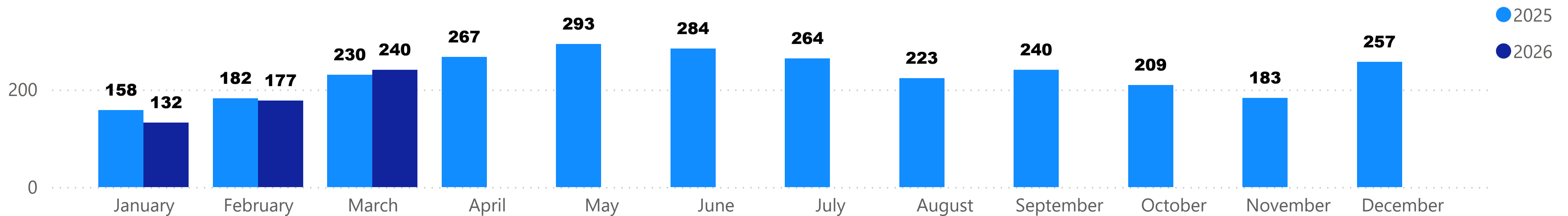


## Monthly Sales Trend Indicator 2026

### Sales by Price Range - Single Family Homes & Villas

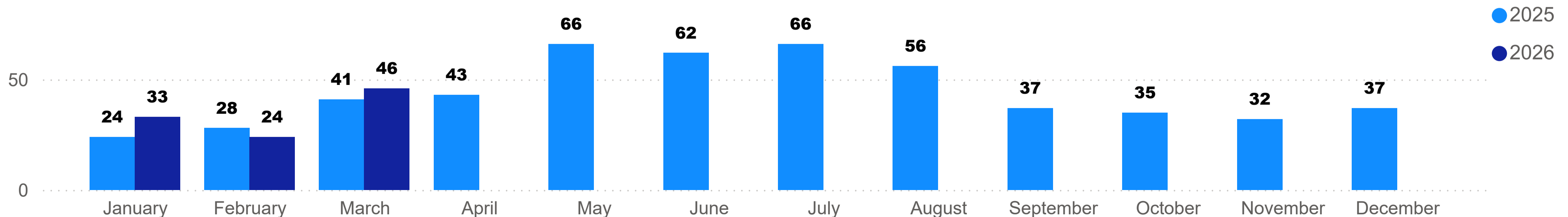
Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999		1											1
\$ 50,000 - 59,999													
\$ 60,000 - 69,999		2											2
\$ 70,000 - 79,999	1												1
\$ 80,000 - 89,999													
\$ 90,000 - 99,999	1	3											4
\$ 100,000 - 119,999			1										1
\$ 120,000 - 139,999		1	2										3
\$ 140,000 - 159,999	4	4	1										9
\$ 160,000 - 179,999	2	7	8										17
\$ 180,000 - 199,999	8	2	5										15
\$ 200,000 - 249,999	23	21	30										74
\$ 250,000 - 299,999	13	33	33										79
\$ 300,000 - 349,999	22	32	37										91
\$ 350,000 - 399,999	15	15	35										65
\$ 400,000 - 499,999	15	26	34										75
\$ 500,000 - 599,999	9	7	23										39
\$ 600,000 - 699,999	7	9	13										29
\$ 700,000 - 799,999	3	3	5										11
\$ 800,000 - 899,999	2	3	2										7
\$ 900,000 - 999,999	3	1	3										7
\$ 1,000,000 - and over	4	7	8										19
<b>Total</b>	<b>132</b>	<b>177</b>	<b>240</b>										<b>549</b>



