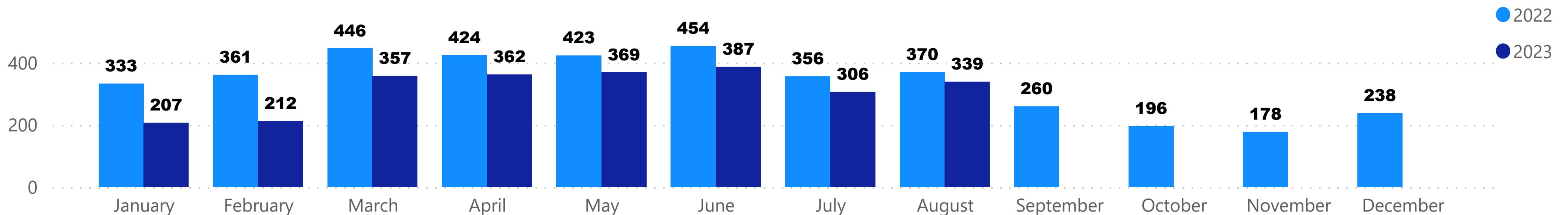


Monthly Sales Trend Indicator 2023

Sales by Price Range - Single Family Homes & Villas

Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999		2		1				1					4
\$ 50,000 - 59,999		1		1	1								3
\$ 60,000 - 69,999	1						1						2
\$ 70,000 - 79,999													
\$ 80,000 - 89,999		2											2
\$ 90,000 - 99,999						1							1
\$ 100,000 - 119,999	3	3	3	1	2	4	1	1					18
\$ 120,000 - 139,999	2	1	1	3	3	4	3	2					19
\$ 140,000 - 159,999	2	2	3	5	2	5	2	4					25
\$ 160,000 - 179,999	6	10	6	8	2	5	1	6					44
\$ 180,000 - 199,999	4	8	5	7	4	3	3	10					44
\$ 200,000 - 249,999	32	20	35	26	23	28	28	28					220
\$ 250,000 - 299,999	35	37	41	51	58	76	46	58					402
\$ 300,000 - 349,999	27	28	53	53	61	62	44	57					385
\$ 350,000 - 399,999	23	25	71	52	67	60	54	50					402
\$ 400,000 - 499,999	32	21	60	62	66	63	47	54					405
\$ 500,000 - 599,999	12	14	30	41	19	32	25	34					207
\$ 600,000 - 699,999	7	13	20	16	18	13	18	8					113
\$ 700,000 - 799,999	6	6	18	11	10	7	13	5					76
\$ 800,000 - 899,999	4	8	5	7	13	7	3	6					53
\$ 900,000 - 999,999	2	6	4	7	7	5	7	3					41
\$ 1,000,000 - and over	9	5	2	10	13	12	10	12					73
Total	207	212	357	362	369	387	306	339					2539



