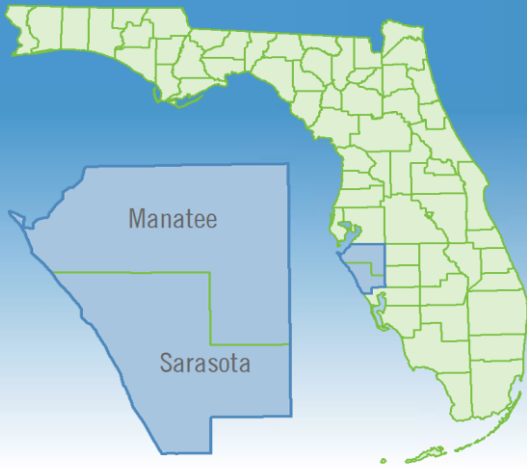


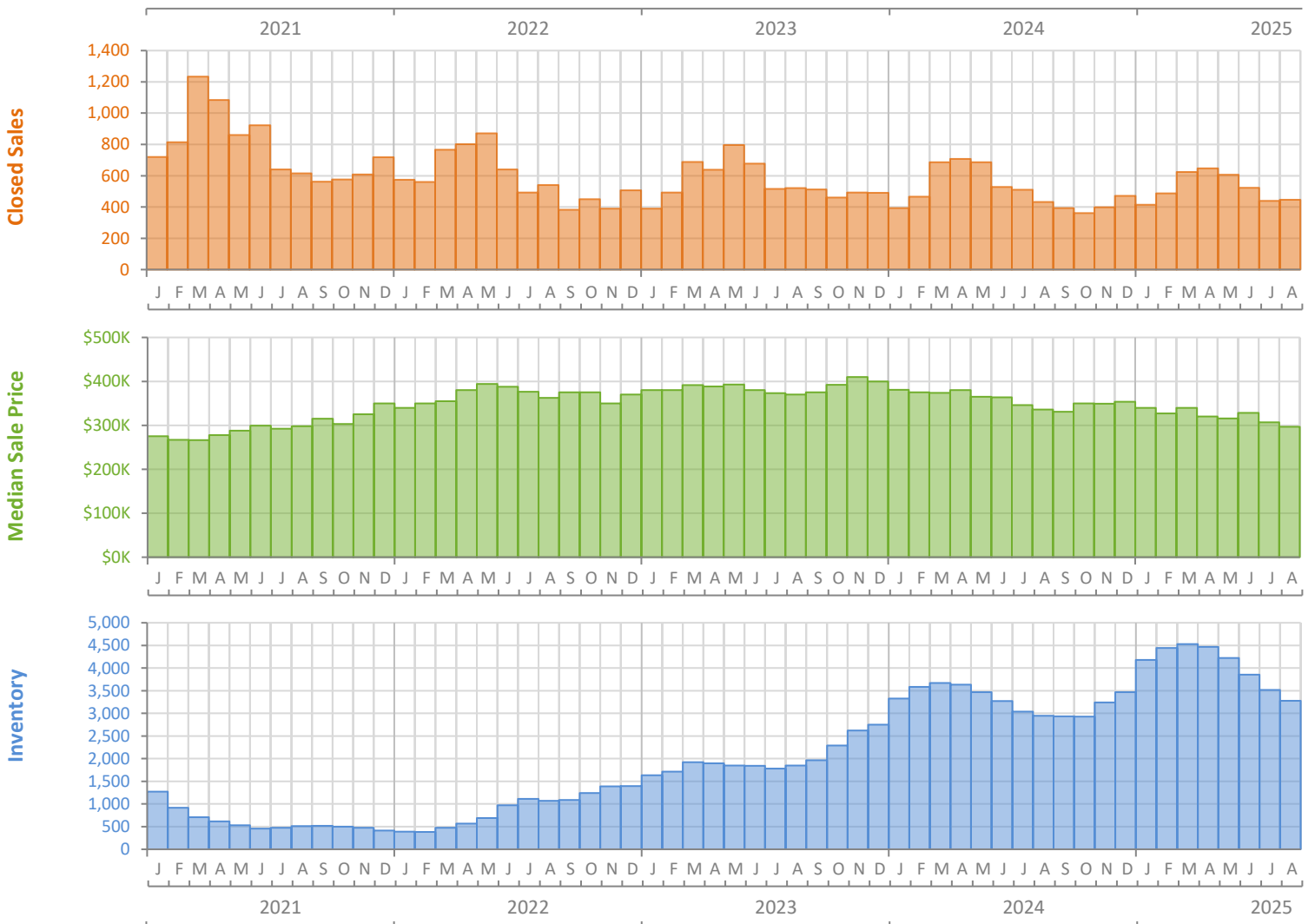
# Monthly Market Summary - August 2025

## Townhouses and Condos

### North Port-Sarasota-Bradenton MSA



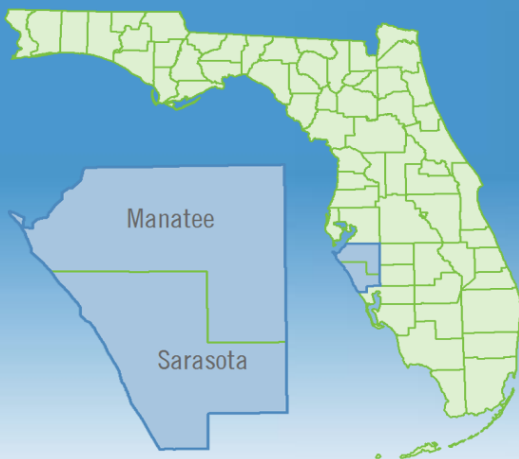
	August 2025	August 2024	Percent Change Year-over-Year
Closed Sales	447	432	3.5%
Paid in Cash	262	222	18.0%
Median Sale Price	\$297,000	\$336,000	-11.6%
Average Sale Price	\$391,828	\$434,040	-9.7%
Dollar Volume	\$175.1 Million	\$187.5 Million	-6.6%
Med. Pct. of Orig. List Price Received	89.3%	91.1%	-2.0%
Median Time to Contract	82 Days	85 Days	-3.5%
Median Time to Sale	125 Days	130 Days	-3.8%
New Pending Sales	474	358	32.4%
New Listings	581	597	-2.7%
Pending Inventory	737	728	1.2%
Inventory (Active Listings)	3,278	2,948	11.2%
