

October 2017
Charlotte County, FL

Sold Summary

	Oct 2017	Oct 2016	% Change
Sold Dollar Volume	\$91,353,722	\$97,355,343	-6.16%
Avg Sold Price	\$229,532	\$216,345	6.10%
Median Sold Price	\$195,500	\$189,900	2.95%
Units Sold	398	450	-11.56%
Avg Days on Market	77	81	-4.94%
Avg List Price for Solds	\$238,849	\$224,283	6.49%
Avg SP to OLP Ratio	93.8%	94.2%	-0.45%
Ratio of Avg SP to Avg OLP	93.3%	94.1%	-0.79%
Attached Avg Sold Price	\$175,502	\$187,646	-6.47%
Detached Avg Sold Price	\$239,885	\$221,543	8.28%
Attached Units Sold	64	69	-7.25%
Detached Units Sold	334	381	-12.34%

- 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

	Oct 2017	Oct 2016	% Change
Active Listings	1,905	1,974	-3.50%
New Listings	731	662	10.42%
New Under Contracts	522	376	38.83%
New Pending	582	518	12.36%
All Pending	632	663	-4.68%

Financing (Sold)

Assumption	14
Cash	177
Conventional	136
FHA	31
Other	17
Owner	0
VA	23

Days on Market (Sold)

0	17
1 to 10	108
11 to 20	36
21 to 30	35
31 to 60	48
61 to 90	52
91 to 120	17
121 to 180	40
181 to 360	29
361 to 720	16
721+	0

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	0	0	0	0	0	6	8	0	1
\$50K to \$99,999	10	22	5	0	0	0	2	39	25	34
\$100K to \$124,999	18	4	6	1	0	0	5	34	28	35
\$125K to \$149,999	18	6	11	0	0	0	3	38	75	40
\$150K to \$199,999	25	4	44	5	5	0	3	86	180	48
\$200K to \$249,999	6	6	42	4	14	0	1	73	254	28
\$250K to \$299,999	4	5	25	2	6	0	1	43	225	37
\$300K to \$399,999	4	1	28	2	5	0	0	40	255	48
\$400K to \$499,999	2	0	11	1	4	0	0	18	141	30
\$500K to \$599,999	0	0	9	0	2	0	0	11	79	26
\$600K to \$799,999	0	0	2	0	0	0	0	2	70	10
\$800K to \$999,999	0	0	2	0	1	0	0	3	44	5
\$1,000,000+	0	1	1	0	1	0	0	3	53	8
Total	89	49	186	15	38	0	21	398	1,429	350
Avg Sold Price	\$160,076	\$157,676	\$269,665	\$233,733	\$352,695	\$0	\$110,229	\$229,532		
Prev Year - Avg Sold Price	\$141,452	\$153,288	\$251,668	\$311,333	\$267,266	\$0	\$97,409	\$216,345		
Avg Sold % Change	13.17%	2.86%	7.15%	-24.93%	31.96%	0.00%	13.16%	6.10%		
Prev Year - # of Solds	73	54	234	15	47	0	27	450		

Active Detail

Active Listings	
SFH/Villa	Cnd/Coop/TH
0	1
25	34
28	35
75	40
180	48
254	28
225	37
255	48
141	30
79	26
70	10
44	5
53	8
1,429	350