## Monthly Sales Trend Indicator 2026

### Sales by Price Range - Condominiums, Townhouses and Co-Ops

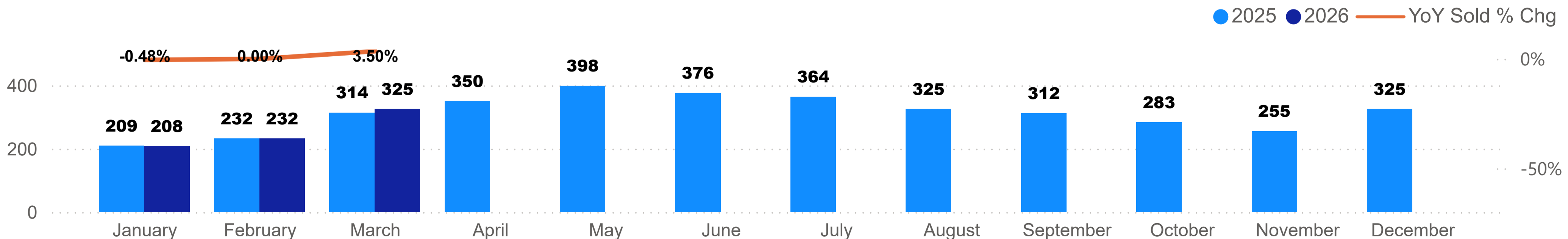
Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999													
\$ 50,000 - 59,999													
\$ 60,000 - 69,999													
\$ 70,000 - 79,999	1		2										3
\$ 80,000 - 89,999													
\$ 90,000 - 99,999			1										1
\$ 100,000 - 119,999	1	4	1										6
\$ 120,000 - 139,999	5	3	8										16
\$ 140,000 - 159,999	5	3	3										11
\$ 160,000 - 179,999	4	5	4										13
\$ 180,000 - 199,999	1		4										5
\$ 200,000 - 249,999	11	3	10										24
\$ 250,000 - 299,999	1	3	4										8
\$ 300,000 - 349,999	2	2	4										8
\$ 350,000 - 399,999	1	1	3										5
\$ 400,000 - 499,999			1										1
\$ 500,000 - 599,999	1												1
\$ 600,000 - 699,999			1										1
\$ 700,000 - 799,999													
\$ 800,000 - 899,999													
\$ 900,000 - 999,999													
\$ 1,000,000 - and over													
<b>Total</b>	<b>33</b>	<b>24</b>	<b>46</b>										<b>103</b>



## 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											3
\$ 70,000 - 79,999	3		3										6
\$ 80,000 - 89,999	1												1
\$ 90,000 - 99,999	3	3	2										8
\$ 100,000 - 119,999	1	8	2										11
\$ 120,000 - 139,999	9	5	15										29
\$ 140,000 - 159,999	14	10	7										31
\$ 160,000 - 179,999	8	14	14										36
\$ 180,000 - 199,999	13	6	14										33
\$ 200,000 - 249,999	41	28	50										119
\$ 250,000 - 299,999	21	41	42										104
\$ 300,000 - 349,999	25	39	46										110
\$ 350,000 - 399,999	19	16	39										74
\$ 400,000 - 499,999	15	27	36										78
\$ 500,000 - 599,999	10	7	23										40
\$ 600,000 - 699,999	7	9	14										30
\$ 700,000 - 799,999	3	3	5										11
\$ 800,000 - 899,999	2	4	2										8
\$ 900,000 - 999,999	3	1	3										7
\$ 1,000,000 - and over	4	7	8										19
<b>Total</b>	<b>208</b>	<b>232</b>	<b>325</b>										<b>765</b>



**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										15
2	41	38	62										141
3	97	126	175										398
4	48	58	64										170
5	14	7	17										38
6+	1		2										3
<b>Total</b>	<b>209</b>	<b>232</b>	<b>325</b>										<b>766</b>

**Sales by Bathroom Count**

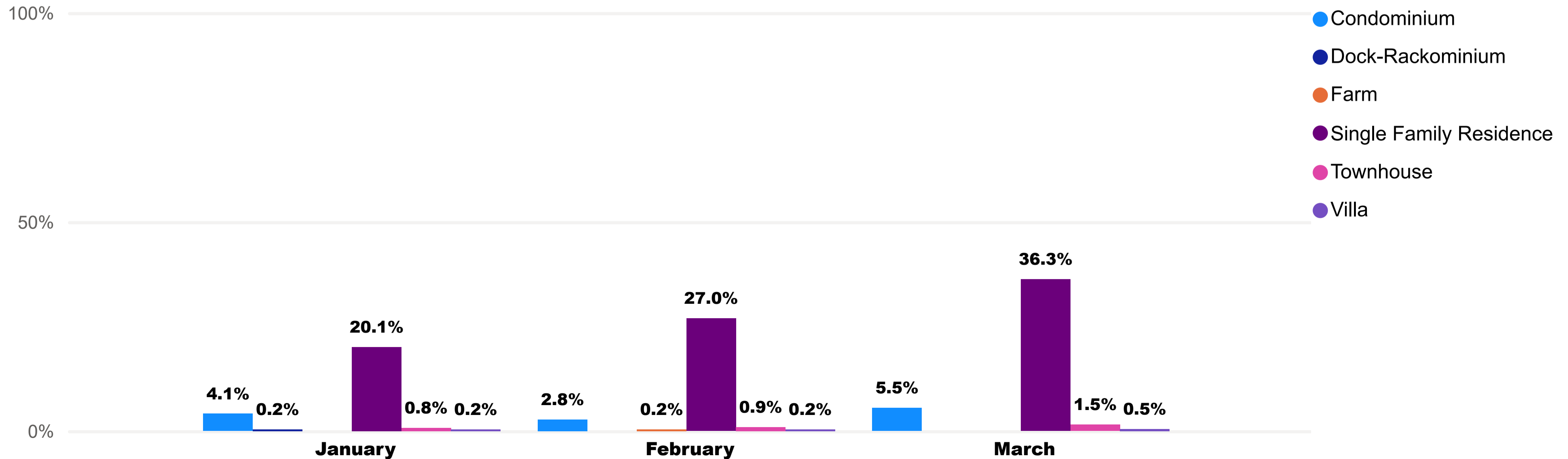
Bathrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
0	1												1
1	21	20	17										58
2	122	161	221										504
3	48	40	59										147
4	13	5	21										39
5	3	4	7										14
6+	1	2											3
<b>Total</b>	<b>209</b>	<b>232</b>	<b>325</b>										<b>766</b>

