

# May 2020

33953, Port Charlotte, FL

#### **Sold Summary**

	May 2020 May 2019		% Change	
Sold Dollar Volume	\$2,644,130	\$9,140,250	-71.07%	
Avg Sold Price	\$264,413	\$261,150	1.25%	
Median Sold Price	\$254,115	\$235,000	8.13%	
Units Sold	10	35	-71.43%	
Avg Days on Market	80	99	-19.19%	
Avg List Price for Solds	\$274,273	\$269,374	1.82%	
Avg SP to OLP Ratio	93.0%	93.3%	-0.32%	
Ratio of Avg SP to Avg OLP	93.1%	92.9%	0.27%	
Attached Avg Sold Price	\$236,667	\$160,000	47.92%	
Detached Avg Sold Price	\$276,304	\$270,633	2.10%	
Attached Units Sold	3	3	0.00%	
Detached Units Sold	7	32	-78.13%	

### 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	98	131	-25.19%				
New Listings	27	20	35.00%				
New Under Contracts	27	28	-3.57%				
New Pendings	29	28	3.57%				
All Pendings	40	32	25.00%				

# Financing (Sold)

Assumption				
Cash				
Conventional				
FHA	1			
Other	0			
Owner				
VA	1			

## Days on Market (Sold)

ays on market (	201
)	0
I to 10	1
I1 to 20	2
21 to 30	0
31 to 60	2
61 to 90	0
91 to 120	1
121 to 180	4
181 to 360	0
361 to 720	0
721+	0

## Sold Detail Active Detail

	2 or Less BR		3 BR		4 or More BR		AII		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	2	0
\$100K to \$124,999	0	0	0	0	0	0	0	0	0	0
\$125K to \$149,999	0	1	0	0	0	0	0	1	1	1
\$150K to \$199,999	2	0	0	0	0	0	0	2	3	4
\$200K to \$249,999	0	1	1	0	0	0	0	2	11	8
\$250K to \$299,999	0	0	1	0	0	0	0	1	18	4
\$300K to \$399,999	1	0	1	1	0	0	0	3	17	8
\$400K to \$499,999	0	0	0	0	1	0	0	1	6	1
\$500K to \$599,999	0	0	0	0	0	0	0	0	4	2
\$600K to \$799,999	0	0	0	0	0	0	0	0	2	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	1	0
Total	3	2	3	1	1	0	0	10	66	28
Avg Sold Price	\$218,633	\$192,500	\$286,077	\$325,000	\$420,000	\$0	\$0	\$264,413		
Prev Year - Avg Sold Price	\$236,317	\$160,000	\$295,164	\$0	\$270,875	\$0	\$103,500	\$261,150		
Avg Sold % Change	-7.48%	20.31%	-3.08%	0.00%	55.05%	0.00%	0.00%	1.25%		
Prev Year - # of Solds	6	3	22	0	2	0	2	35		