May 2019 33952, Port Charlotte, FL

Sold Summary

	May 2019	May 2018	% Change	
Sold Dollar Volume	\$18,289,931	\$17,390,475	5.17%	
Avg Sold Price	\$186,632	\$162,528	14.83%	
Median Sold Price	\$149,950	\$155,500	-3.57%	
Units Sold	98	107	-8.41%	
Avg Days on Market	69	45	53.33%	
Avg List Price for Solds	\$196,025	\$167,336	17.14%	
Avg SP to OLP Ratio	92.0%	95.3%	-3.50%	
Ratio of Avg SP to Avg OLP	90.2%	94.8%	-4.82%	
Attached Avg Sold Price	\$72,143	\$74,992	-3.80%	
Detached Avg Sold Price	\$205,713	\$173,585	18.51%	
Attached Units Sold	14	12	16.67%	
Detached Units Sold	84	95	-11.58%	

Notes:

Sold Detail

• 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

	May 2019	May 2018	% Change		
Active Listings	214	193	10.88%		
New Listings	93	82	13.41%		
New Under Contracts	107	112	-4.46%		
New Pendings	117	123	-4.88%		
All Pendings	120	133	-9.77%		

Financing (Sold)

Assumption	0
Cash	44
Conventional	31
FHA	17
Other	1
Owner	0
VA	5

Days on Market (Sold)

bays on market (bok				
0	3			
1 to 10	20			
11 to 20	11			
21 to 30	7			
31 to 60	22			
61 to 90	12			
91 to 120	8			
121 to 180	10			
181 to 360	3			
361 to 720	1			
721+	1			

Active 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	2
\$50K to \$99,999	2	14	2	0	0	0	0	18	2	28
\$100K to \$124,999	7	0	6	0	0	0	0	13	18	1
\$125K to \$149,999	11	0	6	0	1	0	0	18	30	0
\$150K to \$199,999	6	0	18	0	2	0	0	26	54	0
\$200K to \$249,999	1	0	7	0	3	0	0	11	38	0
\$250K to \$299,999	0	0	1	0	0	0	0	1	10	0
\$300K to \$399,999	1	0	4	0	1	0	0	6	18	0
\$400K to \$499,999	0	0	0	0	1	0	0	1	0	0
\$500K to \$599,999	0	0	1	0	0	0	0	1	6	0
\$600K to \$799,999	0	0	0	0	1	0	0	1	1	0
\$800K to \$999,999	0	0	0	0	1	0	0	1	1	0
\$1,000,000+	0	0	1	0	0	0	0	1	5	0
Total	28	14	46	0	10	0	0	98	183	31
Avg Sold Price	\$143,673	\$72,143	\$211,784	\$0	\$351,500	\$0	\$0	\$186,632		
Prev Year - Avg Sold Price	\$127,519	\$74,992	\$198,423	\$0	\$236,114	\$0	\$0	\$162,528		
Avg Sold % Change	12.67%	-3.80%	6.73%	0.00%	48.87%	0.00%	0.00%	14.83%		
Prev Year - # of Solds	37	12	51	0	7	0	0	107		

