	442,261	430,854	97%	59	1865	3.55
11/30/2023	475	446,842	434,319	97%	65	1922	4.05
12/31/2023	597	466,307	453,245	97%	70	1914	3.21
01/31/2024	381	434,613	419,592	97%	73	1958	5.14
02/29/2024	519	431,929	419,661	97%	71	1946	3.75
03/31/2024	604	443,439	431,755	97%	66	1937	3.21
04/30/2024	658	444,908	433,475	97%	61	2033	3.09
05/31/2024	671	453,781	442,170	97%	67	2077	3.10
06/30/2024	583	460,519	449,564	98%	61	2244	3.85
07/31/2024	575	451,673	439,019	97%	61	2250	3.91
08/31/2024	547	441,490	427,886	97%	58	2302	4.21
09/30/2024	544	446,412	432,323	97%	61	2353	4.33
10/31/2024	543	424,697	413,238	97%	74	2362	4.35
11/30/2024	548	439,494	425,493	97%	68	2398	4.38
12/31/2024	657	465,267	451,596	97%	64	2386	3.63
01/31/2025	395	448,620	433,221	97%	73	2602	6.59
02/28/2025	477	434,246	420,251	97%	79	2665	5.59
03/31/2025	687	454,725	440,394	97%	76	2686	3.91
04/30/2025	712	440,498	425,218	97%	72	2749	3.86
05/31/2025	633	427,391	412,560	97%	68	2786	4.40
06/30/2025	624	443,666	429,126	97%	70	2884	4.62
07/31/2025	569	437,098	421,905	97%	79	2811	4.94
08/31/2025	590	445,806	430,141	96%	81	2818	4.78
09/30/2025	589	440,060	424,371	96%	77	2754	4.68
10/31/2025	582	444,710	427,601	96%	77	2714	4.66
11/30/2025	517	434,573	419,448	97%	83	2665	5.15
12/31/2025	692	450,189	435,150	97%	70	2652	3.83
01/31/2026	432	418,523	403,094	96%	81	2705	6.26
02/28/2026	542	424,845	412,067	97%	90	2669	4.92

Top 5 Unit Sales by County and Property Type

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

Property Type	Lake	Marion	Orange	St Johns	Sumter	Total
1/2 Duplex				1%		1%
Condominium	1%		1%			2%
Manufactured Home - Post 1977	5%	1%	0%		2%	8%
Mobile Home - Pre 1976	3%	0%				3%
Modular Home	0%					0%
Single Family Residence	42%	10%	6%	4%	13%	75%
Townhouse	1%		0%	1%		2%
Villa	2%	1%			7%	9%
Total	53%	12%	8%	6%	22%	100%



Board/Association: State Month Year
 ▲ Lake and Sumter FL February 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**

**Condominium / Cooperative Units
 Number of Bedrooms**

**Active Listings
 (Unsold Homes)**

**Sales Pending
 (Under Contract)**

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				
\$ 100,000 - 119,999				
\$ 120,000 - 139,999	3			3
\$ 140,000 - 159,999	3	2		5
\$ 160,000 - 179,999	2	4		6
\$ 180,000 - 199,999	9	3		12
\$ 200,000 - 249,999	27	29	1	57
\$ 250,000 - 299,999	28	39	8	75
\$ 300,000 - 349,999	20	34	11	65
\$ 350,000 - 399,999	8	51	15	74
\$ 400,000 - 499,999	7	47	34	88
\$ 500,000 - 599,999	3	21	30	54
\$ 600,000 - 699,999	1	10	18	29
\$ 700,000 - 799,999		4	7	11
\$ 800,000 - 899,999		7	2	9
\$ 900,000 - 999,999		1	5	6
\$ 1,000,000 - and over		1	11	12
Total	111	253	142	506

Price Range	2 or Less	3	4 or More	Total
\$ 1 - 49,999				
\$ 50,000 - 59,999	1			1
\$ 60,000 - 69,999	1			1
\$ 70,000 - 79,999				
\$ 80,000 - 89,999				
\$ 90,000 - 99,999				
\$ 100,000 - 119,999		1		1
\$ 120,000 - 139,999	1			1
\$ 140,000 - 159,999	1			1
\$ 160,000 - 179,999	2			2
\$ 180,000 - 199,999	2			2
\$ 200,000 - 249,999	1	2		3
\$ 250,000 - 299,999	1	2		3
\$ 300,000 - 349,999	4	7		11
\$ 350,000 - 399,999	1	2	2	5
\$ 400,000 - 499,999	1	1		2
\$ 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	16	15	2	33

Price Range ▲	M-SF	M-Condo
\$ 1 - 49,999	1	
\$ 50,000 - 59,999		1
\$ 60,000 - 69,999	3	1
\$ 70,000 - 79,999	1	
\$ 80,000 - 89,999	2	1
\$ 90,000 - 99,999		3
\$ 100,000 - 119,999		6
\$ 120,000 - 139,999	5	9
\$ 140,000 - 159,999	11	7
\$ 160,000 - 179,999	13	8
\$ 180,000 - 199,999	23	16
\$ 200,000 - 249,999	137	55
\$ 250,000 - 299,999	314	34
\$ 300,000 - 349,999	369	32
\$ 350,000 - 399,999	360	25
\$ 400,000 - 499,999	401	22
\$ 500,000 - 599,999	244	5
\$ 600,000 - 699,999	147	5
\$ 700,000 - 799,999	76	4
\$ 800,000 - 899,999	52	
\$ 900,000 - 999,999	35	
\$ 1,000,000 - and over	131	1
Total	2325	235

Price Range ▲	M-SF	M-Condo
\$ 1 - 49,999		
\$ 50,000 - 59,999		
\$ 60,000 - 69,999	1	
\$ 70,000 - 79,999		
\$ 80,000 - 89,999	2	
\$ 90,000 - 99,999	1	
\$ 100,000 - 119,999	2	
\$ 120,000 - 139,999	5	4
\$ 140,000 - 159,999	4	2
\$ 160,000 - 179,999	3	3
\$ 180,000 - 199,999	11	5
\$ 200,000 - 249,999	69	20
\$ 250,000 - 299,999	121	10
\$ 300,000 - 349,999	169	13
\$ 350,000 - 399,999	148	19
\$ 400,000 - 499,999	174	7
\$ 500,000 - 599,999	114	2
\$ 600,000 - 699,999	83	1
\$ 700,000 - 799,999	78	1
\$ 800,000 - 899,999	33	
\$ 900,000 - 999,999	30	
\$ 1,000,000 - and over	38	
Total	1086	87

Time On Market Sort	M-SF	M-Condo
0 - 30	210	18
31-60	68	7
61-90	53	3
91-120	49	4
121-over	126	1
Total	506	33

