

March 2019

33948, Port Charlotte, FL

Sold Summary

	Mar 2019	Mar 2018	% Change
Sold Dollar Volume	\$6,245,049	\$13,059,063	-52.18%
Avg Sold Price	\$195,158	\$200,909	-2.86%
Median Sold Price	\$171,000	\$175,000	-2.29%
Units Sold	32	65	-50.77%
Avg Days on Market	66	53	24.53%
Avg List Price for Solds	\$204,003	\$207,387	-1.63%
Avg SP to OLP Ratio	92.6%	95.2%	-2.72%
Ratio of Avg SP to Avg OLP	92.7%	94.5%	-1.97%
Attached Avg Sold Price	\$78,167	\$102,258	-23.56%
Detached Avg Sold Price	\$207,260	\$210,941	-1.75%
Attached Units Sold	3	6	-50.00%
Detached Units Sold	29	59	-50.85%

- 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 2019	Mar 2018	% Change
Active Listings	182	140	30.00%
New Listings	83	66	25.76%
New Under Contracts	67	67	0.00%
New Pendings	74	77	-3.90%
All Pendings	72	88	-18.18%

Financing (Sold)

Assumption	0
Cash	15
Conventional	10
FHA	4
Other	1
Owner	0
VA	2

Days on Market (Sold)

0	1
1 to 10	7
11 to 20	3
21 to 30	3
31 to 60	6
61 to 90	4
91 to 120	1
121 to 180	4
181 to 360	3
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	2	0	1	0	0	0	3	0	0
\$100K to \$124,999	1	0	0	0	0	0	0	1	2	3
\$125K to \$149,999	4	0	3	0	0	0	0	7	8	3
\$150K to \$199,999	2	0	4	0	2	0	0	8	75	2
\$200K to \$249,999	3	0	3	0	0	0	0	6	26	0
\$250K to \$299,999	0	0	2	0	0	0	0	2	22	0
\$300K to \$399,999	0	0	4	0	0	0	0	4	23	0
\$400K to \$499,999	0	0	1	0	0	0	0	1	13	0
\$500K to \$599,999	0	0	0	0	0	0	0	0	2	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	0	0
\$1,000,000+	0	0	0	0	0	0	0	0	0	0
Total	10	2	17	1	2	0	0	32	174	8
Avg Sold Price	\$164,650	\$74,750	\$236,773	\$85,000	\$169,450	\$0	\$0	\$195,158		
Prev Year - Avg Sold Price	\$149,413	\$101,710	\$220,954	\$105,000	\$289,857	\$0	\$0	\$200,909		
Avg Sold % Change	10.20%	-26.51%	7.16%	-19.05%	-41.54%	0.00%	0.00%	-2.86%		
Prev Year - # of Solds	15	5	37	1	7	0	0	65		

Active Detail