

# Local Market Update for December 2024

A Research Tool Provided by Central Panhandle Association of REALTORS®



## Bay County

### Detached Single Family

Key Metrics	December			Year to Date		
	2023	2024	Percent Change	Thru 12-2023	Thru 12-2024	Percent Change
New Listings	262	225	- 14.1%	4,270	4,306	+ 0.8%
Pending Sales	167	194	+ 16.2%	3,166	2,907	- 8.2%
Closed Sales	243	218	- 10.3%	3,239	2,954	- 8.8%
Days on Market Until Sale	65	79	+ 21.5%	65	72	+ 10.8%
Inventory of Homes for Sale	1,135	1,117	- 1.6%	1,018	1,242	+ 22.0%
Median Sales Price*	\$362,000	\$350,000	- 3.3%	\$360,000	\$360,000	0.0%
Percent of List Price Received*	97.3%	96.1%	- 1.2%	97.4%	97.1%	- 0.3%

### Townhouse/Condo

Key Metrics	December			Year to Date		
	2023	2024	Percent Change	Thru 12-2023	Thru 12-2024	Percent Change
New Listings	207	176	- 15.0%	2,919	2,951	+ 1.1%
Pending Sales	68	65	- 4.4%	1,559	1,255	- 19.5%
Closed Sales	86	97	+ 12.8%	1,555	1,246	- 19.9%
Days on Market Until Sale	83	126	+ 51.8%	68	96	+ 41.2%
Inventory of Homes for Sale	1,094	1,220	+ 11.5%	894	1,354	+ 51.5%
Median Sales Price*	\$388,750	\$360,000	- 7.4%	\$384,900	\$352,250	- 8.5%
Percent of List Price Received*	95.8%	95.7%	- 0.1%	96.5%	95.4%	- 1.1%

### Mobile/Manufactured

Key Metrics	December			Year to Date		
	2023	2024	Percent Change	Thru 12-2023	Thru 12-2024	Percent Change
New Listings	18	11	- 38.9%	315	334	+ 6.0%
Pending Sales	18	12	- 33.3%	238	199	- 16.4%
Closed Sales	18	14	- 22.2%	237	200	- 15.6%
Days on Market Until Sale	53	137	+ 158.5%	58	72	+ 24.1%
Inventory of Homes for Sale	70	85	+ 21.4%	71	97	+ 36.6%
Median Sales Price*	\$168,350	\$207,000	+ 23.0%	\$175,000	\$180,000	+ 2.9%
Percent of List Price Received*	96.3%	92.3%	- 4.2%	95.3%	94.2%	- 1.2%

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

## Historical Median Sales Price by Property Type

Rolling 12-Month Calculation

