

February 2020
33947, Rotonda West, FL

Sold Summary

	Feb 2020	Feb 2019	% Change
Sold Dollar Volume	\$10,071,189	\$9,438,000	6.71%
Avg Sold Price	\$251,780	\$255,081	-1.29%
Median Sold Price	\$239,125	\$250,000	-4.35%
Units Sold	40	37	8.11%
Avg Days on Market	70	70	0.00%
Avg List Price for Solds	\$257,298	\$263,246	-2.26%
Avg SP to OLP Ratio	96.1%	94.9%	1.25%
Ratio of Avg SP to Avg OLP	96.0%	95.1%	0.98%
Attached Avg Sold Price	\$123,317	\$155,580	-20.74%
Detached Avg Sold Price	\$274,450	\$270,628	1.41%
Attached Units Sold	6	5	20.00%
Detached Units Sold	34	32	6.25%

- 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

	Feb 2020	Feb 2019	% Change
Active Listings	138	187	-26.20%
New Listings	59	64	-7.81%
New Under Contracts	53	51	3.92%
New Pending	58	53	9.43%
All Pending	75	61	22.95%

Financing (Sold)

Assumption	0
Cash	12
Conventional	24
FHA	0
Other	0
Owner	0
VA	4

Days on Market (Sold)

0	1
1 to 10	9
11 to 20	3
21 to 30	5
31 to 60	9
61 to 90	2
91 to 120	4
121 to 180	3
181 to 360	3
361 to 720	1
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	2	0	0	0	0	0	2	0	0
\$100K to \$124,999	0	2	0	0	0	0	0	2	0	2
\$125K to \$149,999	0	1	1	0	0	0	0	2	0	3
\$150K to \$199,999	1	0	3	0	0	0	0	4	8	5
\$200K to \$249,999	0	0	9	1	2	0	0	12	25	1
\$250K to \$299,999	1	0	3	0	1	0	0	5	37	1
\$300K to \$399,999	0	0	10	0	1	0	0	11	41	0
\$400K to \$499,999	0	0	1	0	1	0	0	2	14	0
\$500K to \$599,999	0	0	0	0	0	0	0	0	1	0
\$600K to \$799,999	0	0	0	0	0	0	0	0	0	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	2	5	27	1	5	0	0	40	126	12
Avg Sold Price	\$220,000	\$104,800	\$271,419	\$215,900	\$312,595	\$0	\$0	\$251,780		
Prev Year - Avg Sold Price	\$182,950	\$124,667	\$276,952	\$201,950	\$262,600	\$0	\$0	\$255,081		
Avg Sold % Change	20.25%	-15.94%	-2.00%	6.91%	19.04%	0.00%	0.00%	-1.29%		
Prev Year - # of Solds	2	3	29	2	1	0	0	37		

Active Detail