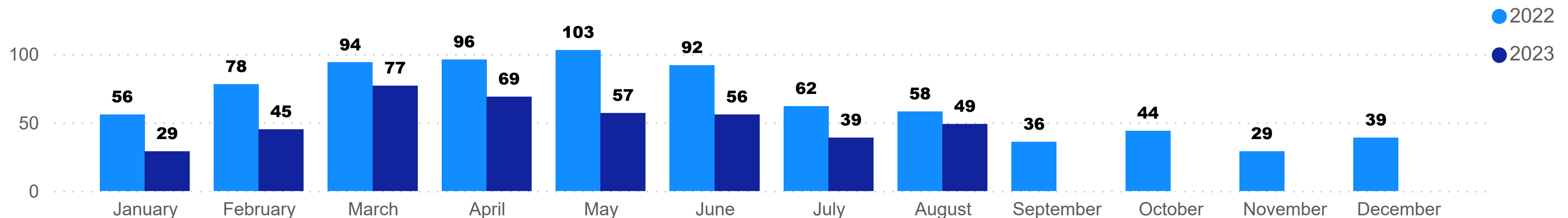


REALTORS® of Punta Gorda-Port Charlotte-North Port-DeSoto, Inc.®

Monthly Sales Trend Indicator 2023

Sales by Price Range - Condominiums, Townhouses and Co-Ops

Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999													
\$ 50,000 - 59,999													
\$ 60,000 - 69,999								1					1
\$ 70,000 - 79,999													
\$ 80,000 - 89,999	1		1					1					3
\$ 90,000 - 99,999							1						1
\$ 100,000 - 119,999		1		2				3					6
\$ 120,000 - 139,999	2	2	5	2	3	2	1	3					20
\$ 140,000 - 159,999	3	3	4	1	1	3	1	3					19
\$ 160,000 - 179,999	3	2	4	2	7	3	2	6					29
\$ 180,000 - 199,999		4	5	7	3	6	4	4					33
\$ 200,000 - 249,999	3	6	9	9	8	5	7	9					56
\$ 250,000 - 299,999	2	9	10	10	13	9	6	3					62
\$ 300,000 - 349,999	4	4	8	7	7	5	2	6					43
\$ 350,000 - 399,999	4	4	14	9	4	4	4	3					46
\$ 400,000 - 499,999	1	6	8	10	3	9	6	4					47
\$ 500,000 - 599,999	2	2	4	6	2	5	4	1					26
\$ 600,000 - 699,999	4	1	3	3	2	3		1					17
\$ 700,000 - 799,999			1		4	1		1					7
\$ 800,000 - 899,999			1	1		1	1						4
\$ 900,000 - 999,999													
\$ 1,000,000 - and over		1											1
Total	29	45	77	69	57	56	39	49					421



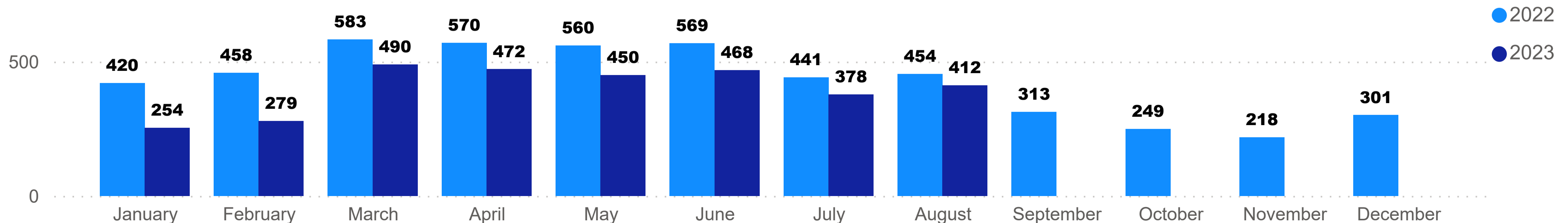


REALTORS® of Punta Gorda-Port Charlotte-North Port-DeSoto, Inc.®

Monthly Sales Trend Indicator 2023

Sales by Price Range - Overall

Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999	1	3	2	1			1	2					10
\$ 50,000 - 59,999	1	1	1	1	2		2						8
\$ 60,000 - 69,999	1	2	5	3	1		3						15
\$ 70,000 - 79,999	3	2	2	1	2	1	1	1					13
\$ 80,000 - 89,999	5	3	4		1		2	1					16
\$ 90,000 - 99,999		1	2			5	2						10
\$ 100,000 - 119,999	4	5	4	5	4	4	1	6					33
\$ 120,000 - 139,999	5	6	10	9	7	9	6	12					64
\$ 140,000 - 159,999	7	6	13	12	4	11	4	9					66
\$ 160,000 - 179,999	9	14	14	15	14	10	6	14					96
\$ 180,000 - 199,999	4	13	14	16	10	11	10	16					94
\$ 200,000 - 249,999	37	29	55	43	35	38	39	40					316
\$ 250,000 - 299,999	40	49	58	67	73	85	59	63					494
\$ 300,000 - 349,999	31	33	65	63	69	70	48	64					443
\$ 350,000 - 399,999	27	29	85	61	71	65	58	54					450
\$ 400,000 - 499,999	33	27	68	73	69	72	54	59					455
\$ 500,000 - 599,999	14	16	34	47	21	37	30	35					234
\$ 600,000 - 699,999	11	14	23	19	20	16	18	9					130
\$ 700,000 - 799,999	6	6	19	11	14	8	13	6					83
\$ 800,000 - 899,999	4	8	6	8	13	8	4	6					57
\$ 900,000 - 999,999	2	6	4	7	7	6	7	3					42
\$ 1,000,000 - and over	9	6	2	10	13	12	10	12					74
Total	254	279	490	472	450	468	378	412					3203



