

January 2020
33952, Port Charlotte, FL

Sold Summary

	Jan 2020	Jan 2019	% Change
Sold Dollar Volume	\$9,945,601	\$7,440,580	33.67%
Avg Sold Price	\$174,484	\$151,849	14.91%
Median Sold Price	\$150,000	\$131,990	13.64%
Units Sold	57	49	16.33%
Avg Days on Market	48	44	9.09%
Avg List Price for Solds	\$180,979	\$156,532	15.62%
Avg SP to OLP Ratio	95.2%	94.9%	0.30%
Ratio of Avg SP to Avg OLP	94.9%	93.7%	1.25%
Attached Avg Sold Price	\$72,375	\$81,271	-10.95%
Detached Avg Sold Price	\$182,191	\$163,611	11.36%
Attached Units Sold	4	7	-42.86%
Detached Units Sold	53	42	26.19%

- 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

	Jan 2020	Jan 2019	% Change
Active Listings	222	247	-10.12%
New Listings	107	118	-9.32%
New Under Contracts	85	90	-5.56%
New Pending	96	105	-8.57%
All Pending	89	101	-11.88%

Financing (Sold)

Assumption	0
Cash	22
Conventional	23
FHA	9
Other	2
Owner	0
VA	1

Days on Market (Sold)

0	3
1 to 10	15
11 to 20	11
21 to 30	5
31 to 60	9
61 to 90	5
91 to 120	3
121 to 180	3
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	1	0
\$50K to \$99,999	5	4	2	0	0	0	0	11	7	17
\$100K to \$124,999	4	0	2	0	0	0	0	6	14	6
\$125K to \$149,999	7	0	4	0	0	0	0	11	33	1
\$150K to \$199,999	5	0	11	0	0	0	0	16	59	0
\$200K to \$249,999	1	0	6	0	0	0	0	7	35	0
\$250K to \$299,999	0	0	0	0	0	0	0	0	17	0
\$300K to \$399,999	0	0	4	0	0	0	0	4	16	0
\$400K to \$499,999	0	0	0	0	0	0	0	0	4	0
\$500K to \$599,999	0	0	2	0	0	0	0	2	1	0
\$600K to \$799,999	0	0	0	0	0	0	0	0	4	0
\$800K to \$999,999	0	0	0	0	0	0	0	0	3	0
\$1,000,000+	0	0	0	0	0	0	0	0	4	0
Total	22	4	31	0	0	0	0	57	198	24
Avg Sold Price	\$132,664	\$72,375	\$217,339	\$0	\$0	\$0	\$0	\$174,484		
Prev Year - Avg Sold Price	\$135,108	\$81,271	\$169,952	\$0	\$437,500	\$0	\$0	\$151,849		
Avg Sold % Change	-1.81%	-10.95%	27.88%	0.00%	0.00%	0.00%	0.00%	14.91%		
Prev Year - # of Solds	23	7	17	0	2	0	0	49		

Active Detail