Months Supply of Inventory	6.8	5.6	21.4%



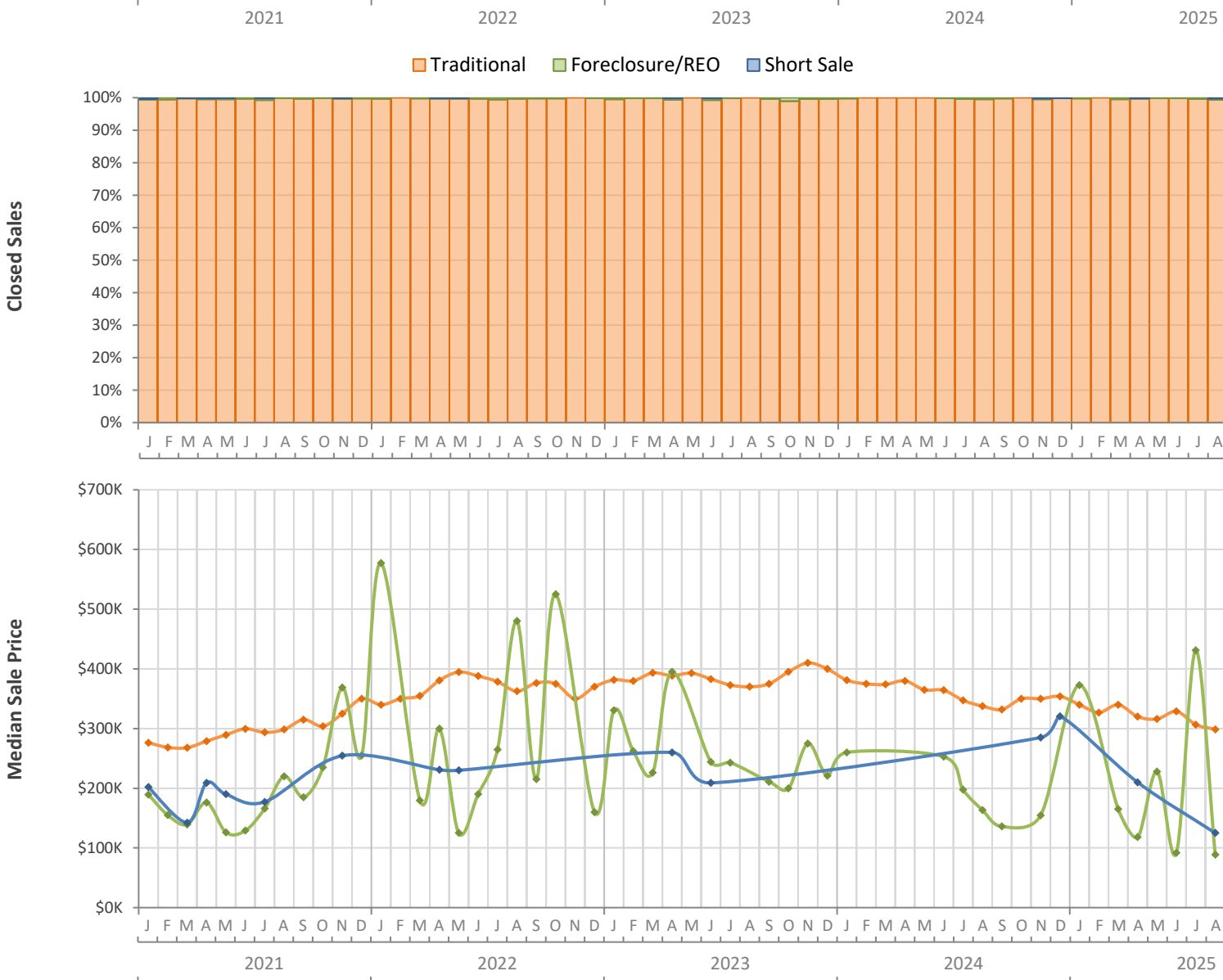
# Monthly Distressed Market - August 2025

## Townhouses and Condos

### North Port-Sarasota-Bradenton MSA



		August 2025	August 2024	Percent Change Year-over-Year
Traditional	Closed Sales	444	430	3.3%
	Median Sale Price	\$298,700	\$337,495	-11.5%
Foreclosure/REO	Closed Sales	2	2	0.0%
	Median Sale Price	\$88,750	\$163,325	-45.7%
Short Sale	Closed Sales	1	0	N/A
	Median Sale Price	\$125,000	(No Sales)	N/A



Produced by Florida REALTORS® with data provided by Florida's multiple listing services. Statistics for each month compiled from MLS feeds on the 15th day of the following month. Data released on Tuesday, September 23, 2025. Next data release is Thursday, October 23, 2025.