Monthly Sales Trend Indicator 2023

Sales by Bedroom Count

Bedrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
								1					1
1	4	8	7	4	10	8	3	7					51
2	73	97	170	166	121	124	109	120					980
3	135	145	257	236	260	258	201	219					1711
4	40	28	48	60	54	75	56	63					424
5	1	1	7	6	3	2	8	1					29
6+	1		1		2	1	1	2					8
Total	254	279	490	472	450	468	378	413					3204

Sales by Bathroom Count

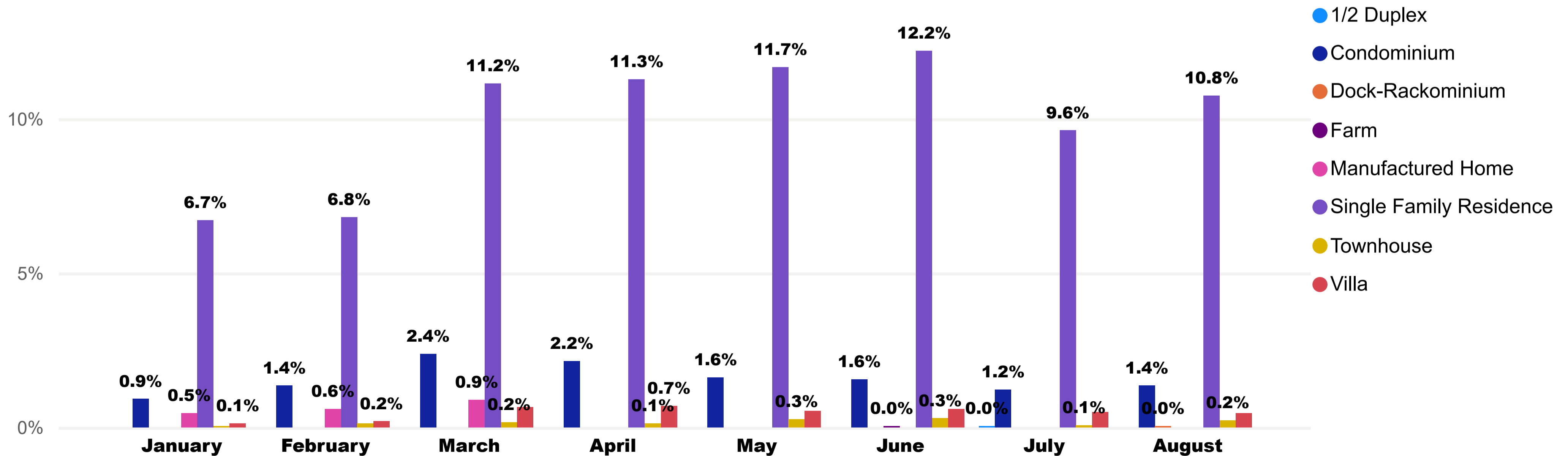
Bathrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
0								1					1
1	18	23	36	30	31	29	25	28					220
2	185	216	384	366	342	360	292	305					2450
3	46	39	67	71	66	75	50	68					482
4	4		2	4	11	4	9	9					43
5	1			1				2					4
6+		1	1				2						4
Total	254	279	490	472	450	468	378	413					3204

Monthly Sales Trend Indicator 2023

Sales by Housing Style

Property Type	January	February	March	April	May	June	July	August	September	October	November	December	Total
1/2 Duplex							1						1
Condominium	28	41	72	65	49	47	37	41					380
Dock-Rackominium								1					1
Farm						1							1
Manufactured Home	14	18	27										59
Single Family Residence	203	206	337	341	353	369	291	325					2425
Townhouse	1	4	5	4	8	9	2	7					40
Villa	4	6	20	21	16	18	15	14					114
Total	250	275	461	431	426	444	346	388					3021

