## October 2018

33954, Port Charlotte, FL

## Sold Summary

|  | Oct 2018 | Oct 2017 | \% Change |
| :--- | :---: | :---: | :---: |
| Sold Dollar Volume | $\$ 3,946,601$ | $\$ 3,596,850$ | $9.72 \%$ |
| Avg Sold Price | $\$ 219,256$ | $\$ 224,803$ | $-2.47 \%$ |
| Median Sold Price | $\$ 225,000$ | $\$ 214,500$ | $4.90 \%$ |
| Units Sold | 18 | 16 | $12.50 \%$ |
| Avg Days on Market | 49 | 47 | $4.26 \%$ |
| Avg List Price for Solds | $\$ 227,967$ | $\$ 231,238$ | $-1.41 \%$ |
| Avg SP to OLP Ratio | $94.3 \%$ | $93.1 \%$ | $1.23 \%$ |
| Ratio of Avg SP to Avg OLP | $94.2 \%$ | $86.7 \%$ | $8.65 \%$ |
| Attached Avg Sold Price | $\$ 0$ | $\$ 0$ | $\%$ |
| Detached Avg Sold Price | $\$ 219,256$ | $\$ 224,803$ | $-2.47 \%$ |
| Attached Units Sold | 0 | 0 | $\%$ |
| Detached Units Sold | 18 | 16 | $12.50 \%$ |

## Notes:

- SP = Sold Price
- OLP = Original List Price
- $L P=$ List Price (at time of sale)
- Garage/Parking Spaces are not included in Detached/Attached section totals.

Inventory

|  | Oct 2018 | Oct 2017 | \% Change |
| :--- | :---: | :---: | :---: |
| Active Listings | 67 | 57 | $17.54 \%$ |
| New Listings | 29 | 35 | $-17.14 \%$ |
| New Under Contracts | 20 | 25 | $-20.00 \%$ |
| New Pendings | 21 | 25 | $-16.00 \%$ |
| All Pendings | 34 | 35 | $-2.86 \%$ |

Financing (Sold)

| Assumption | 0 |
| :--- | :--- |
| Cash | 8 |
| Conventional | 5 |
| FHA | 3 |
| Other | 0 |
| Owner | 0 |
| VA | 2 |

Days on Market (Sold)

| 0 | 1 |
| :--- | :--- |
| 1 to 10 | 4 |
| 11 to 20 | 2 |
| 21 to 30 | 0 |
| 31 to 60 | 5 |
| 61 to 90 | 4 |
| 91 to 120 | 1 |
| 121 to 180 | 0 |
| 181 to 360 | 1 |
| 361 to 720 | 0 |
| $721+$ | 0 |

Active 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 | 1 | 0 | 0 | 0 | 0 | 0 | 0 | 1 | 0 | 0 |
| \$100K to \$124,999 | 2 | 0 | 0 | 0 | 0 | 0 | 0 | 2 | 1 | 0 |
| \$125K to \$149,999 | 2 | 0 | 0 | 0 | 0 | 0 | 0 | 2 | 1 | 0 |
| \$150K to \$199,999 | 0 | 0 | 3 | 0 | 0 | 0 | 0 | 3 | 13 | 0 |
| \$200K to \$249,999 | 0 | 0 | 2 | 0 | 1 | 0 | 0 | 3 | 25 | 0 |
| \$250K to \$299,999 | 0 | 0 | 4 | 0 | 0 | 0 | 0 | 4 | 13 | 0 |
| \$300K to \$399,999 | 0 | 0 | 1 | 0 | 1 | 0 | 0 | 2 | 12 | 0 |
| \$400K to \$499,999 | 0 | 0 | 0 | 0 | 1 | 0 | 0 | 1 | 2 | 0 |
| \$500K to \$599,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| \$600K to \$799,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| \$800K to \$999,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| \$1,000,000+ | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Total | 5 | 0 | 10 | 0 | 3 | 0 | 0 | 18 | 67 | 0 |
| Avg Sold Price | \$112,160 | \$0 | \$239,630 | \$0 | \$329,833 | \$0 | \$0 | \$219,256 |  |  |
| Prev Year - Avg Sold Price | \$179,500 | \$0 | \$204,925 | \$0 | \$319,417 | \$0 | \$0 | \$224,803 |  |  |
| Avg Sold \% Change | -37.52\% | 0.00\% | 16.94\% | 0.00\% | 3.26\% | 0.00\% | 0.00\% | -2.47\% |  |  |
| Prev Year - \# of Solds | 1 | 0 | 12 | 0 | 3 | 0 | 0 | 16 |  |  |

