

February 2020
33954, Port Charlotte, FL

Sold Summary

	Feb 2020	Feb 2019	% Change
Sold Dollar Volume	\$5,154,819	\$2,625,335	96.35%
Avg Sold Price	\$245,468	\$187,524	30.90%
Median Sold Price	\$250,000	\$180,000	38.89%
Units Sold	21	14	50.00%
Avg Days on Market	65	38	71.05%
Avg List Price for Solds	\$253,977	\$192,783	31.74%
Avg SP to OLP Ratio	94.5%	94.2%	0.36%
Ratio of Avg SP to Avg OLP	94.5%	94.5%	0.01%
Attached Avg Sold Price	\$0	\$0	%
Detached Avg Sold Price	\$245,468	\$187,524	30.90%
Attached Units Sold	0	0	%
Detached Units Sold	21	14	50.00%

- 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

	Feb 2020	Feb 2019	% Change
Active Listings	57	71	-19.72%
New Listings	29	18	61.11%
New Under Contracts	30	28	7.14%
New Pending	33	31	6.45%
All Pending	48	43	11.63%

Financing (Sold)

Assumption	0
Cash	8
Conventional	10
FHA	2
Other	0
Owner	0
VA	1

Days on Market (Sold)

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

Sold 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	0	0	0	0	0	0	0	0	1	0
\$125K to \$149,999	1	0	1	0	0	0	0	2	1	0
\$150K to \$199,999	1	0	2	0	0	0	0	3	11	0
\$200K to \$249,999	0	0	5	0	0	0	0	5	14	0
\$250K to \$299,999	0	0	4	0	3	0	0	7	19	0
\$300K to \$399,999	0	0	3	0	1	0	0	4	10	0
\$400K to \$499,999	0	0	0	0	0	0	0	0	1	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	2	0	15	0	4	0	0	21	57	0
Avg Sold Price	\$155,500	\$0	\$248,027	\$0	\$280,855	\$0	\$0	\$245,468		
Prev Year - Avg Sold Price	\$129,333	\$0	\$197,484	\$0	\$262,500	\$0	\$0	\$187,524		
Avg Sold % Change	20.23%	0.00%	25.59%	0.00%	6.99%	0.00%	0.00%	30.90%		
Prev Year - # of Solds	3	0	10	0	1	0	0	14		

Active Detail

Active Listings	
SFH/Villa	Cnd/Coop/TH
0	0
0	0
1	0
1	0
11	0
14	0
19	0
10	0
1	0
0	0
0	0
0	0
0	0
0	0
57	0