YTD % of Sales by Property Type





REALTORS® of Punta Gorda-Port Charlotte-North Port-DeSoto, Inc.® Multiple Listing One Month Sales and Inventory Report - August - 2023

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory
\$ 1 - 49,999	1	0%	75,000	42,000	56%	20	1
\$ 50,000 - 59,999							1
\$ 60,000 - 69,999	1	0%	66,900	60,000	90%	22	1
\$ 70,000 - 79,999							
\$ 80,000 - 89,999	1	0%	112,000	85,000	76%	5	1
\$ 90,000 - 99,999							4
\$ 100,000 - 119,999	4	1%	121,225	110,625	91%	26	2
\$ 120,000 - 139,999	5	1%	130,359	127,380	98%	70	2
\$ 140,000 - 159,999	7	2%	170,629	150,000	88%	40	8
\$ 160,000 - 179,999	12	3%	176,225	170,017	96%	54	21
\$ 180,000 - 199,999	14	4%	205,107	190,779	93%	50	31
\$ 200,000 - 249,999	37	10%	231,400	222,439	96%	40	98
\$ 250,000 - 299,999	61	16%	283,323	278,403	98%	47	178
\$ 300,000 - 349,999	63	16%	328,859	320,772	98%	44	235
\$ 350,000 - 399,999	53	14%	378,074	370,929	98%	50	241
\$ 400,000 - 499,999	58	15%	448,415	438,319	98%	56	367
\$ 500,000 - 599,999	35	9%	575,811	545,260	95%	55	141
\$ 600,000 - 699,999	9	2%	664,603	635,999	96%	46	95
\$ 700,000 - 799,999	6	2%	747,300	739,983	99%	25	56
\$ 800,000 - 899,999	6	2%	855,650	839,250	98%	49	47
\$ 900,000 - 999,999	3	1%	969,333	958,333	99%	64	33
\$ 1,000,000 - and over	12	3%	1,528,617	1,426,667	93%	46	95
Total	388	100%	405,113	391,261	97%	48	1658

This data represents all residential sales. Reported sales are dependent upon timeliness of sales and totality of information Reported by participants. The data reflects only The sales published through Stellar MLS and does not include all sales in The Reported areas. Neither The Association/Board nor Stellar MLS is in any way responsible for its accuracy.



REALTORS® of Punta Gorda-Port Charlotte-North Port-DeSoto, Inc.®
Multiple Listing Year to Date Sales and Inventory Report - 2023

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory
\$ 1 - 49,999	10	0.31%	55,030	35,800	65%	9	1
\$ 50,000 - 59,999	8	0.25%	69,975	53,675	77%	25	1
\$ 60,000 - 69,999	15	0.47%	74,620	64,587	87%	39	1
\$ 70,000 - 79,999	13	0.41%	87,715	73,677	84%	32	
\$ 80,000 - 89,999	16	0.50%	93,981	83,688	89%	25	1
\$ 90,000 - 99,999	10	0.31%	107,890	93,300	86%	47	4
\$ 100,000 - 119,999	33	1.03%	118,894	108,970	92%	37	2
\$ 120,000 - 139,999	64	2.00%	137,643	128,923	94%	35	2
\$ 140,000 - 159,999	66	2.06%	165,162	149,392	90%	47	8
\$ 160,000 - 179,999	96	3.00%	179,117	168,504	94%	34	21
\$ 180,000 - 199,999	94	2.93%	197,804	189,105	96%	35	31
\$ 200,000 - 249,999	316	9.87%	235,746	226,467	96%	37	98
\$ 250,000 - 299,999	494	15.42%	282,485	275,802	98%	37	178
\$ 300,000 - 349,999	443	13.83%	334,102	325,690	97%	43	235
\$ 350,000 - 399,999	450	14.05%	380,425	372,225	98%	44	241
\$ 400,000 - 499,999	455	14.21%	455,514	444,350	98%	43	367
\$ 500,000 - 599,999	234	7.31%	560,049	542,563	97%	44	141
\$ 600,000 - 699,999	130	4.06%	672,817	650,973	97%	53	95
\$ 700,000 - 799,999	83	2.59%	765,429	744,008	97%	48	56
\$ 800,000 - 899,999	57	1.78%	866,128	844,102	97%	46	47
\$ 900,000 - 999,999	42	1.31%	977,152	948,069	97%	68	33
\$ 1,000,000 - and over	74	2.31%	1,452,674	1,356,751	93%	66	95
Total	3203	100.00%	401,446	388,413	97%	42	1658

This data represents all residential sales. Reported sales are dependent upon timeliness of sales and totality of information Reported by participants. The data reflects only The sales published through Stellar MLS and does not include all sales in The Reported areas. Neither The Association/Board nor Stellar MLS is in any way responsible for its accuracy.

