## May 2018

33953, Port Charlotte, FL

## Sold Summary

|  | May 2018 | May 2017 | \% Change |
| :--- | :---: | :---: | :---: |
| Sold Dollar Volume | $\$ 5,495,480$ | $\$ 8,181,700$ | $-32.83 \%$ |
| Avg Sold Price | $\$ 249,795$ | $\$ 255,678$ | $-2.30 \%$ |
| Median Sold Price | $\$ 250,225$ | $\$ 226,250$ | $10.60 \%$ |
| Units Sold | 22 | 32 | $-31.25 \%$ |
| Avg Days on Market | 82 | 84 | $-2.38 \%$ |
| Avg List Price for Solds | $\$ 263,298$ | $\$ 266,704$ | $-1.28 \%$ |
| Avg SP to OLP Ratio | $91.6 \%$ | $95.1 \%$ | $-3.76 \%$ |
| Ratio of Avg SP to Avg OLP | $90.8 \%$ | $94.4 \%$ | $-3.83 \%$ |
| Attached Avg Sold Price | $\$ 151,725$ | $\$ 173,583$ | $-12.59 \%$ |
| Detached Avg Sold Price | $\$ 271,588$ | $\$ 274,623$ | $-1.11 \%$ |
| Attached Units Sold | 4 | 6 | $-33.33 \%$ |
| Detached Units Sold | 18 | 26 | $-30.77 \%$ |

## 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 2018 | May 2017 | \% Change |
| :--- | :---: | :---: | :---: |
| Active Listings | 138 | 108 | $27.78 \%$ |
| New Listings | 26 | 18 | $44.44 \%$ |
| New Under Contracts | 26 | 24 | $8.33 \%$ |
| New Pendings | 27 | 25 | $8.00 \%$ |
| All Pendings | 40 | 45 | $-11.11 \%$ |

Financing (Sold)

| Assumption | 0 |
| :--- | :---: |
| Cash | 15 |
| Conventional | 3 |
| FHA | 2 |
| Other | 0 |
| Owner | 1 |
| VA | 1 |

Days on Market (Sold)

| 0 | 0 |
| :--- | :--- |
| 1 to 10 | 1 |
| 11 to 20 | 7 |
| 21 to 30 | 3 |
| 31 to 60 | 4 |
| 61 to 90 | 3 |
| 91 to 120 | 1 |
| 121 to 180 | 1 |
| 181 to 360 | 1 |
| 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 | 0 | 0 | 0 | 0 | 0 | 1 | 1 | 0 | 4 |
| \$100K to \$124,999 | 0 | 1 | 1 | 0 | 0 | 0 | 0 | 2 | 0 | 2 |
| \$125K to \$149,999 | 1 | 1 | 0 | 0 | 0 | 0 | 0 | 2 | 0 | 2 |
| \$150K to \$199,999 | 0 | 1 | 0 | 1 | 1 | 0 | 0 | 3 | 5 | 2 |
| \$200K to \$249,999 | 1 | 0 | 0 | 0 | 2 | 0 | 0 | 3 | 19 | 5 |
| \$250K to \$299,999 | 1 | 0 | 2 | 0 | 0 | 0 | 0 | 3 | 28 | 5 |
| \$300K to \$399,999 | 0 | 0 | 6 | 0 | 1 | 0 | 0 | 7 | 25 | 3 |
| \$400K to \$499,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 12 | 5 |
| \$500K to \$599,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 6 | 0 |
| \$600K to \$799,999 | 0 | 0 | 1 | 0 | 0 | 0 | 0 | 1 | 6 | 1 |
| \$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 | 1 | 0 |
| Total | 3 | 3 | 10 | 1 | 4 | 0 | 1 | 22 | 105 | 29 |
| Avg Sold Price | \$210,167 | \$138,300 | \$321,400 | \$192,000 | \$244,770 | \$0 | \$65,000 | \$249,795 |  |  |
| Prev Year - Avg Sold Price | \$255,000 | \$136,000 | \$245,667 | \$248,750 | \$465,040 | \$0 | \$69,000 | \$255,678 |  |  |
| Avg Sold \% Change | -17.58\% | 1.69\% | 30.83\% | -22.81\% | -47.37\% | 0.00\% | -5.80\% | -2.30\% |  |  |
| Prev Year - \# of Solds | 1 | 4 | 18 | 2 | 5 | 0 | 2 | 32 |  |  |

