December 2017

Charlotte County, FL

Sold Summary

	Dec 2017	Dec 2016	% Change		
Sold Dollar Volume	\$114,702,753	\$99,154,396	15.68%		
Avg Sold Price	\$230,327	\$226,898	1.51%		
Median Sold Price	\$200,000	\$180,900	10.56%		
Units Sold	498	437	13.96%		
Avg Days on Market	71	68	4.41%		
Avg List Price for Solds	\$238,278	\$235,469	1.19%		
Avg SP to OLP Ratio	94.8%	94.4%	0.48%		
Ratio of Avg SP to Avg OLP	94.8%	94.3%	0.59%		
Attached Avg Sold Price	\$172,409	\$211,285	-18.40%		
Detached Avg Sold Price	\$238,868	\$230,343	3.70%		
Attached Units Sold	64	79	-18.99%		
Detached Units Sold	434	358	21.23%		

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

	Dec 2017	Dec 2016	% Change		
Active Listings	2,139	2,239	-4.47%		
New Listings	614	594	3.37%		
New Under Contracts	460	446	3.14%		
New Pendings	502	490	2.45%		
All Pendings	561	619	-9.37%		

Financing (Sold)

Assumption	23		
Cash	219		
Conventional	169		
FHA	49		
Other	14		
Owner	1		
VA	23		

Days on Market (Sold)

0	21
1 to 10	135
11 to 20	58
21 to 30	33
31 to 60	80
61 to 90	38
91 to 120	40
121 to 180	37
181 to 360	45
361 to 720	10
721+	1

Active Detail

Sold Detail

							Active Detail				
	2 or	Less BR	:	3 BR	4 or More BR All		All	A		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	1	1	0	0	0	0	1	3	0	2	
\$50K to \$99,999	17	16	7	1	0	0	16	57	11	49	
\$100K to \$124,999	15	7	13	3	0	0	3	41	24	34	
\$125K to \$149,999	21	8	13	1	0	0	2	45	78	42	
\$150K to \$199,999	26	8	58	3	4	0	1	100	214	47	
\$200K to \$249,999	9	3	69	3	13	0	1	98	285	38	
\$250K to \$299,999	8	1	33	1	13	0	0	56	268	41	
\$300K to \$399,999	2	3	35	0	3	0	0	43	283	60	
\$400K to \$499,999	1	1	28	3	4	0	0	37	147	26	
\$500K to \$599,999	0	0	7	0	1	0	0	8	91	32	
\$600K to \$799,999	1	1	0	0	2	0	0	4	74	17	
\$800K to \$999,999	0	0	0	0	2	0	0	2	51	8	
\$1,000,000+	0	0	1	0	3	0	0	4	63	10	
Total	101	49	264	15	45	0	24	498	1,589	406	
Avg Sold Price	\$162,198	\$156,827	\$258,665	\$223,313	\$373,056	\$0	\$92,146	\$230,327			
Prev Year - Avg Sold Price	\$146,419	\$162,843	\$259,666	\$336,795	\$316,512	\$0	\$107,761	\$226,898			
Avg Sold % Change	10.78%	-3.69%	-0.39%	-33.69%	17.86%	0.00%	-14.49%	1.51%			
Prev Year - # of Solds	95	57	207	22	42	0	14	437			