## March 2018

33948, Port Charlotte, FL

## Sold Summary

|  | Mar 2018 | Mar 2017 | \% Change |
| :--- | :---: | :---: | :---: |
| Sold Dollar Volume | $\$ 13,059,063$ | $\$ 8,493,133$ | $53.76 \%$ |
| Avg Sold Price | $\$ 200,909$ | $\$ 197,515$ | $1.72 \%$ |
| Median Sold Price | $\$ 175,000$ | $\$ 175,000$ | $0.00 \%$ |
| Units Sold | 65 | 43 | $51.16 \%$ |
| Avg Days on Market | 53 | 64 | $-17.19 \%$ |
| Avg List Price for Solds | $\$ 207,387$ | $\$ 205,013$ | $1.16 \%$ |
| Avg SP to OLP Ratio | $95.2 \%$ | $94.8 \%$ | $0.41 \%$ |
| Ratio of Avg SP to Avg OLP | $94.5 \%$ | $94.0 \%$ | $0.59 \%$ |
| Attached Avg Sold Price | $\$ 102,258$ | $\$ 112,000$ | $-8.70 \%$ |
| Detached Avg Sold Price | $\$ 210,941$ | $\$ 201,686$ | $4.59 \%$ |
| Attached Units Sold | 6 | 2 | $200.00 \%$ |
| Detached Units Sold | 59 | 41 | $43.90 \%$ |

## 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 2018 | Mar 2017 | \% Change |
| :--- | :---: | :---: | :---: |
| Active Listings | 140 | 163 | $-14.11 \%$ |
| New Listings | 66 | 67 | $-1.49 \%$ |
| New Under Contracts | 67 | 44 | $52.27 \%$ |
| New Pendings | 77 | 50 | $54.00 \%$ |
| All Pendings | 88 | 61 | $44.26 \%$ |

Financing (Sold)

| Assumption | 2 |
| :--- | :---: |
| Cash | 27 |
| Conventional | 19 |
| FHA | 12 |
| Other | 2 |
| Owner | 0 |
| VA | 3 |


| Days on Market (Sold) |
| :--- |
| 0 3 <br> 1 to 10 16 <br> 11 to 20 10 <br> 21 to 30 3 <br> 31 to 60 9 <br> 61 to 90 10 <br> 91 to 120 10 <br> 121 to 180 0 <br> 181 to 360 4 <br> 361 to 720 0 <br> $721+$ 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 | 1 | 3 | 0 | 0 | 0 | 0 | 0 | 4 | 0 | 5 |
| \$100K to \$124,999 | 0 | 0 | 2 | 1 | 0 | 0 | 0 | 3 | 1 | 1 |
| \$125K to \$149,999 | 6 | 2 | 3 | 0 | 0 | 0 | 0 | 11 | 12 | 4 |
| \$150K to \$199,999 | 7 | 0 | 14 | 0 | 1 | 0 | 0 | 22 | 35 | 0 |
| \$200K to \$249,999 | 1 | 0 | 8 | 0 | 2 | 0 | 0 | 11 | 29 | 0 |
| \$250K to \$299,999 | 0 | 0 | 4 | 0 | 0 | 0 | 0 | 4 | 21 | 0 |
| \$300K to \$399,999 | 0 | 0 | 2 | 0 | 3 | 0 | 0 | 5 | 18 | 0 |
| \$400K to \$499,999 | 0 | 0 | 4 | 0 | 1 | 0 | 0 | 5 | 9 | 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 | 3 | 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 | 0 | 0 |
| Total | 15 | 5 | 37 | 1 | 7 | 0 | 0 | 65 | 130 | 10 |
| Avg Sold Price | \$149,413 | \$101,710 | \$220,954 | \$105,000 | \$289,857 | \$0 | \$0 | \$200,909 |  |  |
| Prev Year - Avg Sold Price | \$144,248 | \$112,000 | \$223,876 | \$0 | \$190,000 | \$0 | \$0 | \$197,515 |  |  |
| Avg Sold \% Change | 3.58\% | -9.19\% | -1.31\% | 0.00\% | 52.56\% | 0.00\% | 0.00\% | 1.72\% |  |  |
| Prev Year - \# of Solds | 11 | 2 | 29 | 0 | 1 | 0 | 0 | 43 |  |  |

