



# Leon County Inventory Report

Residential Supply of Homes - April 2008

As seen on [www.manausa.com](http://www.manausa.com)

PRICE RANGE	For Sale			Sold (Past 12 Months)			Months of Supply			Supply Change		
	All	New	Resale	All	New	Resale	All	New	Resale	All	New	Resale
<b>Northeast Leon County (Area 1)</b>												
\$0 - \$75,000	0	0	0	83	0	83	0.0	No Sales	0.0	No Sales	No Sales	No Sales
\$75,000 - \$100,000	4	0	4	48	14	34	1.0	0.0	1.4	0.33	1.00	1.06
\$100,000 - \$125,000	23	0	23	64	7	57	4.3	0.0	4.8	0.35	No Sales	0.34
\$125,000 - \$150,000	63	0	63	148	10	138	5.1	0.0	5.5	0.37	No Sales	0.36
\$150,000 - \$200,000	190	12	178	336	31	305	6.8	4.6	7.0	0.02	0.05	0.03
\$200,000 - \$250,000	229	37	192	389	38	351	7.1	11.7	6.6	0.11	0.16	0.11
\$250,000 - \$300,000	210	37	173	304	46	258	8.3	9.7	8.0	0.04	0.00	0.05
\$300,000 - \$500,000	369	67	302	400	67	333	11.1	12.0	10.9	0.04	0.09	0.08
\$500,000 - \$750,000	122	20	102	96	23	73	15.3	10.4	16.8	0.12	0.04	0.13
\$750,000 +	61	10	51	28	7	21	26.1	17.1	29.1	0.11	0.29	0.07
<b>Totals</b>	<b>1271</b>	<b>183</b>	<b>1088</b>	<b>1896</b>	<b>243</b>	<b>1653</b>	<b>8.0</b>	<b>9.0</b>	<b>7.9</b>	<b>0.03</b>	<b>0.04</b>	<b>0.05</b>
<b>Northwest Leon County (Area 2)</b>												
\$0 - \$75,000	26	1	25	192	13	179	1.6	0.9	1.7	0.29	No Sales	0.32
\$75,000 - \$100,000	120	1	119	191	82	109	7.5	0.1	13.1	0.03	0.04	0.00
\$100,000 - \$125,000	129	10	119	178	7	171	8.7	17.1	8.4	0.01	0.11	0.00
\$125,000 - \$150,000	240	46	194	240	20	220	12.0	27.6	10.6	0.13	0.18	0.11
\$150,000 - \$200,000	349	72	277	389	77	312	10.8	11.2	10.7	0.03	0.25	0.04
\$200,000 - \$250,000	108	38	70	108	23	85	12.0	19.8	9.9	0.01	0.10	0.00
\$250,000 - \$300,000	52	20	32	44	4	40	14.2	60.0	9.6	0.04	0.05	0.08
\$300,000 - \$500,000	150	114	36	54	18	36	33.3	76.0	12.0	0.08	0.06	0.21
\$500,000 - \$750,000	7	3	4	6	1	5	14.0	36.0	9.6	0.40	0.50	0.33
\$750,000 +	8	3	5	12	5	7	8.0	7.2	8.6	0.05	0.00	0.11
<b>Totals</b>	<b>1189</b>	<b>308</b>	<b>881</b>	<b>1414</b>	<b>250</b>	<b>1164</b>	<b>10.1</b>	<b>14.8</b>	<b>9.1</b>	<b>0.00</b>	<b>0.07</b>	<b>0.02</b>
<b>SouthEast Leon County (Area 3)</b>												
\$0 - \$75,000	7	0	7	91	0	91	0.9	No Sales	0.9	0.34	No Sales	0.34
\$75,000 - \$100,000	32	0	32	37	0	37	10.4	No Sales	10.4	0.28	No Sales	0.28
\$100,000 - \$125,000	40	0	40	61	1	60	7.9	0.0	8.0	0.15	No Sales	0.15
\$125,000 - \$150,000	77	15	62	98	9	89	9.4	20.0	8.4	0.04	0.52	0.11
\$150,000 - \$200,000	267	163	104	227	111	116	14.1	17.6	10.8	0.17	0.06	0.35
\$200,000 - \$250,000	58	24	34	74	29	45	9.4	9.9	9.1	0.10	0.41	0.04
\$250,000 - \$300,000	34	4	30	55	22	33	7.4	2.2	10.9	0.02	0.82	0.00
\$300,000 - \$500,000	76	19	57	76	26	50	12.0	8.8	13.7	0.08	0.20	0.04
\$500,000 - \$750,000	13	4	9	17	13	4	9.2	3.7	27.0	0.08	0.33	0.50
\$750,000 +	7	2	5	7	2	5	12.0	12.0	12.0	0.17	1.00	0.00
<b>Totals</b>	<b>611</b>	<b>231</b>	<b>380</b>	<b>743</b>	<b>213</b>	<b>530</b>	<b>9.9</b>	<b>13.0</b>	<b>8.6</b>	<b>0.10</b>	<b>0.11</b>	<b>0.10</b>
<b>Southwest Leon County (Area 4)</b>												
\$0 - \$75,000	20	1	19	111	0	111	2.2	No Sales	2.1	0.32	No Sales	0.34
\$75,000 - \$100,000	44	0	44	36	3	33	14.7	0.0	16.0	0.10	1.00	0.09
\$100,000 - \$125,000	37	9	28	56	9	47	7.9	12.0	7.1	0.18	0.10	0.19
\$125,000 - \$150,000	58	21	37	76	22	54	9.2	11.5	8.2	0.34	0.46	0.28
\$150,000 - \$200,000	55	28	27	106	72	34	6.2	4.7	9.5	0.07	0.22	0.19
\$200,000 - \$250,000	12	3	9	4	0	4	36.0	No Sales	27.0	0.09	No Sales	0.16
\$250,000 - \$300,000	9	0	9	9	5	4	12.0	0.0	27.0	0.29	No Sales	0.29
\$300,000 - \$500,000	16	2	14	11	2	9	17.5	12.0	18.7	0.14	0.00	0.22
\$500,000 - \$750,000	3	0	3	0	0	0	No Sales	No Sales	No Sales	No Sales	No Sales	No Sales
\$750,000 +	0	0	0	1	1	0	0.0	0.0	No Sales	No Sales	No Sales	No Sales
<b>Totals</b>	<b>254</b>	<b>64</b>	<b>190</b>	<b>410</b>	<b>114</b>	<b>296</b>	<b>7.4</b>	<b>6.7</b>	<b>7.7</b>	<b>0.04</b>	<b>0.06</b>	<b>0.07</b>
<b>All Area Totals</b>	<b>3325</b>	<b>786</b>	<b>2539</b>	<b>4463</b>	<b>820</b>	<b>3643</b>	<b>8.9</b>	<b>11.5</b>	<b>8.4</b>	<b>0.03</b>	<b>0.00</b>	<b>0.05</b>

Residential Properties Including single family residential, condos and townhouses.

Source: Active Listings - Tallahassee Board of Realtors MLS, Sales - Metro Market Trends

For updated market conditions, check out our blog at [www.RealEstateBlogTallahassee.com](http://www.RealEstateBlogTallahassee.com)

Red Color Means Supply Increased

Green Color Means Supply Decreased