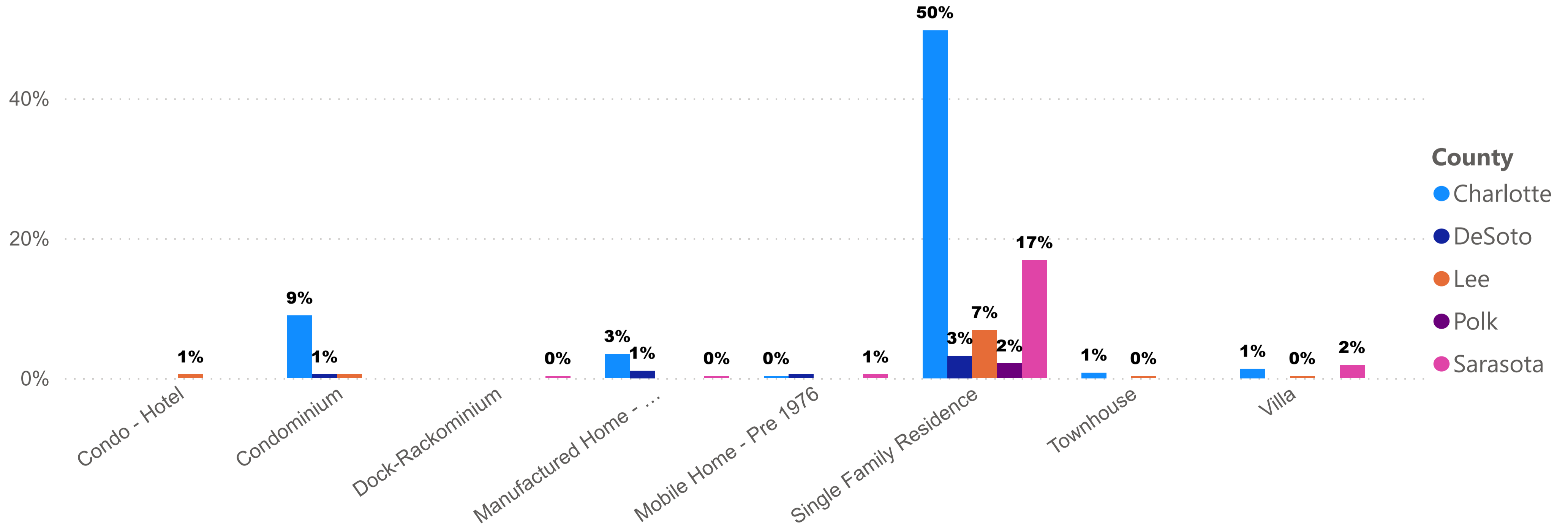
Four Year Sales and Inventory History 2019 - 2023. Compiled from Monthly Sales and Inventory Reports

