

October 2020
33947, Rotonda West, FL

Sold Summary

	Oct 2020	Oct 2019	% Change
Sold Dollar Volume	\$15,909,549	\$14,097,399	12.85%
Avg Sold Price	\$284,099	\$276,420	2.78%
Median Sold Price	\$269,450	\$279,900	-3.73%
Units Sold	56	51	9.80%
Avg Days on Market	52	54	-3.70%
Avg List Price for Solds	\$289,926	\$281,871	2.86%
Avg SP to OLP Ratio	97.0%	96.1%	0.93%
Ratio of Avg SP to Avg OLP	97.2%	96.2%	0.98%
Attached Avg Sold Price	\$142,000	\$176,667	-19.62%
Detached Avg Sold Price	\$292,142	\$282,654	3.36%
Attached Units Sold	3	3	0.00%
Detached Units Sold	53	48	10.42%

- 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 2020	Oct 2019	% Change
Active Listings	45	122	-63.11%
New Listings	52	48	8.33%
New Under Contracts	66	34	94.12%
New Pending	70	37	89.19%
All Pending	105	44	138.64%

Financing (Sold)

Assumption	0
Cash	15
Conventional	34
FHA	3
Other	1
Owner	0
VA	3

Days on Market (Sold)

0	4
1 to 10	22
11 to 20	4
21 to 30	3
31 to 60	13
61 to 90	2
91 to 120	1
121 to 180	2
181 to 360	4
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	0	0	0	0	0	0	0	0	2
\$100K to \$124,999	0	1	0	0	0	0	0	1	0	0
\$125K to \$149,999	0	0	0	0	0	0	0	0	0	1
\$150K to \$199,999	2	2	2	0	0	0	0	6	4	4
\$200K to \$249,999	2	0	13	0	3	0	0	18	5	3
\$250K to \$299,999	0	0	6	0	4	0	0	10	9	0
\$300K to \$399,999	0	0	14	0	1	0	0	15	11	0
\$400K to \$499,999	0	0	4	0	1	0	0	5	4	0
\$500K to \$599,999	0	0	0	0	1	0	0	1	2	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	4	3	39	0	10	0	0	56	35	10
Avg Sold Price	\$196,725	\$142,000	\$296,427	\$0	\$313,600	\$0	\$0	\$284,099		
Prev Year - Avg Sold Price	\$218,333	\$165,750	\$282,831	\$198,500	\$313,667	\$0	\$0	\$276,420		
Avg Sold % Change	-9.90%	-14.33%	4.81%	0.00%	-0.02%	0.00%	0.00%	2.78%		
Prev Year - # of Solds	3	2	39	1	6	0	0	51		

Active Detail

Active Listings	
SFH/Villa	Cnd/Coop/TH
0	0
0	2
0	0
0	1
4	4
5	3
9	0
11	0
4	0
2	0
0	0
0	0
0	0
35	10