

January 2017
Charlotte County, FL

Sold Summary

	Jan 2017	Jan 2016	% Change
Sold Dollar Volume	\$84,481,261	\$73,868,747	14.37%
Avg Sold Price	\$226,491	\$208,669	8.54%
Median Sold Price	\$183,000	\$169,500	7.96%
Units Sold	373	354	5.37%
Avg Days on Market	63	72	-12.50%
Avg List Price for Solds	\$236,486	\$217,639	8.66%
Avg SP to OLP Ratio	94.2%	94.6%	-0.39%
Ratio of Avg SP to Avg OLP	93.8%	94.4%	-0.64%
Attached Avg Sold Price	\$199,831	\$187,817	6.40%
Detached Avg Sold Price	\$231,806	\$214,225	8.21%
Attached Units Sold	62	70	-11.43%
Detached Units Sold	311	283	9.89%

- Notes:
- SP = Sold Price
 - OLP = Original List Price
 - LP = List Price (at time of sale)
 - Garage/Parking Spaces are not included in Detached/Attached section totals.

Inventory

	Jan 2017	Jan 2016	% Change
Active Listings	2,406	2,195	9.61%
New Listings	872	811	7.52%
New Under Contracts	626	371	68.73%
New Pending	677	586	15.53%
All Pending	810	742	9.16%

Financing (Sold)

Assumption	14
Cash	183
Conventional	119
FHA	31
Other	12
Owner	0
VA	14

Days on Market (Sold)

0	12
1 to 10	97
11 to 20	41
21 to 30	35
31 to 60	61
61 to 90	38
91 to 120	29
121 to 180	30
181 to 360	26
361 to 720	3
721+	1

Sold Detail

	2 or Less BR		3 BR		4 or More BR		All		Active Listings	
Price Ranges	SFH/Villa	Cnd/Coop/TH	SFH/Villa	Cnd/Coop/TH	SFH/Villa	Cnd/Coop/TH	MH/Man/Mod	Total	SFH/Villa	Cnd/Coop/TH
< \$50,000	2	5	2	0	0	0	2	11	1	3
\$50K to \$99,999	14	15	4	0	0	0	14	47	26	77
\$100K to \$124,999	11	2	9	1	0	0	1	24	38	23
\$125K to \$149,999	11	6	20	0	2	0	2	41	93	34
\$150K to \$199,999	19	9	57	4	5	0	1	95	261	68
\$200K to \$249,999	7	2	32	0	5	0	0	46	309	54
\$250K to \$299,999	2	2	25	1	5	0	1	36	294	47
\$300K to \$399,999	2	4	26	4	7	1	0	44	290	72
\$400K to \$499,999	0	3	11	1	0	0	0	15	175	37
\$500K to \$599,999	0	0	2	0	2	0	0	4	102	17
\$600K to \$799,999	1	0	2	0	0	0	0	3	92	16
\$800K to \$999,999	0	1	1	1	1	0	0	4	62	6
\$1,000,000+	0	0	2	0	1	0	0	3	86	9
Total	69	49	193	12	28	1	21	373	1,829	463
Avg Sold Price	\$152,693	\$172,551	\$262,236	\$296,208	\$322,324	\$380,000	\$91,400	\$226,491		
Prev Year - Avg Sold Price	\$0	\$0	\$0	\$0	\$0	\$0	\$88,619	\$208,669		
Avg Sold % Change	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	3.14%	8.54%		
Prev Year - # of Solds	0	0	0	0	0	0	21	354		

Active Detail