Month	Monthly Sales	Average List Price	Average Sales Price	% List to Sell	AVG DOM	Inventory	Months Inventory
09/30/2019	405	240,818	230,740	96%	85	1723	4.25
10/31/2019	427	245,778	238,168	97%	71	1759	4.12
11/30/2019	404	246,051	238,224	97%	82	1808	4.48
12/31/2019	498	237,951	229,799	97%	80	1733	3.48
01/31/2020	361	246,059	237,343	96%	82	1734	4.80
02/29/2020	418	250,377	240,519	96%	93	1687	4.04
03/31/2020	555	264,232	255,794	97%	79	1762	3.17
04/30/2020	395	267,394	258,284	97%	70	1709	4.33
05/31/2020	322	255,445	246,019	96%	76	1589	4.93
06/30/2020	418	263,045	254,570	97%	93	1422	3.40
07/31/2020	582	279,623	271,103	97%	80	1296	2.23
08/31/2020	545	259,751	252,559	97%	77	1186	2.18
09/30/2020	553	269,248	261,834	97%	69	1181	2.14
10/31/2020	506	288,959	282,330	98%	61	1200	2.37
11/30/2020	477	273,065	267,857	98%	54	1099	2.30
12/31/2020	565	276,117	268,513	97%	65	988	1.75
01/31/2021	405	282,625	276,370	98%	51	830	2.05
02/28/2021	465	286,247	281,698	98%	63	678	1.46
03/31/2021	701	305,070	301,064	99%	47	573	0.82
04/30/2021	679	329,115	325,161	99%	46	580	0.85
05/31/2021	576	345,039	343,042	99%	28	552	0.96
06/30/2021	621	318,966	319,637	100%	21	586	0.94
07/31/2021	551	347,299	347,858	100%	21	568	1.03
08/31/2021	497	335,054	334,272	100%	18	640	1.29
09/30/2021	446	372,537	372,011	100%	17	650	1.46
10/31/2021	453	354,353	352,168	99%	19	608	1.34
11/30/2021	482	351,547	349,599	99%	23	584	1.21
12/31/2021	534	423,233	411,738	97%	22	552	1.03
01/31/2022	414	381,805	378,850	99%	31	546	1.32
02/28/2022	454	424,047	420,071	99%	26	553	1.22
03/31/2022	573	411,259	413,775	101%	21	638	1.11
04/30/2022	564	418,123	420,551	101%	15	754	1.34
05/31/2022	552	409,686	411,995	101%	15	888	1.61
06/30/2022	564	426,379	423,129	99%	15	1066	1.89
07/31/2022	438	405,347	398,225	98%	17	1110	2.53
08/31/2022	450	409,968	402,203	98%	24	1136	2.52
09/30/2022	311	407,328	393,207	97%	28	1191	3.83
10/31/2022	247	424,024	409,966	97%	29	1064	4.31
11/30/2022	217	406,280	389,516	96%	37	1091	5.03
12/31/2022	297	366,855	351,270	96%	39	1118	3.76
01/31/2023	250	393,331	376,826	96%	44	1215	4.86
02/28/2023	275	387,846	375,981	97%	36	1300	4.73
03/31/2023	461	394,168	381,017	97%	48	1426	3.09
04/30/2023	431	425,654	413,023	97%	44	1479	3.43
05/31/2023	426	434,170	420,457	97%	40	1512	3.55
06/30/2023	444	416,584	403,892	97%	48	1628	3.67
07/31/2023	346	442,896	431,134	97%	54	1660	4.80
08/31/2023	387	405,987	392,117	97%	50	1658	4.28

Top 5 Unit Sales by County and Property Type

** Counties with the same % of Sales maybe Included.*

Property Type	Charlotte	DeSoto	Lee	Polk	Sarasota	Total
Condo - Hotel			1%			1%
Condominium	9%	1%	1%			10%
Dock-Rackominium					0%	0%
Manufactured Home - Post 1977	3%	1%			0%	5%
Mobile Home - Pre 1976	0%	1%			1%	1%
Single Family Residence	50%	3%	7%	2%	17%	79%
Townhouse	1%		0%			1%
Villa	1%		0%		2%	3%
Total	64%	5%	8%	2%	20%	100%



Board/Association: State Month Year
 ▲
 Port Charlotte FL August 2023

National Association of Realtors®
 700 Eleventh Street, NW
 Washington, DC 20001-4507

