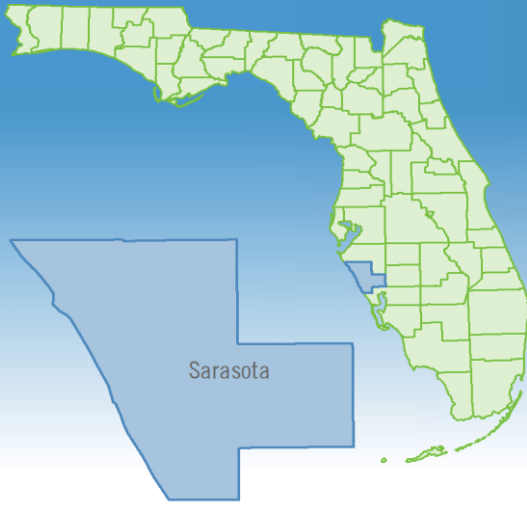


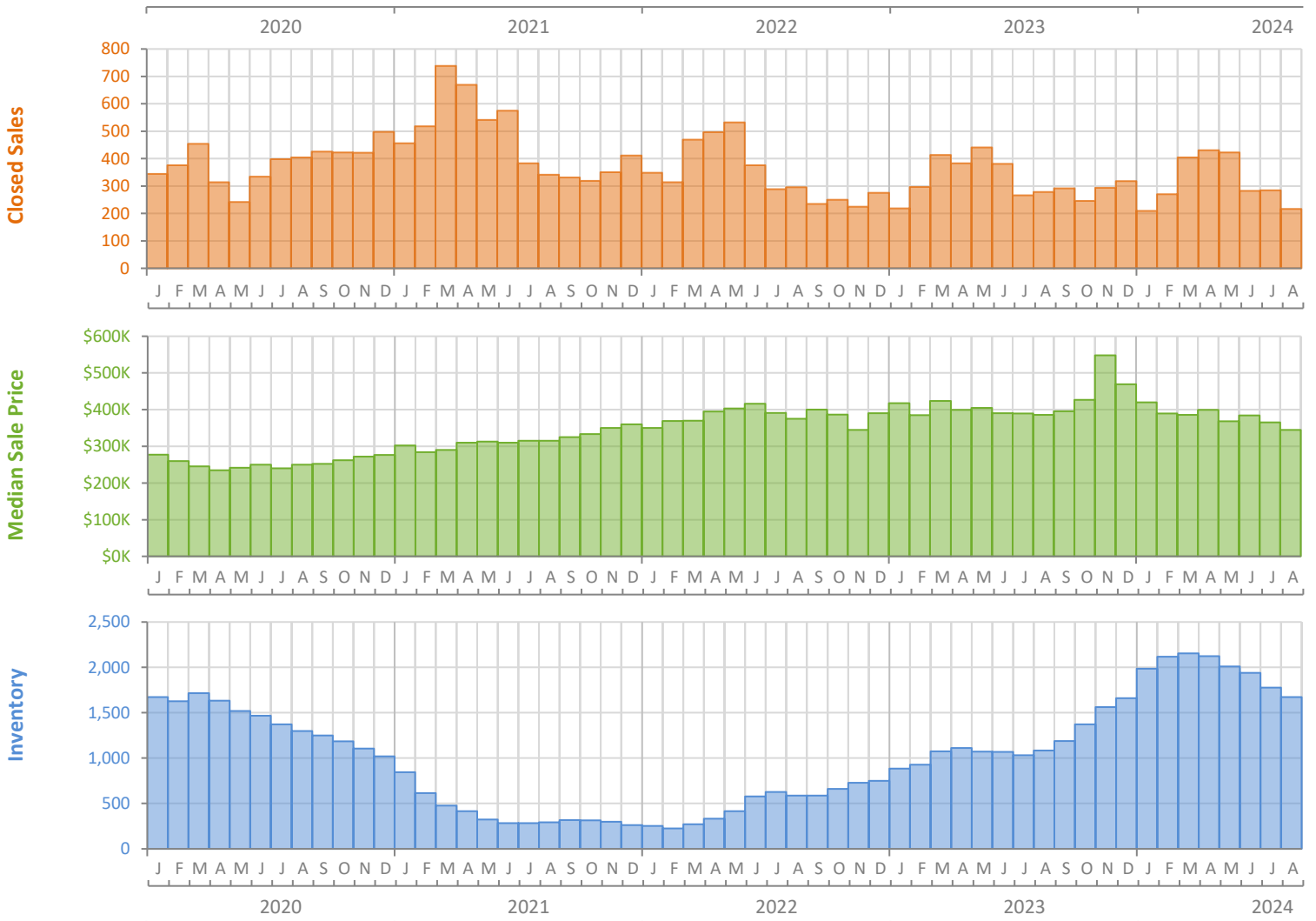
Monthly Market Summary - August 2024

Townhouses and Condos

Sarasota County



	August 2024	August 2023	Percent Change Year-over-Year
Closed Sales	217	279	-22.2%
Paid in Cash	127	170	-25.3%
Median Sale Price	\$345,000	\$385,650	-10.5%
Average Sale Price	\$481,706	\$527,829	-8.7%
Dollar Volume	\$104.5 Million	\$147.3 Million	-29.0%
Med. Pct. of Orig. List Price Received	91.6%	94.3%	-2.9%
Median Time to Contract	72 Days	46 Days	56.5%
Median Time to Sale	117 Days	87 Days	34.5%
New Pending Sales	183	245	-25.3%
New Listings	297	380	-21.8%
Pending Inventory	469	594	-21.0%
Inventory (Active Listings)	1,672	1,083	54.4%
Months Supply of Inventory	5.5	3.5	57.1%



Monthly Distressed Market - August 2024

Townhouses and Condos

Sarasota County



		August 2024	August 2023	Percent Change Year-over-Year
Traditional	Closed Sales	217	279	-22.2%
	Median Sale Price	\$345,000	\$385,650	-10.5%
Foreclosure/REO	Closed Sales	0	0	N/A
	Median Sale Price	(No Sales)	(No Sales)	N/A
Short Sale	Closed Sales	0	0	N/A
	Median Sale Price	(No Sales)	(No Sales)	N/A

