

August 2018

33952, Port Charlotte, FL

Sold Summary

	Aug 2018	Aug 2017	% Change
Sold Dollar Volume	\$17,019,750	\$12,012,200	41.69%
Avg Sold Price	\$168,512	\$150,153	12.23%
Median Sold Price	\$143,200	\$132,500	8.08%
Units Sold	101	80	26.25%
Avg Days on Market	51	56	-8.93%
Avg List Price for Solds	\$176,303	\$154,980	13.76%
Avg SP to OLP Ratio	93.1%	94.1%	-1.09%
Ratio of Avg SP to Avg OLP	84.3%	94.1%	-10.40%
Attached Avg Sold Price	\$71,280	\$68,238	4.46%
Detached Avg Sold Price	\$179,197	\$159,254	12.52%
Attached Units Sold	10	8	25.00%
Detached Units Sold	91	72	26.39%

- 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

	Aug 2018	Aug 2017	% Change
Active Listings	168	188	-10.64%
New Listings	82	95	-13.68%
New Under Contracts	89	104	-14.42%
New Pendings	98	116	-15.52%
All Pendings	97	122	-20.49%

Financing (Sold)

Assumption	0
Cash	28
Conventional	42
FHA	23
Other	3
Owner	1
VA	4

Days on Market (Sold)

0	3
1 to 10	28
11 to 20	11
21 to 30	8
31 to 60	20
61 to 90	12
91 to 120	9
121 to 180	6
181 to 360	3
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	7	10	2	0	0	0	0	19	4	11
\$100K to \$124,999	11	0	4	0	1	0	0	16	9	0
\$125K to \$149,999	12	0	9	0	0	0	0	21	25	0
\$150K to \$199,999	9	0	18	0	3	0	0	30	49	0
\$200K to \$249,999	1	0	6	0	0	0	0	7	32	0
\$250K to \$299,999	1	0	2	0	0	0	0	3	11	0
\$300K to \$399,999	1	0	1	0	1	0	0	3	11	0
\$400K to \$499,999	0	0	0	0	0	0	0	0	7	0
\$500K to \$599,999	0	0	1	0	0	0	0	1	2	0
\$600K to \$799,999	0	0	0	0	0	0	0	0	2	0
\$800K to \$999,999	0	0	0	0	0	0	0	0	2	0
\$1,000,000+	0	0	0	0	1	0	0	1	3	0
Total	42	10	43	0	6	0	0	101	157	11
Avg Sold Price	\$138,432	\$71,280	\$183,798	\$0	\$431,583	\$0	\$0	\$168,512		
Prev Year - Avg Sold Price	\$112,997	\$68,238	\$160,278	\$0	\$809,000	\$0	\$0	\$150,153		
Avg Sold % Change	22.51%	4.46%	14.67%	0.00%	-46.65%	0.00%	0.00%	12.23%		
Prev Year - # of Solds	29	8	41	0	2	0	0	80		

Active Detail