

August 2019

33947, Rotonda West, FL

Sold Summary

	Aug 2019	Aug 2018	% Change
Sold Dollar Volume	\$6,601,850	\$11,386,900	-42.02%
Avg Sold Price	\$235,780	\$242,274	-2.68%
Median Sold Price	\$250,000	\$249,000	0.40%
Units Sold	28	47	-40.43%
Avg Days on Market	84	78	7.69%
Avg List Price for Solds	\$242,638	\$249,088	-2.59%
Avg SP to OLP Ratio	93.2%	94.1%	-0.98%
Ratio of Avg SP to Avg OLP	92.9%	94.2%	-1.40%
Attached Avg Sold Price	\$136,000	\$202,688	-32.90%
Detached Avg Sold Price	\$247,754	\$245,957	0.73%
Attached Units Sold	3	4	-25.00%
Detached Units Sold	25	43	-41.86%

- 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

	Aug 2019	Aug 2018	% Change
Active Listings	101	116	-12.93%
New Listings	44	37	18.92%
New Under Contracts	51	43	18.60%
New Pending	52	44	18.18%
All Pending	62	55	12.73%

Financing (Sold)

Assumption	0
Cash	13
Conventional	12
FHA	0
Other	1
Owner	0
VA	2

Days on Market (Sold)

0	0
1 to 10	3
11 to 20	4
21 to 30	3
31 to 60	4
61 to 90	2
91 to 120	4
121 to 180	6
181 to 360	2
361 to 720	0
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	0	0	0	0	0	0	0	0	0	0
\$50K to \$99,999	0	0	0	0	0	0	0	0	0	1
\$100K to \$124,999	0	1	0	0	0	0	0	1	0	1
\$125K to \$149,999	0	1	0	0	0	0	0	1	0	5
\$150K to \$199,999	3	1	0	0	0	0	0	4	9	3
\$200K to \$249,999	1	0	6	0	1	0	0	8	21	2
\$250K to \$299,999	0	0	10	0	1	0	0	11	17	0
\$300K to \$399,999	0	0	1	0	2	0	0	3	36	0
\$400K to \$499,999	0	0	0	0	0	0	0	0	5	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	4	3	17	0	4	0	0	28	89	12
Avg Sold Price	\$175,750	\$136,000	\$257,865	\$0	\$276,788	\$0	\$0	\$235,780		
Prev Year - Avg Sold Price	\$148,725	\$190,375	\$252,993	\$215,000	\$310,250	\$0	\$0	\$242,274		
Avg Sold % Change	18.17%	-28.56%	1.93%	0.00%	-10.79%	0.00%	0.00%	-2.68%		
Prev Year - # of Solds	4	2	37	2	2	0	0	47		

Active Detail