## December 2017

33981, Port Charlotte, FL

## Sold Summary

|  | Dec 2017 | Dec 2016 | \% Change |
| :--- | :---: | :---: | :---: |
| Sold Dollar Volume | $\$ 12,523,452$ | $\$ 9,376,376$ | $33.56 \%$ |
| Avg Sold Price | $\$ 278,299$ | $\$ 260,455$ | $6.85 \%$ |
| Median Sold Price | $\$ 231,570$ | $\$ 233,425$ | $-0.79 \%$ |
| Units Sold | 45 | 36 | $25.00 \%$ |
| Avg Days on Market | 104 | 74 | $40.54 \%$ |
| Avg List Price for Solds | $\$ 283,891$ | $\$ 269,303$ | $5.42 \%$ |
| Avg SP to OLP Ratio | $97.7 \%$ | $95.8 \%$ | $1.98 \%$ |
| Ratio of Avg SP to Avg OLP | $97.6 \%$ | $94.4 \%$ | $3.36 \%$ |
| Attached Avg Sold Price | $\$ 0$ | $\$ 0$ | $0 \%$ |
| Detached Avg Sold Price | $\$ 278,299$ | $\$ 260,455$ | $6.85 \%$ |
| Attached Units Sold | 0 | 0 | $0 \%$ |
| Detached Units Sold | 45 | 36 | $25.00 \%$ |

## 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

|  | Dec 2017 | Dec 2016 | \% Change |
| :--- | :---: | :---: | :---: |
| Active Listings | 184 | 187 | $-1.60 \%$ |
| New Listings | 66 | 56 | $17.86 \%$ |
| New Under Contracts | 40 | 50 | $-20.00 \%$ |
| New Pendings | 42 | 51 | $-17.65 \%$ |
| All Pendings | 45 | 71 | $-36.62 \%$ |

Financing (Sold)

| Assumption | 4 |
| :--- | :---: |
| Cash | 17 |
| Conventional | 17 |
| FHA | 6 |
| Other | 0 |
| Owner | 0 |
| VA | 1 |

Days on Market (Sold)

| 0 | 5 |
| :--- | :---: |
| 1 to 10 | 10 |
| 11 to 20 | 4 |
| 21 to 30 | 3 |
| 31 to 60 | 6 |
| 61 to 90 | 4 |
| 91 to 120 | 4 |
| 121 to 180 | 4 |
| 181 to 360 | 2 |
| 361 to 720 | 2 |
| $721+$ | 1 |

## Sold Detail

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 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1 |
| \$100K to \$124,999 | 1 | 0 | 0 | 0 | 0 | 0 | 0 | 1 | 0 | 0 |
| \$125K to \$149,999 | 3 | 0 | 2 | 0 | 0 | 0 | 0 | 5 | 4 | 0 |
| \$150K to \$199,999 | 1 | 0 | 10 | 0 | 0 | 0 | 0 | 11 | 15 | 0 |
| \$200K to \$249,999 | 0 | 0 | 6 | 0 | 1 | 0 | 0 | 7 | 33 | 0 |
| \$250K to \$299,999 | 2 | 0 | 3 | 0 | 2 | 0 | 0 | 7 | 36 | 0 |
| \$300K to \$399,999 | 0 | 0 | 3 | 0 | 0 | 0 | 0 | 3 | 42 | 0 |
| \$400K to \$499,999 | 0 | 0 | 8 | 0 | 1 | 0 | 0 | 9 | 27 | 0 |
| \$500K to \$599,999 | 0 | 0 | 2 | 0 | 0 | 0 | 0 | 2 | 10 | 0 |
| \$600K to \$799,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 4 | 0 |
| \$800K to \$999,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 3 | 0 |
| \$1,000,000+ | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 4 | 0 |
| Total | 7 | 0 | 34 | 0 | 4 | 0 | 0 | 45 | 178 | 1 |
| Avg Sold Price | \$168,114 | \$0 | \$298,402 | \$0 | \$300,250 | \$0 | \$0 | \$278,299 |  |  |
| Prev Year - Avg Sold Price | \$152,059 | \$0 | \$294,824 | \$0 | \$282,929 | \$0 | \$0 | \$260,455 |  |  |
| Avg Sold \% Change | 10.56\% | 0.00\% | 1.21\% | 0.00\% | 6.12\% | 0.00\% | 0.00\% | 6.85\% |  |  |
| Prev Year - \# of Solds | 8 | 0 | 20 | 0 | 8 | 0 | 0 | 36 |  |  |

