

Elliman Report

Q1-2021 St. Petersburg, FL Sales

“The market was characterized by record pricing, heavy sales volume, and a sharp decline in listing inventory.”

St. Petersburg Single Family Matrix	Q1-2021	%Δ (QTR)	Q4-2020	%Δ (YR)	Q1-2020
Average Sales Price	\$463,484	6.2%	\$436,575	31.6%	\$352,206
Average Price Per Sq Ft	\$290	6.6%	\$272	28.9%	\$225
Median Sales Price	\$320,000	1.6%	\$315,000	19.6%	\$267,500
Number of Sales (Closed)	1,121	-5.6%	1,188	13.6%	987
Days on Market (From Last List Date)	35	9.4%	32	-30.0%	50
St. Petersburg Condo Matrix	Q1-2021	%Δ (QTR)	Q4-2020	%Δ (YR)	Q1-2020
Average Sales Price	\$444,882	20.4%	\$369,385	6.5%	\$417,695
Average Price Per Sq Ft	\$377	13.9%	\$331	9.9%	\$343
Median Sales Price	\$317,000	21.0%	\$262,000	26.8%	\$250,000
Number of Sales (Closed)	305	10.9%	275	42.5%	214
Days on Market (From Last List Date)	46	-19.3%	57	-19.3%	57
Snell Isle Single Family Matrix	Q1-2021	%Δ (QTR)	Q4-2020	%Δ (YR)	Q1-2020
Average Sales Price	\$1,766,290	17.7%	\$1,500,752	34.4%	\$1,313,969
Average Price Per Sq Ft	\$567	22.7%	\$462	31.6%	\$431
Median Sales Price	\$1,477,500	4.6%	\$1,412,500	60.5%	\$920,750
Number of Sales (Closed)	38	35.7%	28	137.5%	16
Days on Market (From Last List Date)	48	-25.0%	64	-47.3%	91
Historic Old NE Single Family Matrix	Q1-2021	%Δ (QTR)	Q4-2020	%Δ (YR)	Q1-2020
Average Sales Price	\$847,063	-3.4%	\$877,165	23.4%	\$686,581
Average Price Per Sq Ft	\$387	0.5%	\$385	18.7%	\$326
Median Sales Price	\$720,000	-0.7%	\$725,000	4.3%	\$690,000
Number of Sales (Closed)	47	-2.1%	48	51.6%	31
Days on Market (From Last List Date)	51	10.9%	46	-41.4%	87
Downtown Condo Matrix	Q1-2021	%Δ (QTR)	Q4-2020	%Δ (YR)	Q1-2020
Average Sales Price	\$899,423	8.8%	\$826,450	24.6%	\$722,085
Average Price Per Sq Ft	\$600	4.5%	\$574	16.5%	\$515
Median Sales Price	\$740,000	27.8%	\$579,250	32.5%	\$558,500
Number of Sales (Closed)	75	21.0%	62	44.2%	52
Days on Market (From Last List Date)	71	-19.3%	88	24.6%	57

Single family price trend indicators surged to new records as listing inventory fell sharply. Condo sales had significant annual gains for the third straight quarter. Luxury single family price trend indicators surged year over year to new records.