## Monthly Sales Trend Indicator 2026

### Sales by Housing Style

Property Type	January	February	March	April	May	June	July	August	September	October	November	December	Total
Condominium	27	18	36										81
Dock-Rackominium	1												1
Farm		1											1
Single Family Residence	131	176	237										544
Townhouse	5	6	10										21
Villa	1	1	3										5
<b>Total</b>	<b>165</b>	<b>202</b>	<b>286</b>										<b>653</b>

### YTD % of Sales by Property Type





## Gainesville-Alachua County Association of Realtors® Multiple Listing One Month Sales and Inventory Report - March - 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
\$ 70,000 - 79,999	2	1%	77,450	71,250	92%	34	6
\$ 80,000 - 89,999							5
\$ 90,000 - 99,999	1	0%	121,000	90,000	74%	427	5
\$ 100,000 - 119,999	2	1%	142,000	109,250	77%	79	20
\$ 120,000 - 139,999	10	3%	142,830	126,915	89%	125	30
\$ 140,000 - 159,999	4	1%	149,250	144,500	97%	95	48
\$ 160,000 - 179,999	12	4%	176,558	169,058	96%	94	56
\$ 180,000 - 199,999	9	3%	197,479	189,900	96%	142	69
\$ 200,000 - 249,999	40	14%	233,479	224,905	96%	75	146
\$ 250,000 - 299,999	37	13%	286,618	279,789	98%	57	188
\$ 300,000 - 349,999	41	14%	331,857	324,334	98%	79	146
\$ 350,000 - 399,999	38	13%	385,336	374,882	97%	50	150
\$ 400,000 - 499,999	35	12%	452,260	442,871	98%	60	183
\$ 500,000 - 599,999	23	8%	567,145	554,019	98%	70	85
\$ 600,000 - 699,999	14	5%	665,093	647,107	97%	76	83
\$ 700,000 - 799,999	5	2%	757,755	735,305	97%	27	52
\$ 800,000 - 899,999	2	1%	874,900	864,500	99%	22	31
\$ 900,000 - 999,999	3	1%	958,000	950,000	99%	40	32
\$ 1,000,000 - and over	8	3%	1,499,282	1,460,449	97%	167	72
<b>Total</b>	<b>286</b>	<b>100%</b>	<b>396,034</b>	<b>385,207</b>	<b>97%</b>	<b>75</b>	<b>1409</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	0.78%	51,633	38,501	75%	46	
\$ 50,000 - 59,999	1	0.13%	70,000	58,000	83%	199	1
\$ 60,000 - 69,999	3	0.39%	93,000	64,542	69%	1	1
\$ 70,000 - 79,999	6	0.78%	76,717	73,233	95%	56	6
\$ 80,000 - 89,999	1	0.13%	89,000	85,000	96%	119	5
\$ 90,000 - 99,999	8	1.05%	106,463	92,613	87%	129	5
\$ 100,000 - 119,999	11	1.44%	116,345	111,436	96%	103	20
\$ 120,000 - 139,999	29	3.79%	140,245	129,571	92%	119	30
\$ 140,000 - 159,999	31	4.05%	162,494	149,600	92%	82	48
\$ 160,000 - 179,999	36	4.71%	177,081	169,419	96%	84	56
\$ 180,000 - 199,999	33	4.31%	197,639	190,391	96%	95	69
\$ 200,000 - 249,999	119	15.56%	232,758	224,292	96%	78	146
\$ 250,000 - 299,999	104	13.59%	282,815	277,129	98%	84	188
\$ 300,000 - 349,999	110	14.38%	335,857	326,078	97%	86	146
\$ 350,000 - 399,999	74	9.67%	385,632	371,962	96%	65	150
\$ 400,000 - 499,999	78	10.20%	456,449	443,871	97%	91	183
\$ 500,000 - 599,999	40	5.23%	563,401	547,923	97%	97	85
\$ 600,000 - 699,999	30	3.92%	657,070	646,680	98%	57	83
\$ 700,000 - 799,999	11	1.44%	769,111	745,034	97%	92	52
\$ 800,000 - 899,999	8	1.05%	874,588	843,488	96%	44	31
\$ 900,000 - 999,999	7	0.92%	976,700	951,429	97%	59	32
\$ 1,000,000 - and over	19	2.48%	1,437,699	1,431,747	100%	131	72
<b>Total</b>	<b>765</b>	<b>100.00%</b>	<b>359,992</b>	<b>349,546</b>	<b>97%</b>	<b>84</b>	<b>1409</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®

