



*RES Luxury Group*



## Total Market Overview of Citrus County FL Homes

March 31, 2025

| Price Range       | Number of Active Listings | Number of Homes Sold Last 180 Days | Months of Supply | Median Listing Price of Homes Sold in Last 180 Days | Median Selling Price of Homes Sold in Last 180 Days | List to Sales Ratio | Average DOM of Homes Sold in Last 180 Days | Expired Listings Last 180 Days |
|-------------------|---------------------------|------------------------------------|------------------|-----------------------------------------------------|-----------------------------------------------------|---------------------|--------------------------------------------|--------------------------------|
| ≤100,000          | 32                        | 112                                | 1.71             | \$ 87,000                                           | \$ 76,500                                           | 87.93%              | 50                                         | 17                             |
| 100,001-149,999   | 64                        | 142                                | 2.70             | \$ 135,000                                          | \$ 130,000                                          | 96.30%              | 64                                         | 29                             |
| 150,000 - 199,999 | 169                       | 294                                | 3.45             | \$ 179,900                                          | \$ 175,000                                          | 97.28%              | 63                                         | 51                             |
| 200,000 - 249,999 | 235                       | 414                                | 3.41             | \$ 235,000                                          | \$ 227,500                                          | 96.81%              | 70                                         | 88                             |
| 250,000 - 299,999 | 357                       | 396                                | 5.41             | \$ 279,000                                          | \$ 274,900                                          | 98.53%              | 79                                         | 120                            |
| 300,000 - 349,999 | 246                       | 269                                | 5.49             | \$ 330,000                                          | \$ 325,000                                          | 98.48%              | 77                                         | 83                             |
| 350,000 - 399,999 | 205                       | 225                                | 5.47             | \$ 380,000                                          | \$ 375,000                                          | 98.68%              | 80                                         | 70                             |
| 400,000 - 449,999 | 127                       | 138                                | 5.52             | \$ 435,000                                          | \$ 425,000                                          | 97.70%              | 77                                         | 30                             |
| 450,000-499,999   | 83                        | 107                                | 4.65             | \$ 479,900                                          | \$ 470,000                                          | 97.94%              | 70                                         | 45                             |
| 500,000-549,999   | 61                        | 59                                 | 6.20             | \$ 539,900                                          | \$ 525,000                                          | 97.24%              | 69                                         | 13                             |
| 550,000-599,999   | 59                        | 63                                 | 5.62             | \$ 589,900                                          | \$ 575,000                                          | 97.47%              | 66                                         | 14                             |
| 600,000-699,999   | 82                        | 47                                 | 10.47            | \$ 659,900                                          | \$ 631,500                                          | 95.70%              | 83                                         | 24                             |
| 700,000 - 799,999 | 40                        | 31                                 | 7.74             | \$ 789,000                                          | \$ 750,000                                          | 95.06%              | 74                                         | 18                             |
| 800,000 - 899,999 | 46                        | 20                                 | 13.80            | \$ 875,000                                          | \$ 845,500                                          | 96.63%              | 66                                         | 15                             |
| 900,000 - 999,999 | 14                        | 15                                 | 5.60             | \$ 989,000                                          | \$ 955,000                                          | 96.56%              | 90                                         | 8                              |
| >1,000,000        | 54                        | 20                                 | 16.20            | \$ 1,467,450                                        | \$ 1,350,000                                        | 92.00%              | 80                                         | 20                             |
| Citrus Co         | 1874                      | 2352                               | 4.78             | \$ 279,900                                          | \$ 275,000                                          | 98.25%              | 72                                         | 645                            |

Information obtained from the MLS is deemed reliable but is not guaranteed.

Based on information from the REALTORS® Association of Citrus County, Inc. MLS for the period 3/01/2025 through 3/31/2025. Updated 4/01/2025