

# September 2020

33953, Port Charlotte, FL

#### **Sold Summary**

	Sep 2020 Sep 2019		% Change		
Sold Dollar Volume	\$8,996,597	\$6,639,600	35.50%		
Avg Sold Price	\$264,606	\$349,453	-24.28%		
Median Sold Price	\$245,200	\$202,000	21.39%		
Units Sold	34	19	78.95%		
Avg Days on Market	94	88	6.82%		
Avg List Price for Solds	\$269,921	\$400,395	-32.59%		
Avg SP to OLP Ratio	98.0%	93.8%	4.46%		
Ratio of Avg SP to Avg OLP	98.0%	83.9%	16.69%		
Attached Avg Sold Price	\$211,625	\$111,750	89.37%		
Detached Avg Sold Price	\$271,670	\$377,418	-28.02%		
Attached Units Sold	4	2	100.00%		
Detached Units Sold	30	17	76.47%		

#### 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

	Sep 2020	Sep 2019	% Change	
Active Listings	70	96	-27.08%	
New Listings	38	24	58.33%	
New Under Contracts	26	18	44.44%	
New Pendings	28	18	55.56%	
All Pendings	43	28	53.57%	

# Financing (Sold)

Assumption	0
Cash	6
Conventional	23
FHA	3
Other	0
Owner	0
VA	2

### Days on Market (Sold)

Days on Market (30				
0	2			
1 to 10	6			
11 to 20	7			
21 to 30	2			
31 to 60	3			
61 to 90	2			
91 to 120	3			
121 to 180	1			
181 to 360	8			
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	0	0
\$100K to \$124,999	1	0	0	0	0	0	0	1	0	0
\$125K to \$149,999	0	0	0	0	0	0	0	0	0	3
\$150K to \$199,999	1	1	2	0	0	0	0	4	1	5
\$200K to \$249,999	0	3	6	0	4	0	0	13	8	4
\$250K to \$299,999	1	0	5	0	1	0	0	7	22	2
\$300K to \$399,999	1	0	6	0	0	0	0	7	12	1
\$400K to \$499,999	0	0	2	0	0	0	0	2	2	1
\$500K to \$599,999	0	0	0	0	0	0	0	0	1	1
\$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	1
\$1,000,000+	0	0	0	0	0	0	0	0	0	0
Total	4	4	21	0	5	0	0	34	49	18
Avg Sold Price	\$220,875	\$211,625	\$289,390	\$0	\$237,883	\$0	\$0	\$264,606		
Prev Year - Avg Sold Price	\$230,258	\$111,750	\$224,650	\$0	\$1,619,500	\$0	\$111,500	\$349,453		
Avg Sold % Change	-4.07%	89.37%	28.82%	0.00%	-85.31%	0.00%	0.00%	-24.28%		
Prev Year - # of Solds	6	2	7	0	2	0	2	19		