



*RES Luxury Group*



## Total Market Overview of Citrus County FL Homes

January 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	28	95	1.77	\$ 83,500	\$ 78,950	94.55%	49	13
100,001-149,999	68	152	2.68	\$ 139,000	\$ 127,000	91.37%	71	24
150,000 - 199,999	170	264	3.86	\$ 179,900	\$ 175,000	97.28%	63	55
200,000 - 249,999	247	394	3.76	\$ 235,000	\$ 226,000	96.17%	68	79
250,000 - 299,999	310	380	4.89	\$ 278,125	\$ 270,000	97.08%	74	117
300,000 - 349,999	231	261	5.31	\$ 330,000	\$ 325,000	98.48%	72	84
350,000 - 399,999	202	189	6.41	\$ 386,900	\$ 375,000	96.92%	78	71
400,000 - 449,999	111	137	4.86	\$ 436,000	\$ 425,000	97.48%	73	32
450,000-499,999	80	94	5.11	\$ 479,000	\$ 470,000	98.12%	69	51
500,000-549,999	45	73	3.70	\$ 545,000	\$ 525,000	96.33%	57	16
550,000-599,999	46	54	5.11	\$ 595,000	\$ 575,000	96.64%	69	20
600,000-699,999	73	42	10.43	\$ 659,500	\$ 636,875	96.57%	74	30
700,000 - 799,999	37	30	7.40	\$ 762,500	\$ 749,950	98.35%	101	21
800,000 - 899,999	35	19	11.05	\$ 875,000	\$ 846,250	96.71%	68	14
900,000 - 999,999	19	13	8.77	\$ 985,000	\$ 951,000	96.55%	73	5
>1,000,000	41	20	12.30	\$ 1,467,450	\$ 1,337,500	91.14%	112	22
<b>Citrus Co</b>	<b>1743</b>	<b>2217</b>	<b>4.72</b>	<b>\$ 279,000</b>	<b>\$ 270,000</b>	<b>96.77%</b>	<b>66</b>	<b>654</b>

*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 1/01/2025 through 1/31/2025. Updated 2/01/2025*