

May 2019

33981, Port Charlotte, FL

Sold Summary

	May 2019	May 2018	% Change
Sold Dollar Volume	\$15,256,155	\$11,612,268	31.38%
Avg Sold Price	\$254,269	\$270,053	-5.84%
Median Sold Price	\$219,950	\$202,500	8.62%
Units Sold	60	43	39.53%
Avg Days on Market	73	61	19.67%
Avg List Price for Solds	\$261,888	\$281,845	-7.08%
Avg SP to OLP Ratio	94.5%	94.1%	0.48%
Ratio of Avg SP to Avg OLP	94.3%	93.2%	1.15%
Attached Avg Sold Price	\$0	\$0	0%
Detached Avg Sold Price	\$254,269	\$270,053	-5.84%
Attached Units Sold	0	0	0%
Detached Units Sold	60	43	39.53%

- 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

	May 2019	May 2018	% Change
Active Listings	180	198	-9.09%
New Listings	42	50	-16.00%
New Under Contracts	50	45	11.11%
New Pendings	55	52	5.77%
All Pendings	76	71	7.04%

Financing (Sold)

Assumption	0
Cash	21
Conventional	23
FHA	8
Other	3
Owner	0
VA	5

Days on Market (Sold)

0	3
1 to 10	10
11 to 20	7
21 to 30	6
31 to 60	7
61 to 90	7
91 to 120	8
121 to 180	8
181 to 360	2
361 to 720	2
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	2	2	0	0
\$100K to \$124,999	0	0	0	0	0	0	0	0	3	0
\$125K to \$149,999	7	0	2	0	0	0	1	10	2	0
\$150K to \$199,999	2	0	6	0	1	0	0	9	21	1
\$200K to \$249,999	2	0	12	0	1	0	0	15	20	0
\$250K to \$299,999	1	0	4	0	1	0	0	6	31	0
\$300K to \$399,999	0	0	9	0	2	0	0	11	47	0
\$400K to \$499,999	0	0	4	0	1	0	0	5	33	0
\$500K to \$599,999	0	0	2	0	0	0	0	2	12	0
\$600K to \$799,999	0	0	0	0	0	0	0	0	6	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	1	0
Total	12	0	39	0	6	0	3	60	176	1
Avg Sold Price	\$165,358	\$0	\$286,386	\$0	\$302,132	\$0	\$96,667	\$254,269		
Prev Year - Avg Sold Price	\$150,800	\$0	\$336,532	\$0	\$246,300	\$0	\$93,000	\$270,053		
Avg Sold % Change	9.65%	0.00%	-14.90%	0.00%	22.67%	0.00%	3.94%	-5.84%		
Prev Year - # of Solds	10	0	27	0	3	0	3	43		

Active Detail