

Monthly Market Summary - April 2023

Single-Family Homes

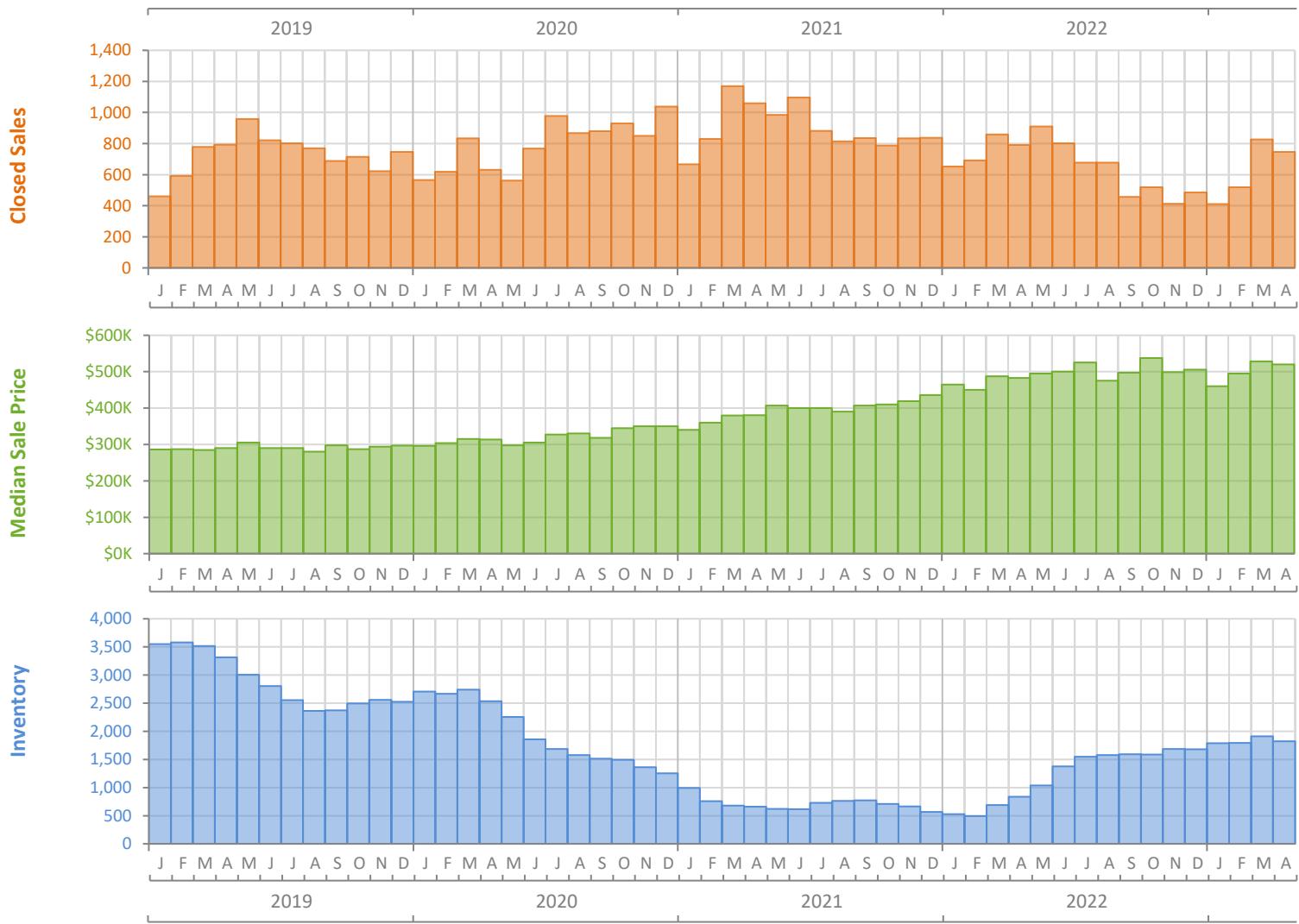
Sarasota County



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	April 2023	April 2022	Percent Change Year-over-Year
Closed Sales	747	792	-5.7%
Paid in Cash	336	398	-15.6%
Median Sale Price	\$520,000	\$482,803	7.7%
Average Sale Price	\$651,850	\$717,010	-9.1%
Dollar Volume	\$486.9 Million	\$567.9 Million	-14.3%
Med. Pct. of Orig. List Price Received	95.7%	100.8%	-5.1%
Median Time to Contract	21 Days	6 Days	250.0%
Median Time to Sale	63 Days	43 Days	46.5%
New Pending Sales	768	878	-12.5%
New Listings	845	1,104	-23.5%
Pending Inventory	1,323	1,296	2.1%
Inventory (Active Listings)	1,824	834	118.7%
Months Supply of Inventory	2.9	1.0	190.0%



Monthly Distressed Market - April 2023

Single-Family Homes

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		April 2023	April 2022	Percent Change Year-over-Year
Traditional	Closed Sales	741	781	-5.1%
	Median Sale Price	\$520,000	\$485,000	7.2%
Foreclosure/REO	Closed Sales	4	6	-33.3%
	Median Sale Price	\$182,500	\$300,000	-39.2%
Short Sale	Closed Sales	2	5	-60.0%
	Median Sale Price	\$167,500	\$245,000	-31.6%

2019 2020 2021 2022

■ Traditional ■ Foreclosure/REO ■ Short Sale

