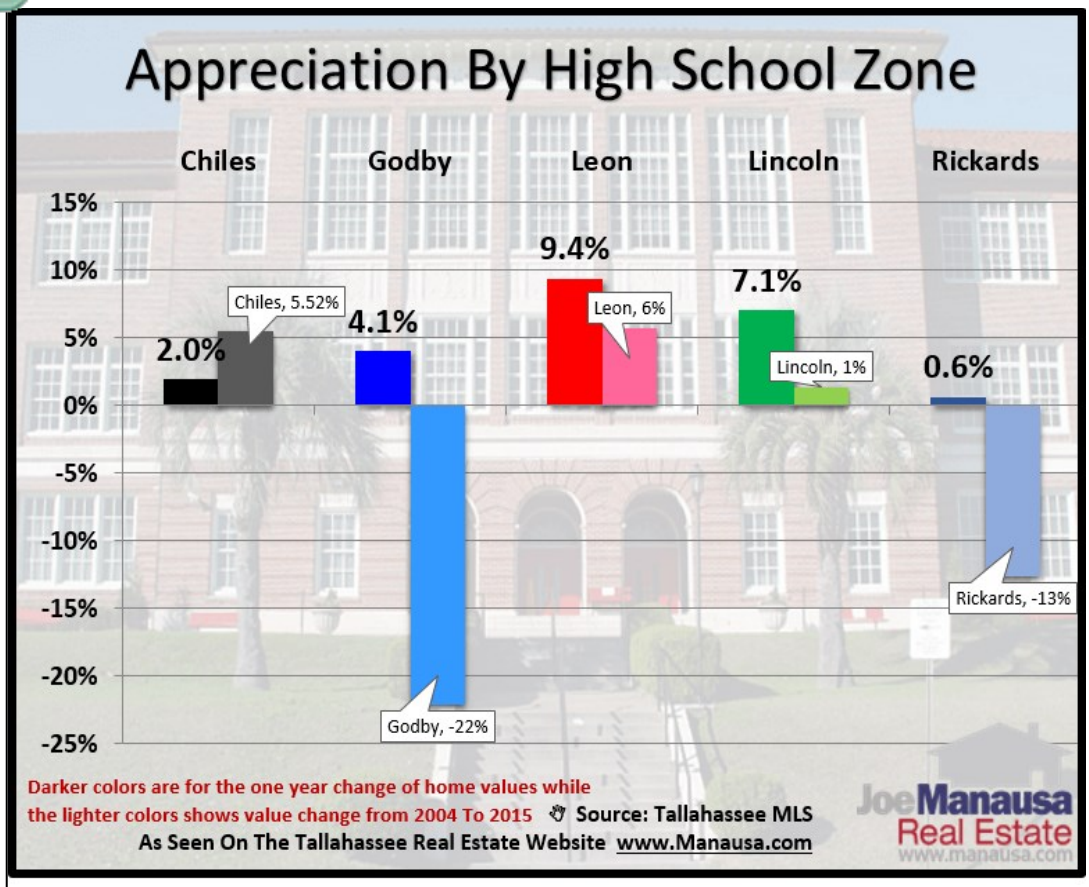
the Weekly Special
Tallahassee Real Estate

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School Zone Impact On Real Estate Values



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There are a lot of factors that help shape the value structure in the Tallahassee real estate market, and school zones are just one of the more important criteria for homebuyers with school-aged children.

The graph above shows real estate appreciation for both the past twelve years, as well as the change since last year for each high school zone.

There are five sets of vertical bars in the graph, one set for each public high school. Most are moving higher which denotes appreciation, while two are moving lower (depreciation).

The left column in each group measures short-term appreciation (value changes since 2014), while the right column denotes long-term appreciation (value change since 2004).

Home values today in the Godby High School zone and the Rickards High School zones are significantly lower than they were in 2004, while Leon, Chiles, and Lincoln have moved higher.

All five schools are showing appreciation over last year, with Leon and Lincoln having the biggest years.

While the results of this quick study cannot be fully attributable to the schools used in the report, it does give an indication of where the long-term performance has been "best and worst" in Tallahassee's housing market.