March 2017
33948, Port Charlotte, FL

## Sold Summary

|  | Mar 2017 | Mar 2016 | \% Change |
| :--- | :---: | :---: | :---: |
| Sold Dollar Volume | $\$ 8,493,133$ | $\$ 7,833,200$ | $8.42 \%$ |
| Avg Sold Price | $\$ 197,515$ | $\$ 178,027$ | $10.95 \%$ |
| Median Sold Price | $\$ 175,000$ | $\$ 157,500$ | $11.11 \%$ |
| Units Sold | 43 | 44 | $-2.27 \%$ |
| Avg Days on Market | 64 | 80 | $-20.00 \%$ |
| Avg List Price for Solds | $\$ 205,013$ | $\$ 182,435$ | $12.38 \%$ |
| Avg SP to OLP Ratio | $94.8 \%$ | $94.6 \%$ | $0.23 \%$ |
| Ratio of Avg SP to Avg OLP | $94.0 \%$ | $92.4 \%$ | $1.70 \%$ |
| Attached Avg Sold Price | $\$ 112,000$ | $\$ 98,050$ | $14.23 \%$ |
| Detached Avg Sold Price | $\$ 201,686$ | $\$ 186,025$ | $8.42 \%$ |
| Attached Units Sold | 2 | 4 | $-50.00 \%$ |
| Detached Units Sold | 41 | 40 | $2.50 \%$ |

## 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

|  | Mar 2017 | Mar 2016 | \% Change |
| :--- | :---: | :---: | :---: |
| Active Listings | 163 | 141 | $15.60 \%$ |
| New Listings | 67 | 68 | $-1.47 \%$ |
| New Under Contracts | 44 | 37 | $18.92 \%$ |
| New Pendings | 50 | 81 | $-38.27 \%$ |
| All Pendings | 61 | 107 | $-42.99 \%$ |

Financing (Sold)

| Assumption | 1 |
| :--- | :---: |
| Cash | 17 |
| Conventional | 13 |
| FHA | 9 |
| Other | 1 |
| Owner | 0 |
| VA | 2 |

Days on Market (Sold)

| 0 | 0 |
| :--- | :---: |
| 1 to 10 | 11 |
| 11 to 20 | 5 |
| 21 to 30 | 1 |
| 31 to 60 | 10 |
| 61 to 90 | 6 |
| 91 to 120 | 4 |
| 121 to 180 | 2 |
| 181 to 360 | 4 |
| 361 to 720 | 0 |
| $721+$ | 0 |

## 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 | 1 | 1 | 0 | 0 | 0 | 0 | 2 | 1 | 6 |
| \$100K to \$124,999 | 4 | 0 | 0 | 0 | 0 | 0 | 0 | 4 | 8 | 2 |
| \$125K to \$149,999 | 4 | 1 | 3 | 0 | 0 | 0 | 0 | 8 | 13 | 3 |
| \$150K to \$199,999 | 2 | 0 | 9 | 0 | 1 | 0 | 0 | 12 | 46 | 3 |
| \$200K to \$249,999 | 1 | 0 | 8 | 0 | 0 | 0 | 0 | 9 | 24 | 0 |
| \$250K to \$299,999 | 0 | 0 | 4 | 0 | 0 | 0 | 0 | 4 | 17 | 0 |
| \$300K to \$399,999 | 0 | 0 | 3 | 0 | 0 | 0 | 0 | 3 | 25 | 0 |
| \$400K to \$499,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 10 | 0 |
| \$500K to \$599,999 | 0 | 0 | 1 | 0 | 0 | 0 | 0 | 1 | 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 | 1 | 0 |
| \$1,000,000+ | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 3 | 0 |
| Total | 11 | 2 | 29 | 0 | 1 | 0 | 0 | 43 | 149 | 14 |
| Avg Sold Price | \$144,248 | \$112,000 | \$223,876 | \$0 | \$190,000 | \$0 | \$0 | \$197,515 |  |  |
| Prev Year - Avg Sold Price | \$124,736 | \$76,800 | \$190,339 | \$161,800 | \$438,967 | \$0 | \$0 | \$178,027 |  |  |
| Avg Sold \% Change | 15.64\% | 45.83\% | 17.62\% | 0.00\% | -56.72\% | 0.00\% | 0.00\% | 10.95\% |  |  |
| Prev Year - \# of Solds | 14 | 3 | 23 | 1 | 3 | 0 | 0 | 44 |  |  |