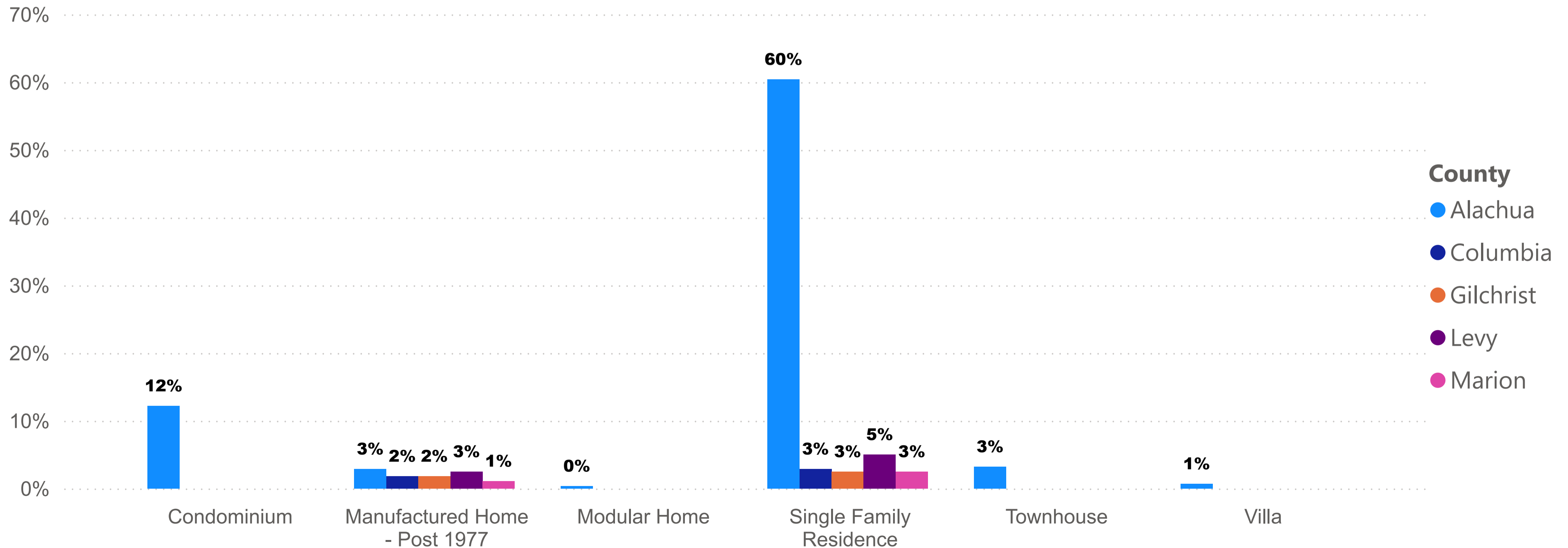
## Four Year Sales and Inventory History 2022 - 2026. Compiled from Monthly Sales and Inventory Reports

Month	Monthly Sales	Average List Price	Average Sales Price	% List to Sell	AVG DOM	Inventory	Months Inventory
04/30/2022	426	331,978	334,269	101%	32	545	1.28
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	366,205	97%	37	732	2.40
09/30/2023	242	384,088	373,698	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	384,190	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	1503	4.53
08/31/2025	281	374,046	360,149	96%	78	1453	5.17
09/30/2025	277	406,444	394,930	97%	75	1446	5.22
10/31/2025	246	408,059	391,758	96%	91	1423	5.78
11/30/2025	217	395,556	380,271	96%	92	1312	6.05
12/31/2025	295	404,918	391,954	97%	87	1213	4.11
01/31/2026	164	368,696	357,684	97%	94	1216	7.41
02/28/2026	202	381,637	371,067	97%	100	1312	6.50
03/31/2026	286	396,034	385,207	97%	90	1409	4.93

