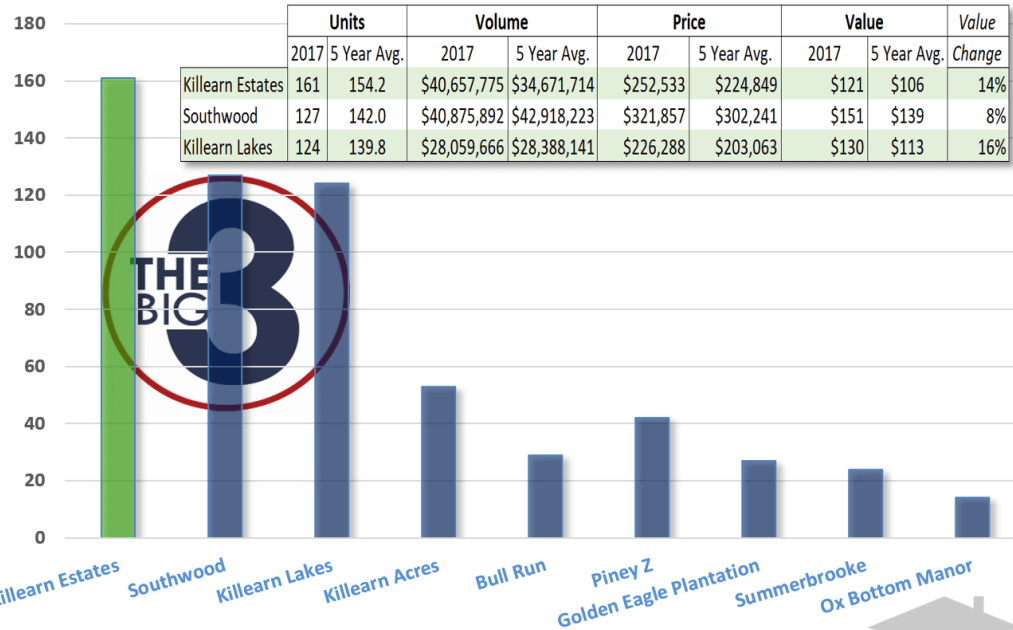


The Big 3 Dominate Tallahassee Housing Market

Top Neighborhoods For Home Sales



Homes Sold Through 9/25/17

Source: Tallahassee MLS, as seen on the Tallahassee Real Estate Website www.manausa.com

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RESOURCES

- [Selling A Home](#)
- [Home Valuation Tool](#)
- [Property Search](#)
- [The Word Is Out!](#)
- [Archives](#)
- [Testimonials](#)



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While we track home sales for the entire Tallahassee real estate market, there are some neighborhoods that truly dominate the market and are worthy of additional study.

The graph above was created by sorting neighborhoods by the average number of home sales over the past five years and then plotting the number of homes sold thus far in 2017.

This gives us a visual on the neighborhoods that are exceeding, meeting, and failing to meet expectations based upon the past five years' performance figures.

The "Big 3" continue to be [Killearn Estates](#), [Southwood](#), and [Killearn Lakes](#), in that order. But here are the big

takeaways from our current view:

1. Killearn Estates has already recorded more home sales in 2017 than they have averaged each year since 2012. This projects Killearn Estates to rise 28% this year, versus 10% and 9% respectively for Southwood and Killearn Lakes.
2. Bull Run has not held its position in the market in 2017; the number of home sales is below the past five years' pace.
3. Homes in Killearn Lakes are appreciating at double the rate of those in Southwood and slightly better than those in Killearn Estates. (See table inside of graph for key statistics of top 3 neighborhoods)