

March 2019

33953, Port Charlotte, FL

Sold Summary

Join Juliniary				
	Mar 2019	Mar 2018	% Change	
Sold Dollar Volume	\$6,204,500	\$8,455,020	-26.62%	
Avg Sold Price	\$258,521	\$291,552	-11.33%	
Median Sold Price	\$260,750	\$255,000	2.25%	
Units Sold	24	29	-17.24%	
Avg Days on Market	70	94	-25.53%	
Avg List Price for Solds	\$267,292	\$301,739	-11.42%	
Avg SP to OLP Ratio	94.9%	95.1%	-0.23%	
Ratio of Avg SP to Avg OLP	95.1%	94.2%	0.96%	
Attached Avg Sold Price	\$131,920	\$207,900	-36.55%	
Detached Avg Sold Price	\$291,837	\$308,980	-5.55%	
Attached Units Sold	5	5	0.00%	
Detached Units Sold	19	24	-20.83%	

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

	Mar 2019	Mar 2018	% Change	
Active Listings	153	138	10.87%	
New Listings	34	39	-12.82%	
New Under Contracts	41	29	41.38%	
New Pendings	42	32	31.25%	
All Pendings	52	36	44.44%	

Financing (Sold)

Assumption	0
Cash	16
Conventional	7
FHA	0
Other	0
Owner	1
VA	0

Days on Market (Sold)

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)	0
I to 10	7
I1 to 20	0
21 to 30	2
31 to 60	4
61 to 90	3
91 to 120	5
121 to 180	1
181 to 360	2
361 to 720	0
721+	0

Sold Detail Active 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	0	0	0	0	0	0	0	0	1	4
\$100K to \$124,999	0	3	0	0	0	0	0	3	0	0
\$125K to \$149,999	0	1	0	0	0	0	0	1	1	1
\$150K to \$199,999	0	0	0	0	0	0	0	0	7	3
\$200K to \$249,999	3	1	3	0	0	0	0	7	19	8
\$250K to \$299,999	2	0	4	0	1	0	0	7	36	3
\$300K to \$399,999	2	0	3	0	0	0	0	5	30	3
\$400K to \$499,999	0	0	0	0	1	0	0	1	6	5
\$500K to \$599,999	0	0	0	0	0	0	0	0	6	0
\$600K to \$799,999	0	0	0	0	0	0	0	0	5	1
\$800K to \$999,999	0	0	0	0	0	0	0	0	4	0
\$1,000,000+	0	0	0	0	0	0	0	0	3	0
Total	7	5	10	0	2	0	0	24	118	28
Avg Sold Price	\$273,214	\$131,920	\$294,740	\$0	\$342,500	\$0	\$0	\$258,521		
Prev Year - Avg Sold Price	\$314,633	\$191,875	\$267,711	\$272,000	\$550,940	\$0	\$0	\$291,552		
Avg Sold % Change	-13.16%	-31.25%	10.10%	0.00%	-37.83%	0.00%	0.00%	-11.33%		
Prev Year - # of Solds	3	4	18	1	3	0	0	29		