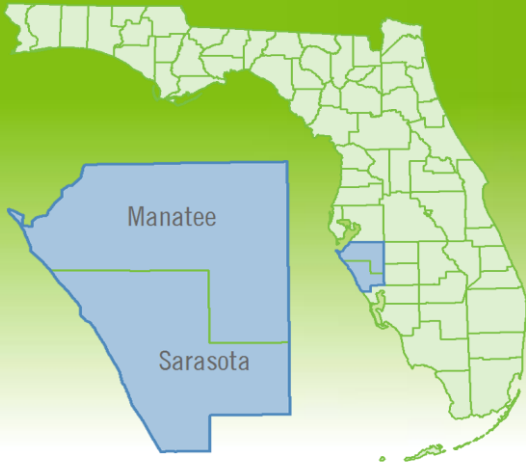


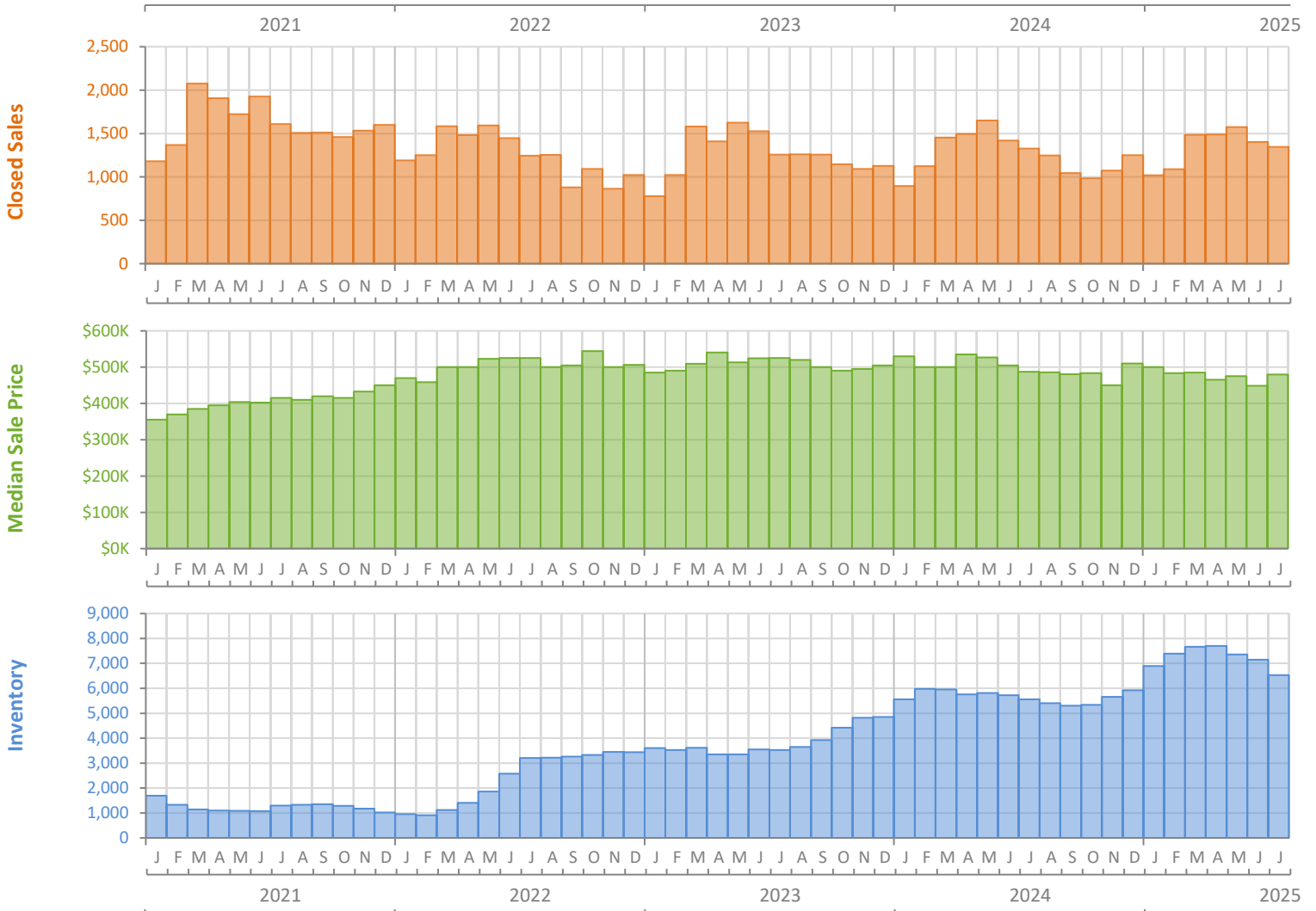
Monthly Market Summary - July 2025

Single-Family Homes

North Port-Sarasota-Bradenton MSA



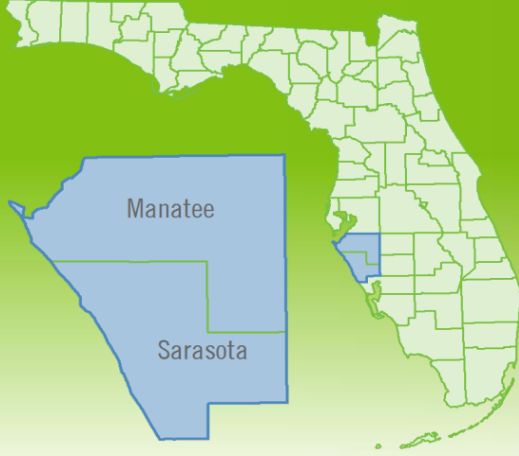
	July 2025	July 2024	Percent Change Year-over-Year
Closed Sales	1,347	1,328	1.4%
Paid in Cash	457	455	0.4%
Median Sale Price	\$480,000	\$487,000	-1.4%
Average Sale Price	\$660,020	\$669,589	-1.4%
Dollar Volume	\$889.0 Million	\$889.2 Million	0.0%
Med. Pct. of Orig. List Price Received	92.3%	94.6%	-2.4%
Median Time to Contract	60 Days	52 Days	15.4%
Median Time to Sale	103 Days	97 Days	6.2%
New Pending Sales	1,345	1,219	10.3%
New Listings	1,469	1,570	-6.4%
Pending Inventory	1,725	1,682	2.6%
Inventory (Active Listings)	6,533	5,556	17.6%
Months Supply of Inventory	5.2	4.4	18.2%



Monthly Distressed Market - July 2025

Single-Family Homes

North Port-Sarasota-Bradenton MSA



		July 2025	July 2024	Percent Change Year-over-Year
Traditional	Closed Sales	1,342	1,320	1.7%
	Median Sale Price	\$480,000	\$489,000	-1.8%
Foreclosure/REO	Closed Sales	3	5	-40.0%
	Median Sale Price	\$524,900	\$345,000	52.1%
Short Sale	Closed Sales	2	3	-33.3%
	Median Sale Price	\$309,750	\$409,900	-24.4%

