

Zephyrhills 33540

ZIP code · FL · Florida · Pasco County · Zephyrhills

BUYER'S MARKET

\$220K

MEDIAN SALE PRICE

-41.3%

1-YR CHANGE

241

SALES (12 MO)

\$323K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 20 / 100



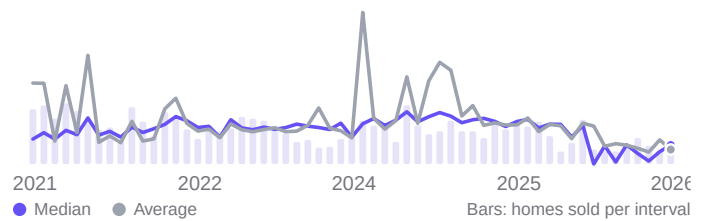
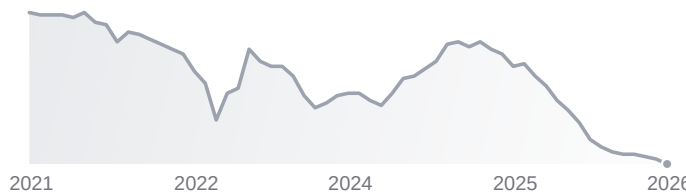
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

20 / 100

Sale prices

Median \$259K · Average \$235K

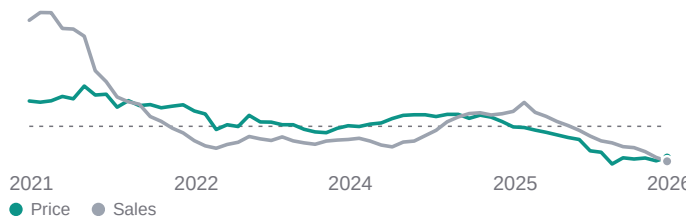


Growth (year over year)

Price -41.3% · Sales -46.2%

Price per square foot

\$154/ft²



Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

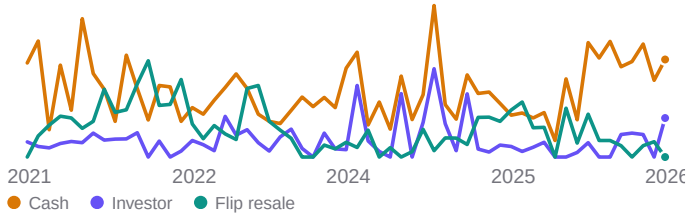
4.5%



BUYERS & OUTCOMES

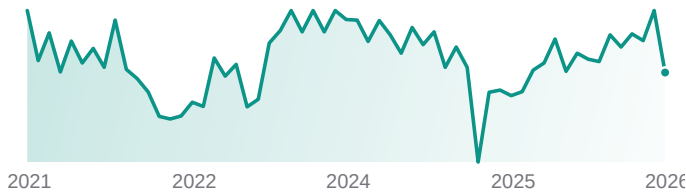
Buyer mix

Cash 45% · Investor 18% · Flip resale 0%



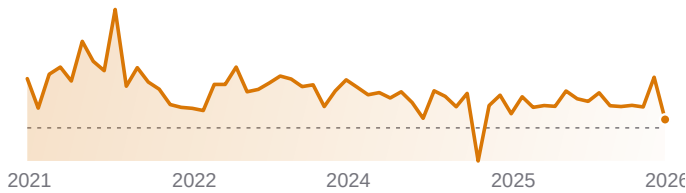
Sellers who sold at a gain

64%

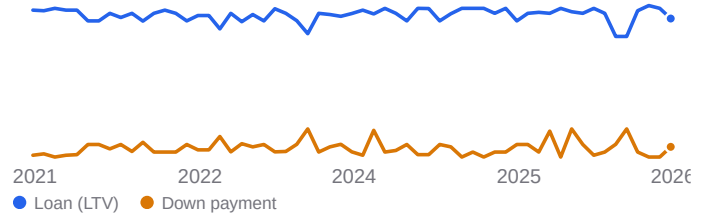


Median annualized return at resale

+2.0%

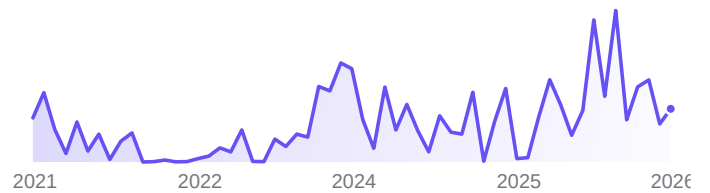


Financing (share of purchase price) Loan (LTV) 92% · Down payment 8.4%



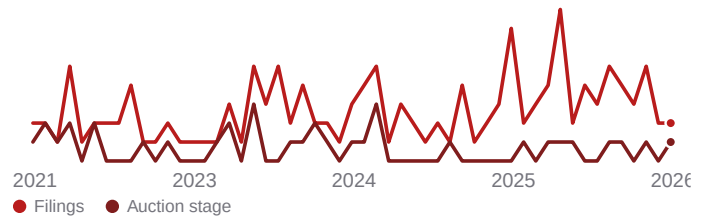
Typical hold before selling

4.7 yrs



Preforeclosure filings

Filings 2 · Auction stage 1



HOUSING STOCK

Homes	5,335
Median value (AVM)	\$323K
Median size	1,512 ft²
Median bedrooms	3
Median year built	1995
Single family	52%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	34%
Underwater (LTV 125% or more)	2.2%
Owner occupied	82%
Company owned	24%
Median loan-to-value	74%
Typical ownership tenure	8.4 yrs

COMMUNITY

Population	12,408
Density	349 / mi²
Median household income	\$52K
Average household income	\$69K
Crime index (US avg 100)	147
Air pollution index (US avg 100)	177
Earthquake index (US avg 100)	21
Homes occupied	81%
Bachelor's or higher	12%
Poverty rate	13.6%
Unemployment	0.8%
Average temp	72°F
Annual precip	53 in
Sunshine	66%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.