

# February 2019

33981, Port Charlotte, FL

## **Sold Summary**

Joid Janima, y				
	Feb 2019 Feb 2018		% Change	
Sold Dollar Volume	\$6,944,040	\$7,094,170	-2.12%	
Avg Sold Price	\$248,001	\$262,747	-5.61%	
Median Sold Price	\$210,000	\$248,000	-15.32%	
Units Sold	28	27	3.70%	
Avg Days on Market	82	81	1.23%	
Avg List Price for Solds	\$259,369	\$275,969	-6.02%	
Avg SP to OLP Ratio	95.5%	93.8%	1.79%	
Ratio of Avg SP to Avg OLP	95.1%	92.2%	3.18%	
Attached Avg Sold Price	\$0	\$0	%	
Detached Avg Sold Price	\$248,001	\$262,747	-5.61%	
Attached Units Sold	0	0	%	
Detached Units Sold	28	27	3.70%	

## 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 2019	Feb 2018	% Change	
Active Listings	214	212	0.94%	
New Listings	47	54	-12.96%	
New Under Contracts	58	47	23.40%	
New Pendings	66	50	32.00%	
All Pendings	77	69	11.59%	

# Financing (Sold)

0
12
6
5
0
0
5

# Days on Market (Sold)

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)	1
I to 10	5
I1 to 20	2
21 to 30	2
31 to 60	4
61 to 90	3
91 to 120	4
121 to 180	5
181 to 360	1
361 to 720	1
721+	0

## Sold Detail Active Detail

	2 or Less BR		3 BR		4 or More BR		AII		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	1	1	0	0
\$100K to \$124,999	1	0	0	0	0	0	0	1	1	0
\$125K to \$149,999	1	0	0	0	0	0	0	1	6	0
\$150K to \$199,999	1	0	5	0	0	0	0	6	27	0
\$200K to \$249,999	1	0	6	0	2	0	0	9	26	0
\$250K to \$299,999	0	0	2	0	0	0	0	2	45	0
\$300K to \$399,999	0	0	5	0	1	0	0	6	42	0
\$400K to \$499,999	0	0	0	0	0	0	0	0	35	0
\$500K to \$599,999	0	0	1	0	1	0	0	2	17	0
\$600K to \$799,999	0	0	0	0	0	0	0	0	9	0
\$800K to \$999,999	0	0	0	0	0	0	0	0	1	0
\$1,000,000+	0	0	0	0	0	0	0	0	1	0
Total	4	0	19	0	4	0	1	28	210	0
Avg Sold Price	\$159,750	\$0	\$262,960	\$0	\$312,200	\$0	\$60,000	\$248,001		
Prev Year - Avg Sold Price	\$141,975	\$0	\$291,663	\$0	\$298,100	\$0	\$77,500	\$262,747		
Avg Sold % Change	12.52%	0.00%	-9.84%	0.00%	4.73%	0.00%	-22.58%	-5.61%		
Prev Year - # of Solds	4	0	17	0	5	0	1	27		