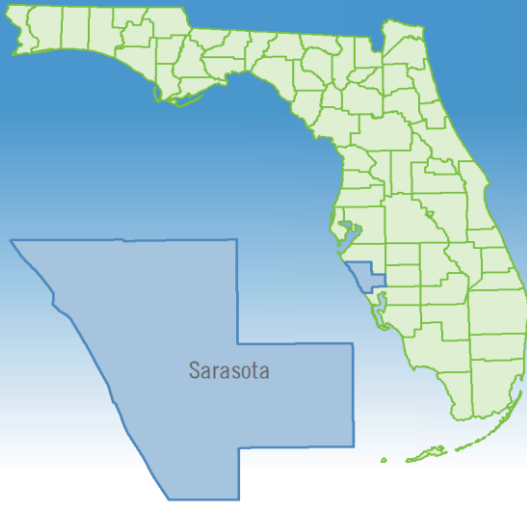


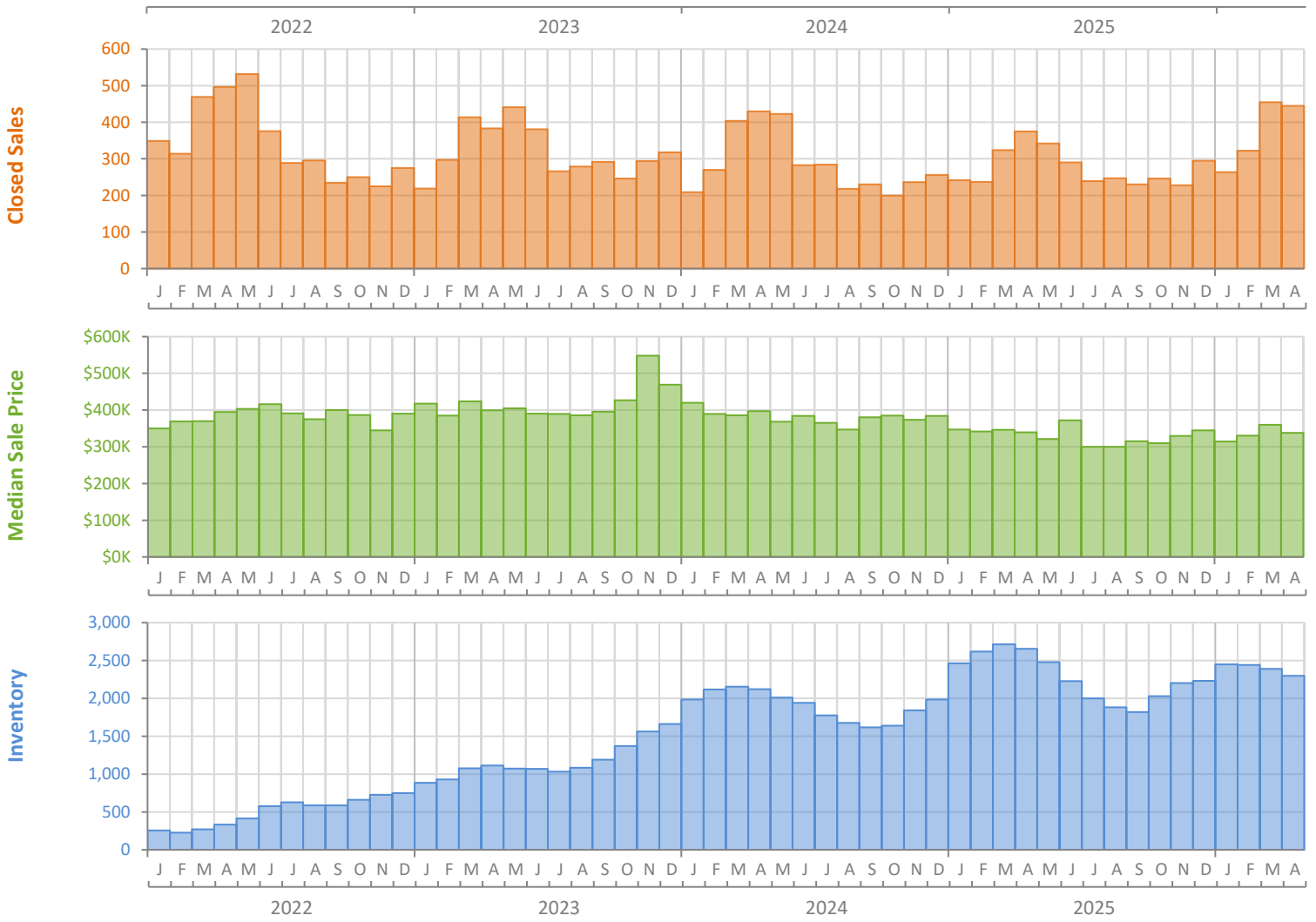
Monthly Market Summary - April 2026

Townhouses and Condos

Sarasota County



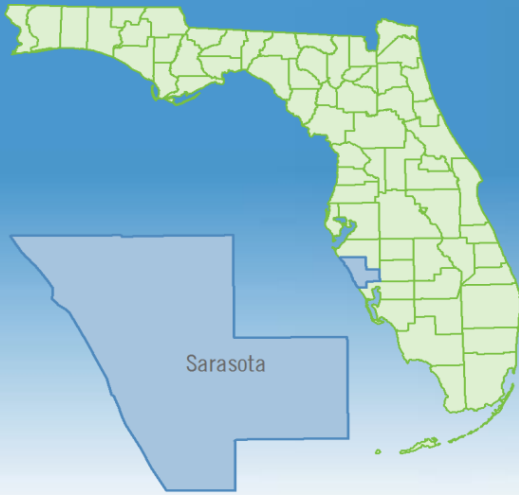
	April 2026	April 2025	Percent Change Year-over-Year
Closed Sales	445	375	18.7%
Paid in Cash	312	251	24.3%
Median Sale Price	\$337,500	\$339,500	-0.6%
Average Sale Price	\$530,268	\$555,823	-4.6%
Dollar Volume	\$236.0 Million	\$208.4 Million	13.2%
Med. Pct. of Orig. List Price Received	91.1%	89.8%	1.4%
Median Time to Contract	67 Days	61 Days	9.8%
Median Time to Sale	103 Days	104 Days	-1.0%
New Pending Sales	408	302	35.1%
New Listings	500	499	0.2%
Pending Inventory	719	575	25.0%
Inventory (Active Listings)	2,300	2,654	-13.3%
Months Supply of Inventory	7.7	9.6	-19.8%



Monthly Distressed Market - April 2026

Townhouses and Condos

Sarasota County



		April 2026	April 2025	Percent Change Year-over-Year
Traditional	Closed Sales	444	375	18.4%
	Median Sale Price	\$338,750	\$339,500	-0.2%
Foreclosure/REO	Closed Sales	1	0	N/A
	Median Sale Price	\$130,000	(No Sales)	N/A
Short Sale	Closed Sales	0	0	N/A
	Median Sale Price	(No Sales)	(No Sales)	N/A

