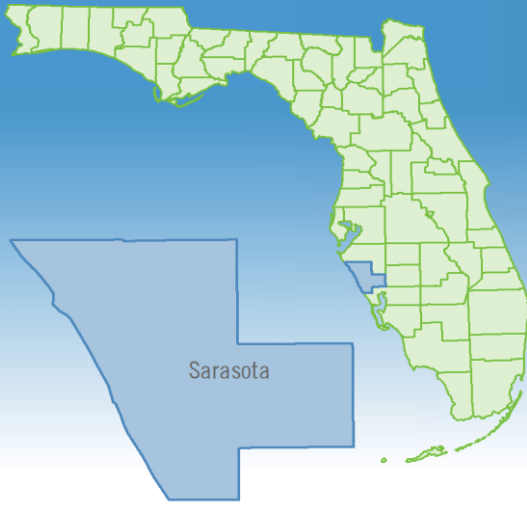


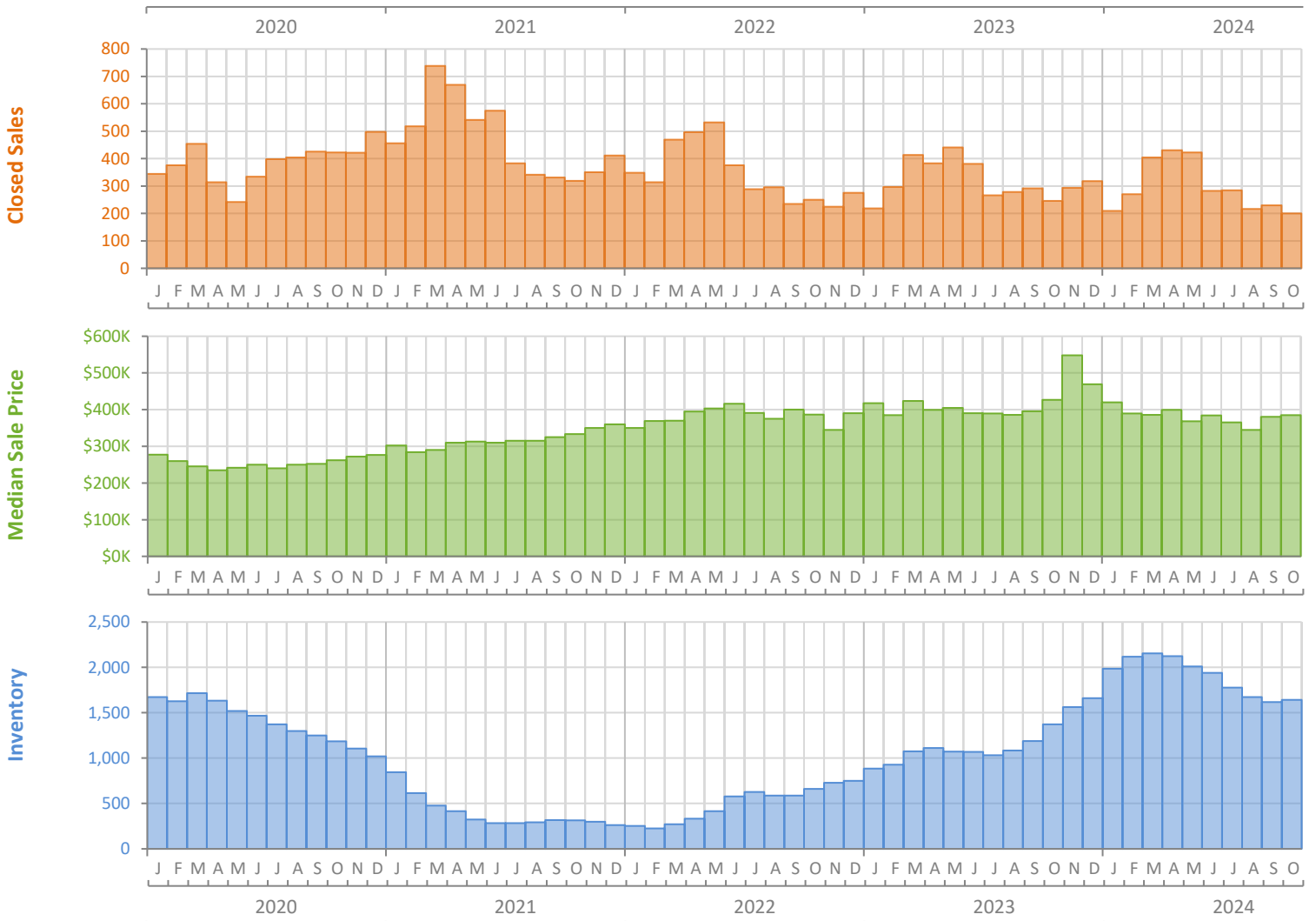
Monthly Market Summary - October 2024

Townhouses and Condos

Sarasota County



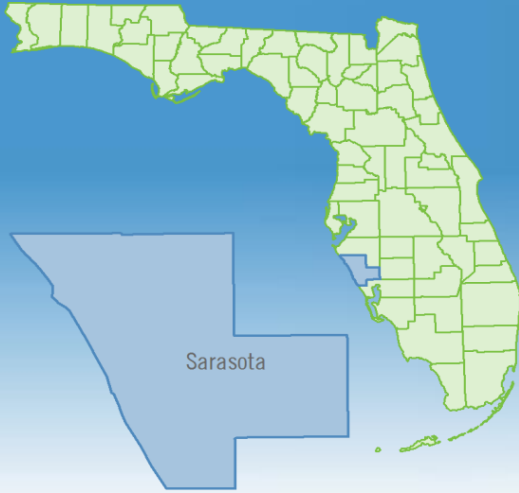
	October 2024	October 2023	Percent Change Year-over-Year
Closed Sales	200	246	-18.7%
Paid in Cash	135	165	-18.2%
Median Sale Price	\$385,277	\$426,500	-9.7%
Average Sale Price	\$1,218,391	\$606,800	100.8%
Dollar Volume	\$243.7 Million	\$149.3 Million	63.2%
Med. Pct. of Orig. List Price Received	94.4%	96.3%	-2.0%
Median Time to Contract	60 Days	32 Days	87.5%
Median Time to Sale	103 Days	73 Days	41.1%
New Pending Sales	200	232	-13.8%
New Listings	366	493	-25.8%
Pending Inventory	466	530	-12.1%
Inventory (Active Listings)	1,641	1,371	19.7%
Months Supply of Inventory	5.5	4.4	25.0%



Monthly Distressed Market - October 2024

Townhouses and Condos

Sarasota County



		October 2024	October 2023	Percent Change Year-over-Year
Traditional	Closed Sales	200	243	-17.7%
	Median Sale Price	\$385,277	\$430,000	-10.4%
Foreclosure/REO	Closed Sales	0	3	-100.0%
	Median Sale Price	(No Sales)	\$200,000	N/A
Short Sale	Closed Sales	0	0	N/A
	Median Sale Price	(No Sales)	(No Sales)	N/A

