

August 2020

33954, Port Charlotte, FL

Sold Summary

|                            | Aug 2020    | Aug 2019    | % Change |
|----------------------------|-------------|-------------|----------|
| Sold Dollar Volume         | \$7,096,017 | \$4,626,700 | 53.37%   |
| Avg Sold Price             | \$244,690   | \$220,319   | 11.06%   |
| Median Sold Price          | \$224,990   | \$215,000   | 4.65%    |
| Units Sold                 | 29          | 21          | 38.10%   |
| Avg Days on Market         | 27          | 68          | -60.29%  |
| Avg List Price for Solds   | \$247,863   | \$223,769   | 10.77%   |
| Avg SP to OLP Ratio        | 98.6%       | 95.0%       | 3.81%    |
| Ratio of Avg SP to Avg OLP | 98.4%       | 95.1%       | 3.56%    |
| Attached Avg Sold Price    | \$0         | \$0         | %        |
| Detached Avg Sold Price    | \$244,690   | \$220,319   | 11.06%   |
| Attached Units Sold        | 0           | 0           | %        |
| Detached Units Sold        | 29          | 21          | 38.10%   |

- 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

|                     | Aug 2020 | Aug 2019 | % Change |
|---------------------|----------|----------|----------|
| Active Listings     | 37       | 56       | -33.93%  |
| New Listings        | 35       | 19       | 84.21%   |
| New Under Contracts | 35       | 21       | 66.67%   |
| New Pending         | 38       | 22       | 72.73%   |
| All Pending         | 53       | 31       | 70.97%   |

Financing (Sold)

|              |    |
|--------------|----|
| Assumption   | 0  |
| Cash         | 6  |
| Conventional | 14 |
| FHA          | 6  |
| Other        | 0  |
| Owner        | 0  |
| VA           | 3  |

Days on Market (Sold)

|            |    |
|------------|----|
| 0          | 3  |
| 1 to 10    | 14 |
| 11 to 20   | 3  |
| 21 to 30   | 2  |
| 31 to 60   | 4  |
| 61 to 90   | 1  |
| 91 to 120  | 0  |
| 121 to 180 | 1  |
| 181 to 360 | 1  |
| 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          | 1            | 0           | 0         | 0           | 0            | 0           | 0          | 1         | 0               | 0           |
| \$100K to \$124,999        | 0            | 0           | 0         | 0           | 0            | 0           | 0          | 0         | 0               | 0           |
| \$125K to \$149,999        | 0            | 0           | 2         | 0           | 0            | 0           | 0          | 2         | 0               | 0           |
| \$150K to \$199,999        | 0            | 0           | 5         | 0           | 0            | 0           | 0          | 5         | 9               | 0           |
| \$200K to \$249,999        | 0            | 0           | 9         | 0           | 0            | 0           | 0          | 9         | 12              | 0           |
| \$250K to \$299,999        | 0            | 0           | 5         | 0           | 2            | 0           | 0          | 7         | 8               | 0           |
| \$300K to \$399,999        | 0            | 0           | 3         | 0           | 1            | 0           | 0          | 4         | 5               | 0           |
| \$400K to \$499,999        | 0            | 0           | 0         | 0           | 1            | 0           | 0          | 1         | 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         | 2               | 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                      | 1            | 0           | 24        | 0           | 4            | 0           | 0          | 29        | 37              | 0           |
| Avg Sold Price             | \$95,617     | \$0         | \$236,679 | \$0         | \$330,029    | \$0         | \$0        | \$244,690 |                 |             |
| Prev Year - Avg Sold Price | \$154,800    | \$0         | \$221,177 | \$0         | \$257,400    | \$0         | \$0        | \$220,319 |                 |             |
| Avg Sold % Change          | -38.23%      | 0.00%       | 7.01%     | 0.00%       | 28.22%       | 0.00%       | 0.00%      | 11.06%    |                 |             |
| Prev Year - # of Solds     | 3            | 0           | 13        | 0           | 5            | 0           | 0          | 21        |                 |             |

Active Detail