

February 2020

33950, Punta Gorda, FL

Sold Summary

Cold Cultimary						
	Feb 2020	Feb 2019	% Change			
Sold Dollar Volume	\$26,987,090	\$27,234,080	-0.91%			
Avg Sold Price	\$329,111	\$349,155	-5.74%			
Median Sold Price	\$277,500	\$310,000	-10.48%			
Units Sold	82	78	5.13%			
Avg Days on Market	97	84	15.48%			
Avg List Price for Solds	\$345,045	\$360,088	-4.18%			
Avg SP to OLP Ratio	91.7%	94.2%	-2.67%			
Ratio of Avg SP to Avg OLP	92.0%	94.6%	-2.71%			
Attached Avg Sold Price	\$216,011	\$262,305	-17.65%			
Detached Avg Sold Price	\$363,524	\$377,123	-3.61%			
Attached Units Sold	18	19	-5.26%			
Detached Units Sold	63	59	6.78%			

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	345	516	-33.14%	
New Listings	116	149	-22.15%	
New Under Contracts	133	77	72.73%	
New Pendings	146	84	73.81%	
All Pendings	163	112	45.54%	

Financing (Sold)

Assumption	0
Cash	50
Conventional	29
FHA	1
Other	1
Owner	0
VA	1

Days on Market (Sold)

4	
8	
10	
3	
11	
14	
11	
6	
14	
1	
0	

Sold Detail Active Detail

	2 or	Less BR	:	3 BR	4 or More BR		AII		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	1	0	0	0	0	0	0	1	0	0
\$50K to \$99,999	0	0	1	0	0	0	1	2	1	0
\$100K to \$124,999	0	1	1	0	0	0	1	3	1	2
\$125K to \$149,999	0	2	1	0	0	0	0	3	4	2
\$150K to \$199,999	2	8	2	0	1	0	2	16	14	16
\$200K to \$249,999	4	0	3	2	1	0	0	10	29	18
\$250K to \$299,999	1	1	4	1	0	0	1	8	27	17
\$300K to \$399,999	1	1	9	1	1	0	0	13	32	20
\$400K to \$499,999	0	1	7	0	1	0	0	9	45	11
\$500K to \$599,999	0	0	7	0	0	0	0	7	19	3
\$600K to \$799,999	0	0	6	0	4	0	0	10	30	0
\$800K to \$999,999	0	0	0	0	0	0	0	0	20	0
\$1,000,000+	0	0	0	0	0	0	0	0	13	0
Total	9	14	41	4	8	0	5	82	235	89
Avg Sold Price	\$211,652	\$204,282	\$400,723	\$257,063	\$476,250	\$0	\$151,500	\$329,111		
Prev Year - Avg Sold Price	\$243,707	\$221,936	\$461,241	\$317,813	\$505,372	\$0	\$138,350	\$349,155		
Avg Sold % Change	-13.15%	-7.95%	-13.12%	-19.12%	-5.76%	0.00%	9.50%	-5.74%		
Prev Year - # of Solds	10	11	29	8	10	0	10	78		