

Monthly Market Summary - April 2020

Single Family Homes

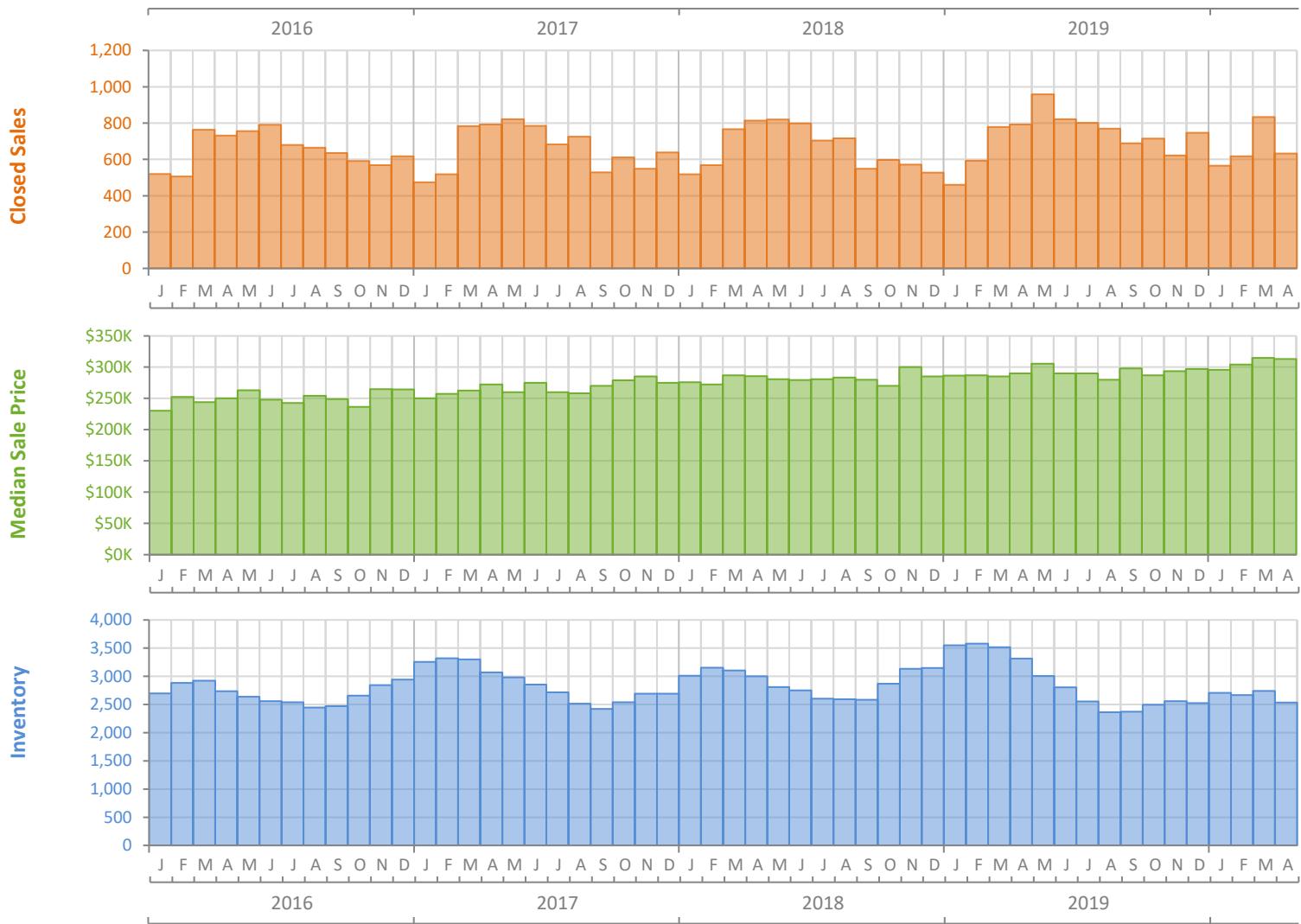
Sarasota County



Florida Realtors®
The Voice for Real Estate® in Florida



	April 2020	April 2019	Percent Change Year-over-Year
Closed Sales	632	793	-20.3%
Paid in Cash	199	293	-32.1%
Median Sale Price	\$313,250	\$290,000	8.0%
Average Sale Price	\$435,531	\$417,774	4.3%
Dollar Volume	\$275.3 Million	\$331.3 Million	-16.9%
Med. Pct. of Orig. List Price Received	96.5%	94.4%	2.2%
Median Time to Contract	33 Days	55 Days	-40.0%
Median Time to Sale	77 Days	96 Days	-19.8%
New Pending Sales	544	892	-39.0%
New Listings	550	833	-34.0%
Pending Inventory	858	1,293	-33.6%
Inventory (Active Listings)	2,532	3,313	-23.6%
Months Supply of Inventory	3.5	5.0	-30.0%



Monthly Distressed Market - April 2020

Single Family Homes

Sarasota County



Florida Realtors®
The Voice for Real Estate® in Florida



		April 2020	April 2019	Percent Change Year-over-Year
Traditional	Closed Sales	620	776	-20.1%
	Median Sale Price	\$315,000	\$290,000	8.6%
Foreclosure/REO	Closed Sales	11	14	-21.4%
	Median Sale Price	\$201,000	\$198,500	1.3%
Short Sale	Closed Sales	1	3	-66.7%
	Median Sale Price	\$293,000	\$225,000	30.2%

