

Tampa 33618

ZIP code · FL · Florida > Hillsborough County > Tampa

BALANCED MARKET

\$429K

MEDIAN SALE PRICE

-5.4%

1-YR CHANGE

449

SALES (12 MO)

\$451K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 53 / 100

Buyer's market

Balanced

Seller's market

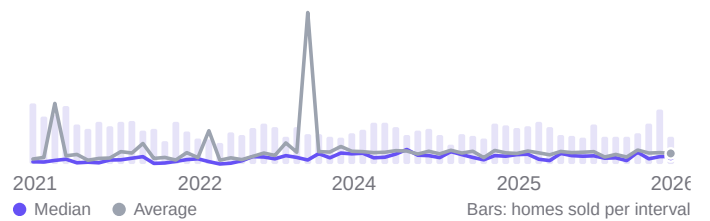
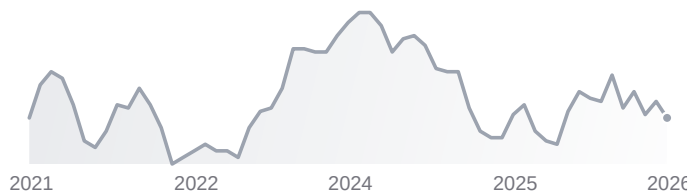
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

53 / 100

Sale prices

Median \$447K · Average \$502K

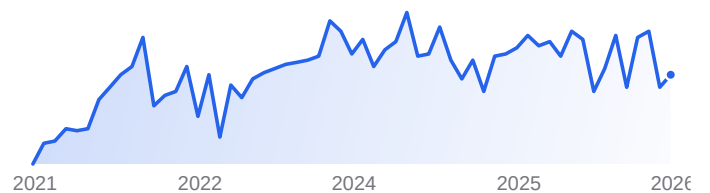
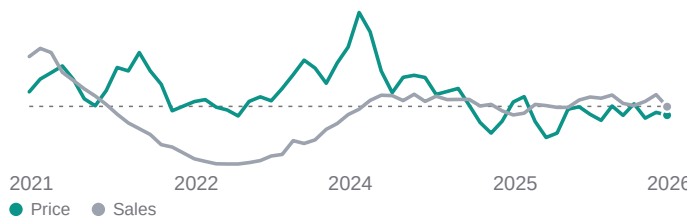


Growth (year over year)

Price -5.4% · Sales -0.2%

Price per square foot

\$236/ft²

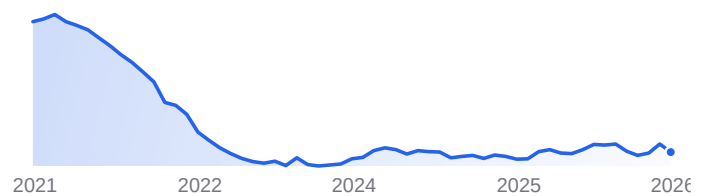


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

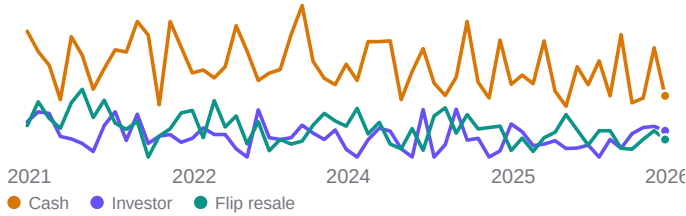
4.9%



BUYERS & OUTCOMES

Buyer mix

Cash 23% · Investor 9.7% · Flip resale 6.5%



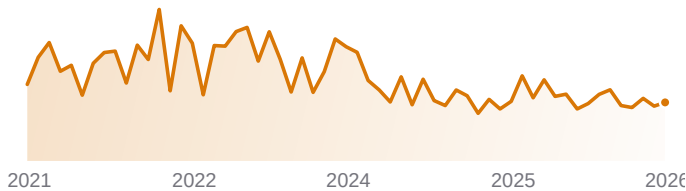
Sellers who sold at a gain

93%

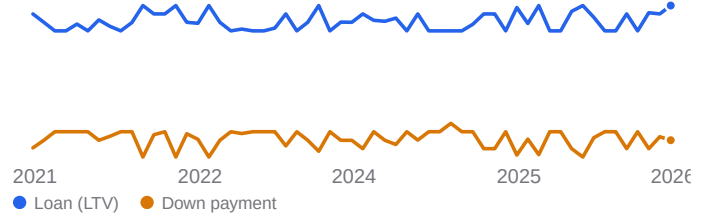


Median annualized return at resale

+5.3%

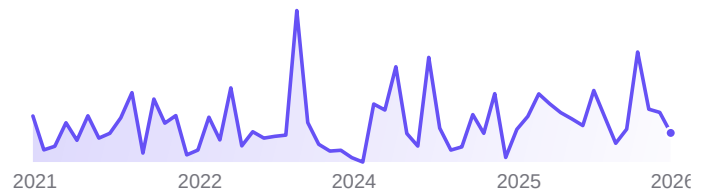


Financing (share of purchase price) Loan (LTV) 95% · Down payment 15%



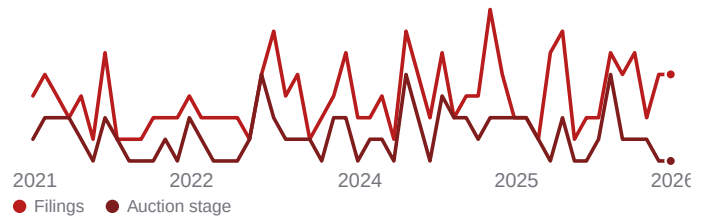
Typical hold before selling

5.5 yrs



Preforeclosure filings

Filings 4 · Auction stage 0



HOUSING STOCK

Homes	9,185
Median value (AVM)	\$451K
Median size	1,857 ft²
Median bedrooms	3
Median year built	1980
Single family	71%
Condos	22%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	60%
Underwater (LTV 125% or more)	1.1%
Owner occupied	86%
Company owned	17%
Median loan-to-value	42%

Typical ownership tenure

10.1 yrs

COMMUNITY

Population	28,855
Density	2,964 / mi ²
Median household income	\$81K
Average household income	\$118K
Crime index (US avg 100)	87
Air pollution index (US avg 100)	133
Earthquake index (US avg 100)	14
Homes occupied	95%
Bachelor's or higher	30%
Poverty rate	5.7%
Unemployment	1.1%
Average temp	72°F
Annual precip	49 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.