## May 2019

33947, Rotonda West, FL

## Sold Summary

|  | May 2019 | May 2018 | \% Change |
| :--- | :---: | :---: | :---: |
| Sold Dollar Volume | $\$ 12,681,202$ | $\$ 14,518,564$ | $-12.66 \%$ |
| Avg Sold Price | $\$ 264,192$ | $\$ 254,712$ | $3.72 \%$ |
| Median Sold Price | $\$ 260,950$ | $\$ 258,000$ | $1.14 \%$ |
| Units Sold | 48 | 57 | $-15.79 \%$ |
| Avg Days on Market | 81 | 73 | $10.96 \%$ |
| Avg List Price for Solds | $\$ 270,507$ | $\$ 259,861$ | $4.10 \%$ |
| Avg SP to OLP Ratio | $94.8 \%$ | $95.1 \%$ | $-0.27 \%$ |
| Ratio of Avg SP to Avg OLP | $95.0 \%$ | $95.6 \%$ | $-0.65 \%$ |
| Attached Avg Sold Price | $\$ 157,950$ | $\$ 147,552$ | $7.05 \%$ |
| Detached Avg Sold Price | $\$ 268,811$ | $\$ 267,319$ | $0.56 \%$ |
| Attached Units Sold | 2 | 6 | $-66.67 \%$ |
| Detached Units Sold | 46 | 51 | $-9.80 \%$ |

## 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

|  | May 2019 | May 2018 | \% Change |
| :--- | :---: | :---: | :---: |
| Active Listings | 143 | 143 | $0.00 \%$ |
| New Listings | 47 | 39 | $20.51 \%$ |
| New Under Contracts | 49 | 42 | $16.67 \%$ |
| New Pendings | 53 | 44 | $20.45 \%$ |
| All Pendings | 59 | 57 | $3.51 \%$ |

Financing (Sold)

| Assumption | 0 |
| :--- | :---: |
| Cash | 18 |
| Conventional | 23 |
| FHA | 5 |
| Other | 2 |
| Owner | 0 |
| VA | 0 |

Days on Market (Sold)

| 0 | 3 |
| :--- | :---: |
| 1 to 10 | 6 |
| 11 to 20 | 2 |
| 21 to 30 | 3 |
| 31 to 60 | 11 |
| 61 to 90 | 6 |
| 91 to 120 | 6 |
| 121 to 180 | 7 |
| 181 to 360 | 3 |
| 361 to 720 | 1 |
| $721+$ | 0 |

## Sold Detail

Active Detail

| Price Ranges | 2 or Less BR |  | 3 BR |  | 4 or More BR |  | All <br> MH/Man/Mod | Total | Active Listings |  |
| :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: |
|  | SFH/Villa | Cnd/Coop/TH | SFH/Villa | Cnd/Coop/TH | SFH/Villa | Cnd/Coop/TH |  |  | SFH/Villa | Cnd/Coop/TH |
| < \$50,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| \$50K to \$99,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 2 |
| \$100K to \$124,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 2 |
| \$125K to \$149,999 | 0 | 1 | 1 | 0 | 0 | 0 | 0 | 2 | 0 | 9 |
| \$150K to \$199,999 | 3 | 1 | 5 | 0 | 0 | 0 | 0 | 9 | 5 | 6 |
| \$200K to \$249,999 | 0 | 0 | 9 | 0 | 1 | 0 | 0 | 10 | 30 | 2 |
| \$250K to \$299,999 | 0 | 0 | 11 | 0 | 1 | 0 | 0 | 12 | 35 | 0 |
| \$300K to \$399,999 | 0 | 0 | 10 | 0 | 3 | 0 | 0 | 13 | 42 | 0 |
| \$400K to \$499,999 | 0 | 0 | 2 | 0 | 0 | 0 | 0 | 2 | 9 | 0 |
| \$500K to \$599,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| \$600K to \$799,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1 | 0 |
| \$800K to \$999,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| \$1,000,000+ | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Total | 3 | 2 | 38 | 0 | 5 | 0 | 0 | 48 | 122 | 21 |
| Avg Sold Price | \$182,333 | \$157,950 | \$270,368 | \$0 | \$308,860 | \$0 | \$0 | \$264,192 |  |  |
| Prev Year - Avg Sold Price | \$164,900 | \$131,243 | \$271,728 | \$229,100 | \$302,655 | \$0 | \$0 | \$254,712 |  |  |
| Avg Sold \% Change | 10.57\% | 20.35\% | -0.50\% | 0.00\% | 2.05\% | 0.00\% | 0.00\% | 3.72\% |  |  |
| Prev Year - \# of Solds | 5 | 5 | 36 | 1 | 10 | 0 | 0 | 57 |  |  |

