

May 2020

33981, Port Charlotte, FL

Sold Summary

	May 2020	May 2019	% Change
Sold Dollar Volume	\$11,339,664	\$15,256,155	-25.67%
Avg Sold Price	\$283,492	\$254,269	11.49%
Median Sold Price	\$240,750	\$219,950	9.46%
Units Sold	40	60	-33.33%
Avg Days on Market	67	73	-8.22%
Avg List Price for Solds	\$290,083	\$261,888	10.77%
Avg SP to OLP Ratio	95.8%	94.5%	1.40%
Ratio of Avg SP to Avg OLP	96.0%	94.3%	1.80%
Attached Avg Sold Price	\$0	\$0	0%
Detached Avg Sold Price	\$283,492	\$254,269	11.49%
Attached Units Sold	0	0	0%
Detached Units Sold	40	60	-33.33%

- 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 2020	May 2019	% Change
Active Listings	187	180	3.89%
New Listings	43	42	2.38%
New Under Contracts	61	50	22.00%
New Pending	64	55	16.36%
All Pending	84	76	10.53%

Financing (Sold)

Assumption	0
Cash	10
Conventional	19
FHA	7
Other	0
Owner	0
VA	4

Days on Market (Sold)

0	2
1 to 10	5
11 to 20	7
21 to 30	2
31 to 60	11
61 to 90	2
91 to 120	2
121 to 180	6
181 to 360	3
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	1	1	0	0
\$50K to \$99,999	0	0	0	0	0	0	0	0	1	0
\$100K to \$124,999	1	0	0	0	0	0	1	2	0	0
\$125K to \$149,999	0	0	0	0	0	0	0	0	2	0
\$150K to \$199,999	1	0	5	0	3	0	0	9	11	0
\$200K to \$249,999	0	0	7	0	2	0	0	9	20	2
\$250K to \$299,999	0	0	4	0	3	0	0	7	33	0
\$300K to \$399,999	0	0	3	0	2	0	0	5	46	0
\$400K to \$499,999	0	0	2	0	2	0	0	4	35	0
\$500K to \$599,999	0	0	0	0	1	0	0	1	12	0
\$600K to \$799,999	0	0	1	0	0	0	0	1	14	0
\$800K to \$999,999	0	0	1	0	0	0	0	1	2	0
\$1,000,000+	0	0	0	0	0	0	0	0	0	0
Total	2	0	23	0	13	0	2	40	176	2
Avg Sold Price	\$137,000	\$0	\$302,195	\$0	\$304,399	\$0	\$79,000	\$283,492		
Prev Year - Avg Sold Price	\$165,358	\$0	\$286,386	\$0	\$302,132	\$0	\$96,667	\$254,269		
Avg Sold % Change	-17.15%	0.00%	5.52%	0.00%	0.75%	0.00%	-18.28%	11.49%		
Prev Year - # of Solds	12	0	39	0	6	0	3	60		

Active Detail