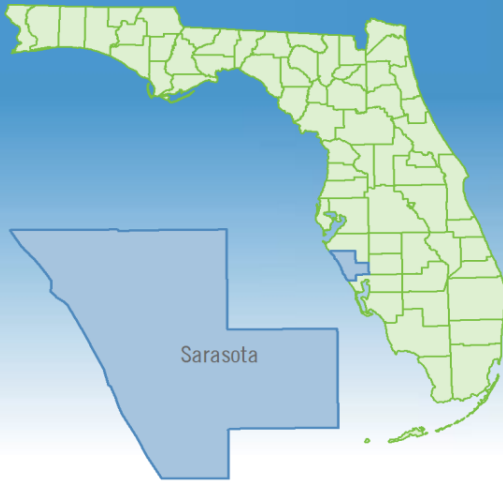


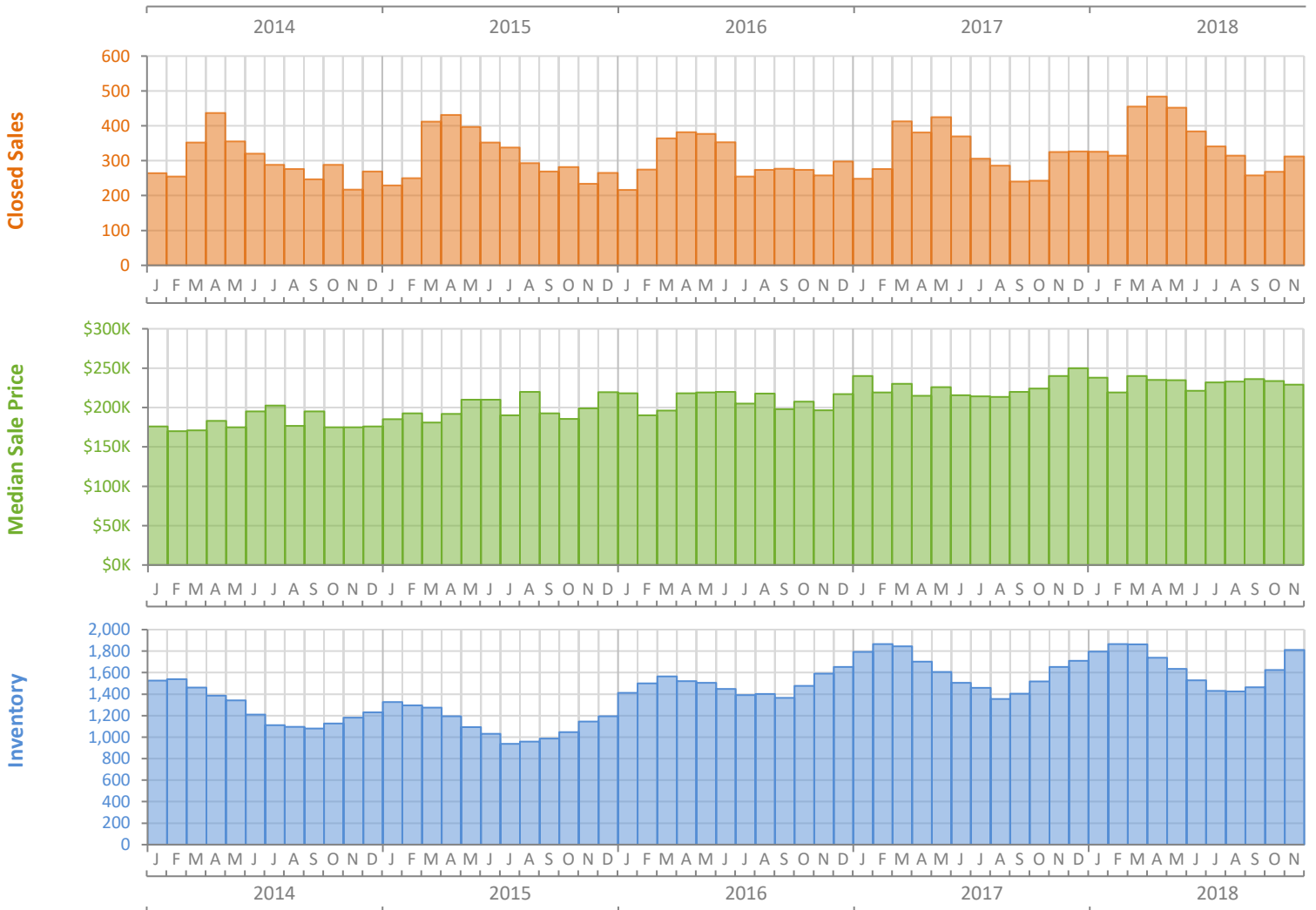
# Monthly Market Summary - November 2018

## Townhouses and Condos

### Sarasota County



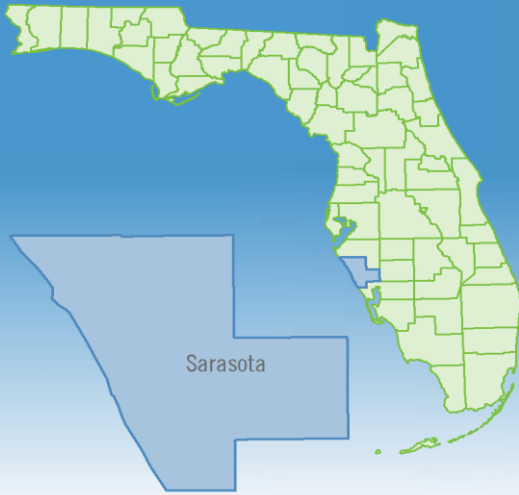
	November 2018	November 2017	Percent Change Year-over-Year
Closed Sales	312	325	-4.0%
Paid in Cash	189	220	-14.1%
Median Sale Price	\$229,000	\$240,000	-4.6%
Average Sale Price	\$348,220	\$493,125	-29.4%
Dollar Volume	\$108.6 Million	\$160.3 Million	-32.2%
Med. Pct. of Orig. List Price Received	95.6%	95.7%	-0.1%
Median Time to Contract	49 Days	37 Days	32.4%
Median Time to Sale	99 Days	79 Days	25.3%
New Pending Sales	277	341	-18.8%
New Listings	508	522	-2.7%
Pending Inventory	433	466	-7.1%
Inventory (Active Listings)	1,811	1,654	9.5%
Months Supply of Inventory	5.1	5.2	-1.9%



# Monthly Distressed Market - November 2018

## Townhouses and Condos

### Sarasota County



		November 2018	November 2017	Percent Change Year-over-Year
Traditional	Closed Sales	309	321	-3.7%
	Median Sale Price	\$232,000	\$240,000	-3.3%
Foreclosure/REO	Closed Sales	1	4	-75.0%
	Median Sale Price	\$216,000	\$125,000	72.8%
Short Sale	Closed Sales	2	0	N/A
	Median Sale Price	\$116,500	(No Sales)	N/A

