

May 2020

33952, Port Charlotte, FL

Sold Summary

	May 2020	May 2019	% Change
Sold Dollar Volume	\$9,202,264	\$18,289,931	-49.69%
Avg Sold Price	\$158,660	\$186,632	-14.99%
Median Sold Price	\$153,750	\$149,950	2.53%
Units Sold	58	98	-40.82%
Avg Days on Market	52	69	-24.64%
Avg List Price for Solds	\$163,212	\$196,025	-16.74%
Avg SP to OLP Ratio	94.6%	92.0%	2.86%
Ratio of Avg SP to Avg OLP	94.9%	90.2%	5.19%
Attached Avg Sold Price	\$79,000	\$72,143	9.50%
Detached Avg Sold Price	\$167,851	\$205,713	-18.41%
Attached Units Sold	6	14	-57.14%
Detached Units Sold	52	84	-38.10%

- 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

	May 2020	May 2019	% Change
Active Listings	194	214	-9.35%
New Listings	70	93	-24.73%
New Under Contracts	89	107	-16.82%
New Pending	101	117	-13.68%
All Pending	123	120	2.50%

Financing (Sold)

Assumption	0
Cash	18
Conventional	20
FHA	13
Other	2
Owner	0
VA	5

Days on Market (Sold)

0	0
1 to 10	11
11 to 20	13
21 to 30	6
31 to 60	11
61 to 90	8
91 to 120	1
121 to 180	5
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	4	5	0	0	0	0	0	9	3	26
\$100K to \$124,999	5	1	1	0	0	0	0	7	9	4
\$125K to \$149,999	5	0	5	0	0	0	0	10	26	1
\$150K to \$199,999	7	0	14	0	2	0	0	23	47	0
\$200K to \$249,999	1	0	4	0	0	0	0	5	34	0
\$250K to \$299,999	1	0	2	0	0	0	0	3	15	0
\$300K to \$399,999	0	0	0	0	0	0	0	0	13	0
\$400K to \$499,999	0	0	0	0	0	0	0	0	6	0
\$500K to \$599,999	0	0	0	0	1	0	0	1	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	1	0
\$1,000,000+	0	0	0	0	0	0	0	0	4	0
Total	23	6	26	0	3	0	0	58	163	31
Avg Sold Price	\$140,148	\$79,000	\$178,649	\$0	\$286,663	\$0	\$0	\$158,660		
Prev Year - Avg Sold Price	\$143,673	\$72,143	\$211,784	\$0	\$351,500	\$0	\$0	\$186,632		
Avg Sold % Change	-2.45%	9.50%	-15.65%	0.00%	-18.45%	0.00%	0.00%	-14.99%		
Prev Year - # of Solds	28	14	46	0	10	0	0	98		

Active Detail