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

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

Property Type	Alachua	Columbia	Gilchrist	Levy	Marion	Total
Condominium	12%					<b>12%</b>
Manufactured Home - Post 1977	3%	2%	2%	3%	1%	<b>10%</b>
Modular Home	0%					<b>0%</b>
Single Family Residence	60%	3%	3%	5%	3%	<b>73%</b>
Townhouse	3%					<b>3%</b>
Villa	1%					<b>1%</b>
<b>Total</b>	<b>80%</b>	<b>5%</b>	<b>4%</b>	<b>8%</b>	<b>4%</b>	<b>100%</b>



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

National Association of Realtors®  
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 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**

**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			1	1
\$ 120,000 - 139,999	1		1	2
\$ 140,000 - 159,999	1			1
\$ 160,000 - 179,999	7	1		8
\$ 180,000 - 199,999	2	3		5
\$ 200,000 - 249,999	4	23	3	30
\$ 250,000 - 299,999	7	25	1	33
\$ 300,000 - 349,999	5	27	5	37
\$ 350,000 - 399,999	3	20	12	35
\$ 400,000 - 499,999		22	12	34
\$ 500,000 - 599,999	1	7	15	23
\$ 600,000 - 699,999	2	1	10	13
\$ 700,000 - 799,999		2	3	5
\$ 800,000 - 899,999		1	1	2
\$ 900,000 - 999,999		1	2	3
\$ 1,000,000 - and over			8	8
<b>Total</b>	<b>33</b>	<b>133</b>	<b>74</b>	<b>240</b>

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	1	1		2
\$ 80,000 - 89,999				
\$ 90,000 - 99,999	1			1
\$ 100,000 - 119,999	1			1
\$ 120,000 - 139,999	8			8
\$ 140,000 - 159,999	3			3
\$ 160,000 - 179,999	4			4
\$ 180,000 - 199,999	2	2		4
\$ 200,000 - 249,999	3	6	1	10
\$ 250,000 - 299,999	1	3		4
\$ 300,000 - 349,999	2	1	1	4
\$ 350,000 - 399,999	2		1	3
\$ 400,000 - 499,999		1		1
\$ 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				
<b>Total</b>	<b>28</b>	<b>14</b>	<b>4</b>	<b>46</b>

Price Range ▲	M-SF	M-Condo
\$ 1 - 49,999		
\$ 50,000 - 59,999	1	
\$ 60,000 - 69,999		1
\$ 70,000 - 79,999		7
\$ 80,000 - 89,999	4	2
\$ 90,000 - 99,999		5
\$ 100,000 - 119,999	6	14
\$ 120,000 - 139,999	6	23
\$ 140,000 - 159,999	14	32
\$ 160,000 - 179,999	16	36
\$ 180,000 - 199,999	24	39
\$ 200,000 - 249,999	83	64
\$ 250,000 - 299,999	149	35
\$ 300,000 - 349,999	137	5
\$ 350,000 - 399,999	136	8
\$ 400,000 - 499,999	165	10
\$ 500,000 - 599,999	77	3
\$ 600,000 - 699,999	77	3
\$ 700,000 - 799,999	45	3
\$ 800,000 - 899,999	30	2
\$ 900,000 - 999,999	32	3
\$ 1,000,000 - and over	69	
<b>Total</b>	<b>1071</b>	<b>295</b>

Price Range ▲	M-SF	M-Condo
\$ 1 - 49,999		
\$ 50,000 - 59,999		
\$ 60,000 - 69,999		1
\$ 70,000 - 79,999	2	
\$ 80,000 - 89,999		
\$ 90,000 - 99,999	1	
\$ 100,000 - 119,999	1	3
\$ 120,000 - 139,999		5
\$ 140,000 - 159,999	8	8
\$ 160,000 - 179,999	9	4
\$ 180,000 - 199,999	10	7
\$ 200,000 - 249,999	41	12
\$ 250,000 - 299,999	59	4
\$ 300,000 - 349,999	54	2
\$ 350,000 - 399,999	54	5
\$ 400,000 - 499,999	59	2
\$ 500,000 - 599,999	33	2
\$ 600,000 - 699,999	19	1
\$ 700,000 - 799,999	15	
\$ 800,000 - 899,999	12	1
\$ 900,000 - 999,999	5	1
\$ 1,000,000 - and over	24	
<b>Total</b>	<b>406</b>	<b>58</b>

Time On Market Sort	M-SF	M-Condo
0 - 30	121	18
31-60	29	6
61-90	24	3
91-120	19	5
121-over	47	14
<b>Total</b>	<b>240</b>	<b>46</b>

