

Yearly Market Summary - 2025

Townhouses and Condos

North Port-Sarasota-Bradenton MSA



| | 2025 | 2024 | Percent Change Year-over-Year |
|--|---------------|---------------|-------------------------------|
| Closed Sales | 6,014 | 6,038 | -0.4% |
| Paid in Cash | 3,536 | 3,615 | -2.2% |
| Median Sale Price | \$320,000 | \$360,000 | -11.1% |
| Average Sale Price | \$438,992 | \$570,366 | -23.0% |
| Dollar Volume | \$2.6 Billion | \$3.4 Billion | -23.3% |
| Med. Pct. of Orig. List Price Received | 91.5% | 93.4% | -2.0% |
| Median Time to Contract | 72 Days | 62 Days | 16.1% |
| Median Time to Sale | 113 Days | 106 Days | 6.6% |
| New Pending Sales | 6,127 | 6,038 | 1.5% |
| New Listings | 10,094 | 9,887 | 2.1% |
| Pending Inventory | 696 | 683 | 1.9% |
| Inventory (Active Listings) | 3,711 | 3,470 | 6.9% |
| Months Supply of Inventory | 7.4 | 6.9 | 7.2% |

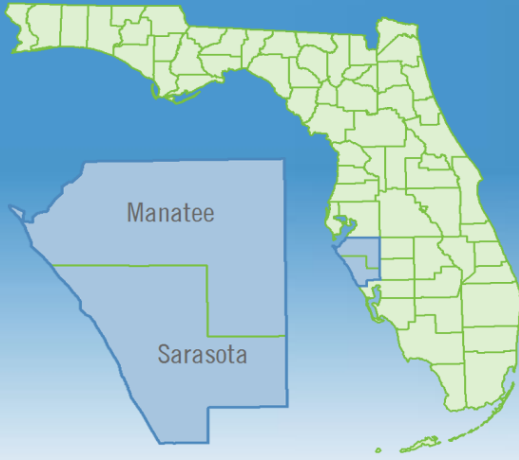


Produced by Florida REALTORS® with data provided by Florida's multiple listing services. Statistics for each month compiled from MLS feeds on the 10th day of the following month. Data released on Friday, January 16, 2026. Next yearly data release is TBD.

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| | | 2025 | 2024 | Percent Change Year-over-Year |
|-----------------|-------------------|-----------|-----------|-------------------------------|
| Traditional | Closed Sales | 5,991 | 6,028 | -0.6% |
| | Median Sale Price | \$320,000 | \$360,000 | -11.1% |
| Foreclosure/REO | Closed Sales | 17 | 8 | 112.5% |
| | Median Sale Price | \$152,500 | \$164,850 | -7.5% |
| Short Sale | Closed Sales | 6 | 2 | 200.0% |
| | Median Sale Price | \$192,000 | \$302,776 | -36.6% |

