

July 2020

33952, Port Charlotte, FL

Sold Summary

	Jul 2020	Jul 2019	% Change		
Sold Dollar Volume	\$18,832,791	\$12,616,850	49.27%		
Avg Sold Price	\$186,463	\$157,711	18.23%		
Median Sold Price	\$165,000	\$143,500	14.98%		
Units Sold	101	80	26.25%		
Avg Days on Market	65	52	25.00%		
Avg List Price for Solds	\$192,323	\$164,060	17.23%		
Avg SP to OLP Ratio	94.8%	94.1%	0.82%		
Ratio of Avg SP to Avg OLP	94.5%	93.9%	0.58%		
Attached Avg Sold Price	\$81,215	\$71,495	13.60%		
Detached Avg Sold Price	\$202,011	\$171,455	17.82%		
Attached Units Sold	13	11	18.18%		
Detached Units Sold	88	69	27.54%		

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

	Jul 2020	Jul 2019	% Change	
Active Listings	136	173	-21.39%	
New Listings	85	82	3.66%	
New Under Contracts	115	88	30.68%	
New Pendings	128	100	28.00%	
All Pendings	149	115	29.57%	

Financing (Sold)

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Assumption	0	
Cash	29	
Conventional	34	
FHA	26	
Other	3	
Owner	0	
VA	9	

Days on Market (Sold)

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0	1
1 to 10	32
11 to 20	12
21 to 30	7
31 to 60	14
61 to 90	8
91 to 120	7
121 to 180	11
181 to 360	8
361 to 720	1
721+	0

Sold Detail Active Detail

2 or	Less BR	:	3 BR	4 or	More BR	All		Activ	e Listings
SFH/Villa	Cnd/Coop/TH	SFH/Villa	Cnd/Coop/TH	SFH/Villa	Cnd/Coop/TH	MH/Man/Mod	Total	SFH/Villa	Cnd/Coop/TH
0	0	0	0	0	0	0	0	0	0
2	11	0	0	0	0	0	13	3	18
5	2	1	0	1	0	0	9	4	4
10	0	4	0	0	0	0	14	13	3
8	0	22	0	1	0	0	31	26	0
2	0	13	0	3	0	0	18	25	0
0	0	6	0	2	0	0	8	13	0
0	0	4	0	0	0	0	4	9	0
0	0	2	0	0	0	0	2	8	0
0	0	1	0	0	0	0	1	0	0
0	0	0	0	0	0	0	0	2	0
0	0	0	0	1	0	0	1	2	0
0	0	0	0	0	0	0	0	6	0
27	13	53	0	8	0	0	101	111	25
\$146,005	\$81,215	\$215,945	\$0	\$298,722	\$0	\$0	\$186,463		
\$126,549	\$71,495	\$216,461	\$0	\$258,000	\$0	\$0	\$157,711		
15.37%	13.60%	-0.24%	0.00%	15.78%	0.00%	0.00%	18.23%		
	SFH/Villa 0 2 5 10 8 2 0 0 0 0 0 27 \$146,005	0 0 0 0 0 2 111 5 2 100 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0	SFH/Villa Cnd/Coop/TH SFH/Villa 0 0 0 2 11 0 5 2 1 10 0 4 8 0 22 2 0 13 0 0 6 0 0 4 0 0 2 0 0 1 0 0 0 0 0 0 0 0 0 0 0 0 27 13 53 \$146,005 \$81,215 \$215,945 \$126,549 \$71,495 \$216,461	SFH/Villa Cnd/Coop/TH SFH/Villa Cnd/Coop/TH 0 0 0 0 2 11 0 0 5 2 1 0 10 0 4 0 8 0 22 0 2 0 13 0 0 0 6 0 0 0 4 0 0 0 2 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 27 13 53 0 \$146,005 \$81,215 \$215,945 \$0 \$126,549 \$71,495 \$216,461 \$0	SFH/Villa Cnd/Coop/TH SFH/Villa Cnd/Coop/TH SFH/Villa 0 0 0 0 0 2 11 0 0 0 5 2 1 0 1 10 0 4 0 0 8 0 22 0 1 2 0 13 0 3 0 0 6 0 2 0 0 4 0 0 0 0 4 0 0 0 0 2 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 27 13 <	SFH/Villa Cnd/Coop/TH SFH/Villa Cnd/Coop/TH SFH/Villa Cnd/Coop/TH 0 0 0 0 0 0 0 2 11 0 0 0 0 0 5 2 1 0 1 0 0 0 10 0 4 0	SFH/Villa Cnd/Coop/TH SFH/Villa Cnd/Coop/TH SFH/Villa Cnd/Coop/TH MH/Man/Mod 0 0 0 0 0 0 0 2 11 0 0 0 0 0 5 2 1 0 1 0 0 10 0 4 0 0 0 0 8 0 22 0 1 0 0 2 0 13 0 3 0 0 0 0 6 0 2 0 0 0 0 4 0 0 0 0 0 0 4 0 0 0 0 0 0 2 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0	SFH/Villa Cnd/Coop/TH SFH/Villa Cnd/Coop/TH SFH/Villa Cnd/Coop/TH MH/Man/Mod Total 0 9 1 0 0 0 0 9 1 0 0 0 0 14 0 0 0 0 0 1 1 0 0 0 0 18 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 <	SFH/VIIIa Cnd/Coop/TH SFH/VIIIa Cnd/Coop/TH SFH/VIIIa Cnd/Coop/TH MH/Man/Mod Total SFH/VIIIa 0

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Prev Year - # of Solds

