## May 2017

33953, Port Charlotte, FL

## Sold Summary

|  | May 2017 | May 2016 | \% Change |
| :--- | :---: | :---: | :---: |
| Sold Dollar Volume | $\$ 8,181,700$ | $\$ 6,868,750$ | $19.11 \%$ |
| Avg Sold Price | $\$ 255,678$ | $\$ 228,958$ | $11.67 \%$ |
| Median Sold Price | $\$ 226,250$ | $\$ 231,525$ | $-2.28 \%$ |
| Units Sold | 32 | 30 | $6.67 \%$ |
| Avg Days on Market | 84 | 115 | $-26.96 \%$ |
| Avg List Price for Solds | $\$ 266,704$ | $\$ 235,512$ | $13.24 \%$ |
| Avg SP to OLP Ratio | $95.1 \%$ | $92.9 \%$ | $2.38 \%$ |
| Ratio of Avg SP to Avg OLP | $94.4 \%$ | $96.2 \%$ | $-1.81 \%$ |
| Attached Avg Sold Price | $\$ 173,583$ | $\$ 157,143$ | $10.46 \%$ |
| Detached Avg Sold Price | $\$ 274,623$ | $\$ 250,815$ | $9.49 \%$ |
| Attached Units Sold | 6 | 7 | $-14.29 \%$ |
| Detached Units Sold | 26 | 23 | $13.04 \%$ |

## 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 2017 | May 2016 | \% Change |
| :--- | :---: | :---: | :---: |
| Active Listings | 108 | 79 | $36.71 \%$ |
| New Listings | 18 | 25 | $-28.00 \%$ |
| New Under Contracts | 24 | 19 | $26.32 \%$ |
| New Pendings | 25 | 30 | $-16.67 \%$ |
| All Pendings | 45 | 43 | $4.65 \%$ |

Financing (Sold)

| Assumption | 0 |
| :--- | :---: |
| Cash | 15 |
| Conventional | 11 |
| FHA | 4 |
| Other | 1 |
| Owner | 0 |
| VA | 1 |

Days on Market (Sold)

| 0 | 1 |
| :--- | :--- |
| 1 to 10 | 7 |
| 11 to 20 | 4 |
| 21 to 30 | 3 |
| 31 to 60 | 6 |
| 61 to 90 | 1 |
| 91 to 120 | 2 |
| 121 to 180 | 4 |
| 181 to 360 | 3 |
| 361 to 720 | 1 |
| $721+$ | 0 |

## Sold Detail

| Price Ranges | 2 or Less BR |  | 3 BR |  | 4 or More BR |  | All <br> MH/Man/Mod | Total | Active Listings |  |
| :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: |
|  | SFH/Villa | Cnd/Coop/TH | SFH/Villa | Cnd/Coop/TH | SFH/Villa | Cnd/Coop/TH |  |  | SFH/Villa | Cnd/Coop/TH |
| < \$50,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| \$50K to \$99,999 | 0 | 1 | 1 | 0 | 0 | 0 | 2 | 4 | 0 | 0 |
| \$100K to \$124,999 | 0 | 1 | 0 | 0 | 0 | 0 | 0 | 1 | 0 | 2 |
| \$125K to \$149,999 | 0 | 0 | 1 | 0 | 0 | 0 | 0 | 1 | 2 | 1 |
| \$150K to \$199,999 | 0 | 2 | 6 | 0 | 1 | 0 | 0 | 9 | 6 | 5 |
| \$200K to \$249,999 | 0 | 0 | 4 | 1 | 1 | 0 | 0 | 6 | 15 | 6 |
| \$250K to \$299,999 | 1 | 0 | 3 | 1 | 1 | 0 | 0 | 6 | 26 | 5 |
| \$300K to \$399,999 | 0 | 0 | 1 | 0 | 1 | 0 | 0 | 2 | 17 | 2 |
| \$400K to \$499,999 | 0 | 0 | 1 | 0 | 0 | 0 | 0 | 1 | 5 | 0 |
| \$500K to \$599,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1 | 1 |
| \$600K to \$799,999 | 0 | 0 | 1 | 0 | 0 | 0 | 0 | 1 | 5 | 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 | 2 | 0 |
| Total | 1 | 4 | 18 | 2 | 5 | 0 | 2 | 32 | 81 | 22 |
| Avg Sold Price | \$255,000 | \$136,000 | \$245,667 | \$248,750 | \$465,040 | \$0 | \$69,000 | \$255,678 |  |  |
| Prev Year - Avg Sold Price | \$212,833 | \$126,875 | \$242,578 | \$197,500 | \$497,500 | \$0 | \$127,000 | \$228,958 |  |  |
| Avg Sold \% Change | 19.81\% | 7.19\% | 1.27\% | 25.95\% | -6.52\% | 0.00\% | -45.67\% | 11.67\% |  |  |
| Prev Year - \# of Solds | 3 | 4 | 16 | 3 | 2 | 0 | 2 | 30 |  |  |