Email: data@realtors.com
 Fax: 202-383-7568
 Questions: 202-383-1276

**Single-Family Units
 Number of Bedrooms**

**Condominium / Cooperative Units
 Number of Bedrooms**

**Active Listings
 (Unsold Homes)**

**Sales Pending
 (Under Contract)**

Price Range ▲	2 or Less	3	4 or More	Total
\$ 1 - 49,999	1			1
\$ 50,000 - 59,999				
\$ 60,000 - 69,999				
\$ 70,000 - 79,999				
\$ 80,000 - 89,999				
\$ 90,000 - 99,999				
\$ 100,000 - 119,999	1			1
\$ 120,000 - 139,999	1	1		2
\$ 140,000 - 159,999	1	2	1	4
\$ 160,000 - 179,999	5	1		6
\$ 180,000 - 199,999	7	3		10
\$ 200,000 - 249,999	14	13	1	28
\$ 250,000 - 299,999	16	27	15	58
\$ 300,000 - 349,999	8	39	10	57
\$ 350,000 - 399,999	6	38	6	50
\$ 400,000 - 499,999	4	34	16	54
\$ 500,000 - 599,999	4	24	6	34
\$ 600,000 - 699,999	3	4	1	8
\$ 700,000 - 799,999		4	1	5
\$ 800,000 - 899,999		4	2	6
\$ 900,000 - 999,999		2	1	3
\$ 1,000,000 - and over		8	4	12
Total	71	204	64	339

Price Range	2 or Less	3	4 or More	Total
\$ 1 - 49,999				
\$ 50,000 - 59,999				
\$ 60,000 - 69,999				
\$ 70,000 - 79,999				
\$ 80,000 - 89,999	1			1
\$ 90,000 - 99,999				
\$ 100,000 - 119,999	3			3
\$ 120,000 - 139,999	3			3
\$ 140,000 - 159,999	3			3
\$ 160,000 - 179,999	6			6
\$ 180,000 - 199,999	4			4
\$ 200,000 - 249,999	9			9
\$ 250,000 - 299,999	2	1		3
\$ 300,000 - 349,999	4	2		6
\$ 350,000 - 399,999	1	2		3
\$ 400,000 - 499,999	2	2		4
\$ 500,000 - 599,999		1		1
\$ 600,000 - 699,999		1		1
\$ 700,000 - 799,999			1	1
\$ 800,000 - 899,999				
\$ 900,000 - 999,999				
\$ 1,000,000 - and over				
Total	38	9	1	48

Price Range ▲	M-SF	M-Condo
\$ 1 - 49,999		
\$ 50,000 - 59,999	1	
\$ 60,000 - 69,999	1	
\$ 70,000 - 79,999		
\$ 80,000 - 89,999		
\$ 90,000 - 99,999	1	3
\$ 100,000 - 119,999	1	
\$ 120,000 - 139,999		1
\$ 140,000 - 159,999	1	3
\$ 160,000 - 179,999	5	16
\$ 180,000 - 199,999	11	19
\$ 200,000 - 249,999	42	41
\$ 250,000 - 299,999	124	37
\$ 300,000 - 349,999	195	36
\$ 350,000 - 399,999	230	26
\$ 400,000 - 499,999	324	46
\$ 500,000 - 599,999	134	21
\$ 600,000 - 699,999	86	9
\$ 700,000 - 799,999	53	9
\$ 800,000 - 899,999	48	1
\$ 900,000 - 999,999	31	1
\$ 1,000,000 - and over	87	5
Total	1375	274

Price Range ▲	M-SF	M-Condo
\$ 1 - 49,999		
\$ 50,000 - 59,999		
\$ 60,000 - 69,999		
\$ 70,000 - 79,999		
\$ 80,000 - 89,999		1
\$ 90,000 - 99,999	1	
\$ 100,000 - 119,999	1	2
\$ 120,000 - 139,999	2	1
\$ 140,000 - 159,999	2	7
\$ 160,000 - 179,999	6	3
\$ 180,000 - 199,999	9	4
\$ 200,000 - 249,999	69	11
\$ 250,000 - 299,999	148	7
\$ 300,000 - 349,999	128	9
\$ 350,000 - 399,999	82	2
\$ 400,000 - 499,999	94	4
\$ 500,000 - 599,999	25	3
\$ 600,000 - 699,999	22	3
\$ 700,000 - 799,999	7	1
\$ 800,000 - 899,999	7	
\$ 900,000 - 999,999	4	
\$ 1,000,000 - and over	13	
Total	620	58

Time On Market Sort	M-SF	M-Condo
0 - 30	189	16
31-60	59	7
61-90	42	10
91-120	23	7
121-over	26	8
Total	339	48

