Monthly Market Summary - September 2026
Single-Family Homes
North Port-Sarasota-Bradenton MSA

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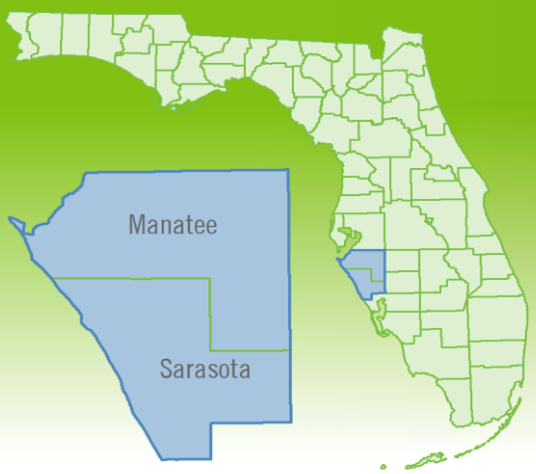
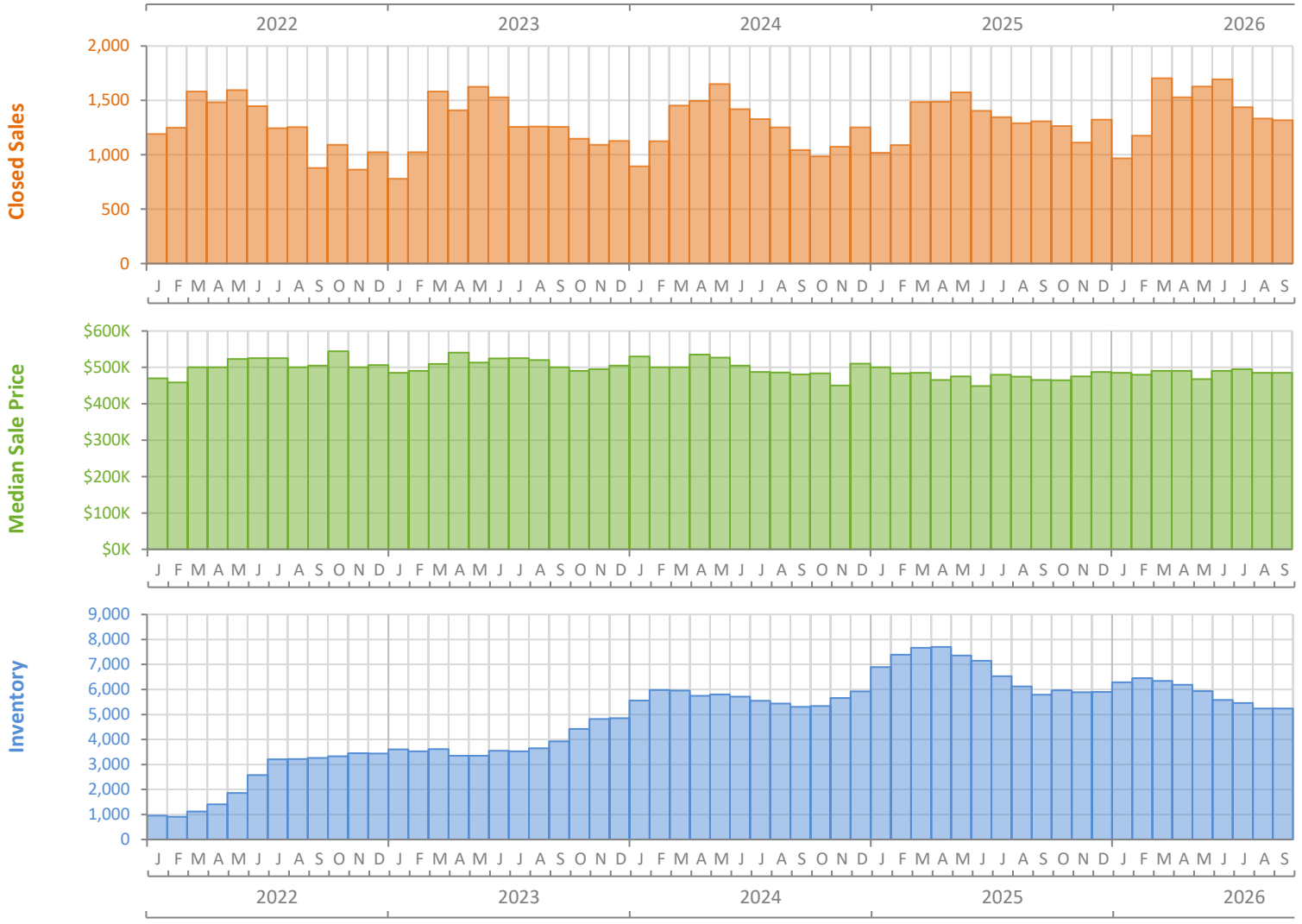


	September 2026	September 2025	Percent Change Year-over-Year
Closed Sales	1,317	1,308	0.7%
Paid in Cash	467	459	1.7%
Median Sale Price	$485,000	$465,000	4.3%
Average Sale Price	$813,356	$619,149	31.4%
Dollar Volume	$1.1 Billion	$809.8 Million	32.3%
Med. Pct. of Orig. List Price Received	95.0%	92.8%	2.4%
Median Time to Contract	51 Days	62 Days	-17.7%
Median Time to Sale	96 Days	107 Days	-10.3%
New Pending Sales	1,178	1,217	-3.2%
New Listings	1,544	1,435	7.6%
Pending Inventory	1,642	1,620	1.4%
Inventory (Active Listings)	5,239	5,793	-9.6%
Months Supply of Inventory	3.8	4.5	-15.6%



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, October 16, 2026. Next data release is Monday, November 16, 2026.

