

Tarpon Springs 34689

ZIP code · FL · Florida > Pinellas County > Tarpon Springs

BALANCED MARKET

\$365K

MEDIAN SALE PRICE

-8.4%

1-YR CHANGE

580

SALES (12 MO)

\$419K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 55 / 100

Buyer's market

Balanced

Seller's market

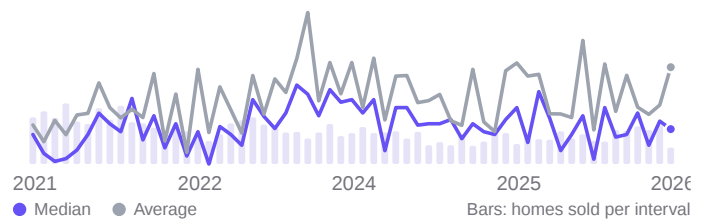
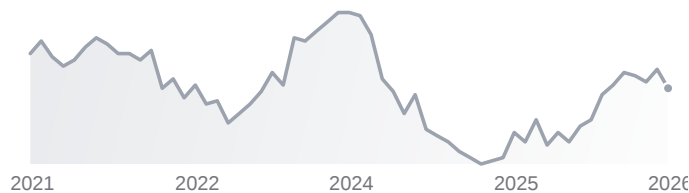
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

55 / 100

Sale prices

Median \$370K · Average \$485K

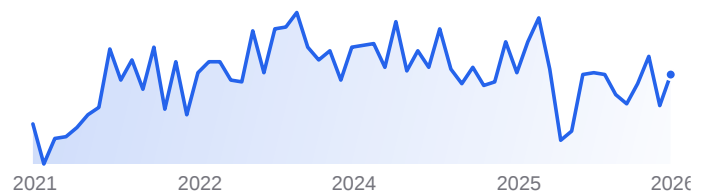
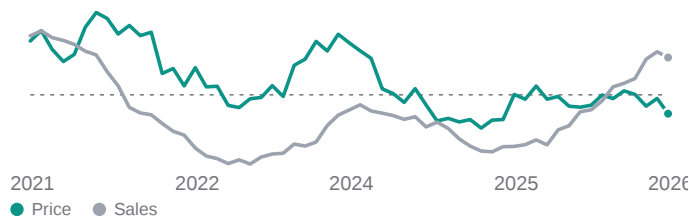


Growth (year over year)

Price -8.4% · Sales +16.7%

Price per square foot

\$241/ft²

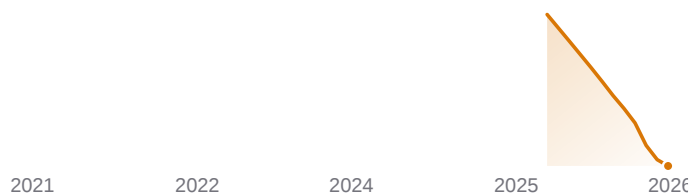


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

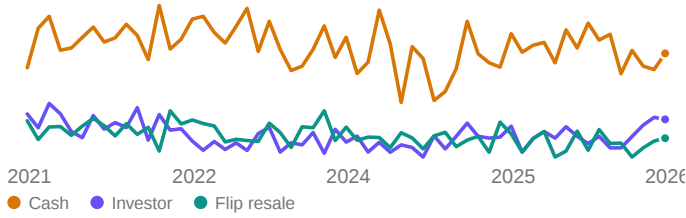
5.0%



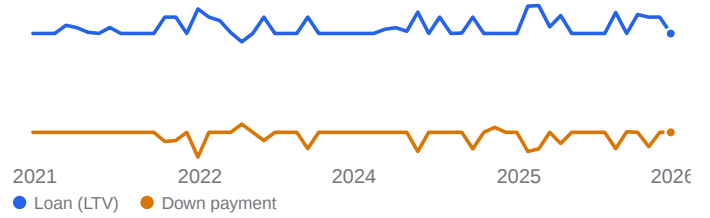
BUYERS & OUTCOMES

Buyer mix

Cash 41% · Investor 15% · Flip resale 7.4%

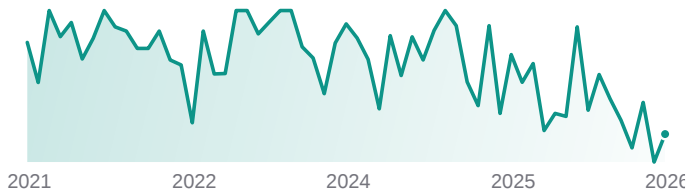


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



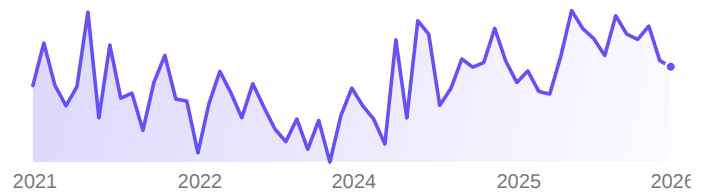
Sellers who sold at a gain

80%



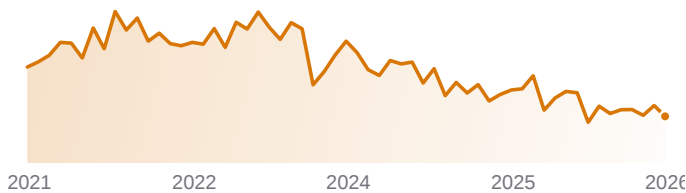
Typical hold before selling

6.3 yrs



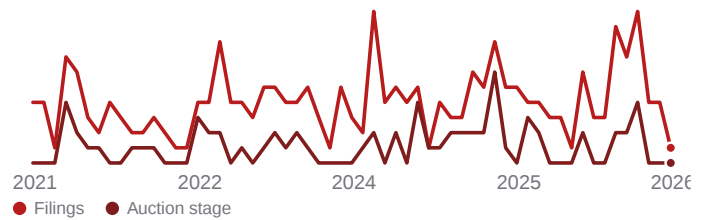
Median annualized return at resale

+4.3%



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	11,565
Median value (AVM)	\$419K
Median size	1,540 ft²
Median bedrooms	9
Median year built	1984
Single family	68%
Condos	12%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	65%
Underwater (LTV 125% or more)	1.1%
Owner occupied	78%
Company owned	15%
Median loan-to-value	36%

Typical ownership tenure

8.6 yrs

COMMUNITY

Population	26,060
Density	1,498 / mi²
Median household income	\$67K
Average household income	\$99K
Crime index (US avg 100)	100
Air pollution index (US avg 100)	69
Earthquake index (US avg 100)	14
Homes occupied	89%
Bachelor's or higher	23%
Poverty rate	10.9%
Unemployment	0.8%
Average temp	72°F
Annual precip	52 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.