Monthly Distressed Market - September 2026
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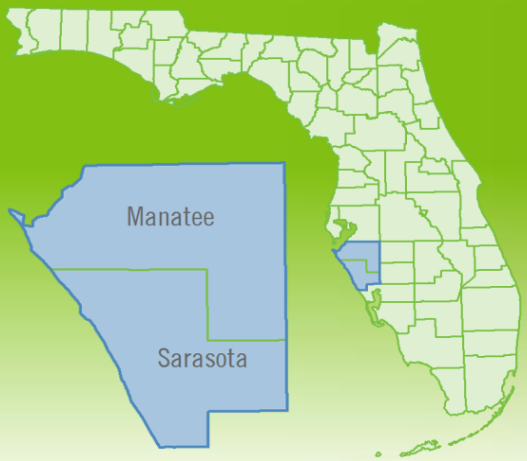
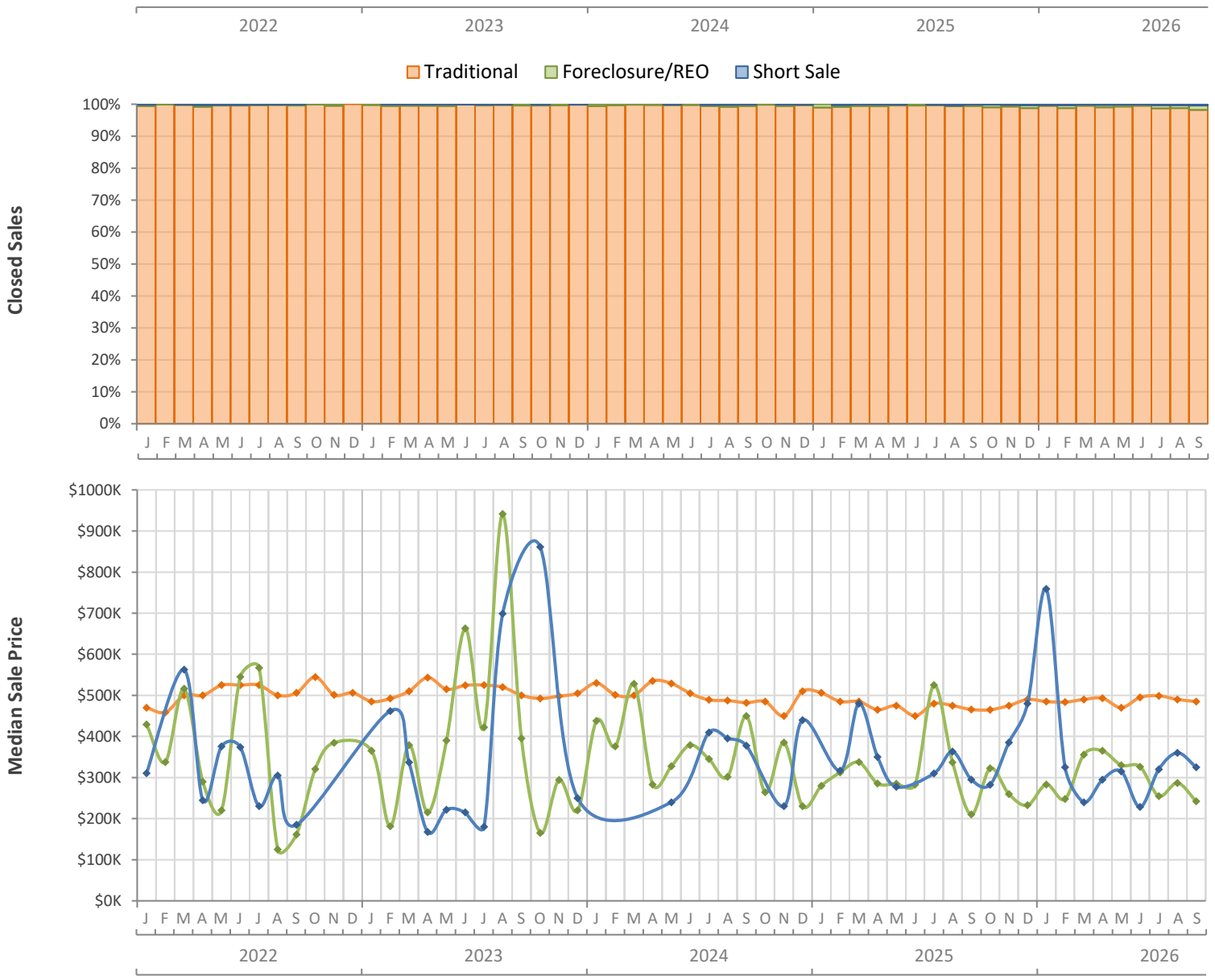


		September 2026	September 2025	Percent Change Year-over-Year
Traditional	Closed Sales	1,293	1,300	-0.5%
	Median Sale Price	$485,000	$465,500	4.2%
Foreclosure/REO	Closed Sales	19	7	171.4%
	Median Sale Price	$242,000	$210,000	15.2%
Short Sale	Closed Sales	5	1	400.0%
	Median Sale Price	$325,000	$295,000	10.2%



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