

Sarasota County

Monthly Market Summary - March 2019 Single Family Homes Sarasota County



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	March 2019	March 2018	Percent Change Year-over-Year
Closed Sales	778	767	1.4%
Paid in Cash	302	295	2.4%
Median Sale Price	\$285,000	\$287,000	-0.7%
Average Sale Price	\$395,321	\$412,593	-4.2%
Dollar Volume	\$307.6 Million	\$316.5 Million	-2.8%
Med. Pct. of Orig. List Price Received	95.4%	95.2%	0.2%
Median Time to Contract	51 Days	51 Days	0.0%
Median Time to Sale	94 Days	94 Days	0.0%
New Pending Sales	927	925	0.2%
New Listings	1,033	1,003	3.0%
Pending Inventory	1,210	1,261	-4.0%
Inventory (Active Listings)	3,515	3,104	13.2%
Months Supply of Inventory	5.3	4.7	12.8%

Monthly Market Summary - March 2019 Townhouses and Condos Sarasota County



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	March 2019	March 2018	Percent Change Year-over-Year
Closed Sales	393	455	-13.6%
Paid in Cash	254	293	-13.3%
Median Sale Price	\$227,825	\$240,000	-5.1%
Average Sale Price	\$324,695	\$405,367	-19.9%
Dollar Volume	\$127.6 Million	\$184.4 Million	-30.8%
Med. Pct. of Orig. List Price Received	94.6%	94.6%	0.0%
Median Time to Contract	52 Days	66 Days	-21.2%
Median Time to Sale	90 Days	107 Days	-15.9%
New Pending Sales	482	515	-6.4%
New Listings	478	553	-13.6%
Pending Inventory	721	729	-1.1%
Inventory (Active Listings)	2,089	1,863	12.1%
Months Supply of Inventory	6.4	5.6	14.3%



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Manatee County

Monthly Market Summary - March 2019 Single Family Homes Manatee County



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	March 2019	March 2018	Percent Change Year-over-Year
Closed Sales	629	580	8.4%
Paid in Cash	185	165	12.1%
Median Sale Price	\$312,000	\$285,000	9.5%
Average Sale Price	\$392,616	\$367,268	6.9%
Dollar Volume	\$247.0 Million	\$213.0 Million	15.9%
Med. Pot. of Orig. List Price Received	95.6%	96.2%	-0.6%
Median Time to Contract	58 Days	47 Days	23.4%
Median Time to Sale	106 Days	97 Days	9.3%
New Pending Sales	739	699	5.7%
New Listings	756	827	-8.6%
Pending Inventory	964	956	0.8%
Inventory (Active Listings)	2,292	2,339	-2.0%
Months Supply of Inventory	4.2	4.6	-8.7%

Monthly Market Summary - March 2019 Townhouses and Condos Manatee County



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	March 2019	March 2018	Percent Change Year-over-Year
Closed Sales	276	284	-2.8%
Paid in Cash	146	165	-11.5%
Median Sale Price	\$203,450	\$201,500	1.0%
Average Sale Price	\$240,995	\$245,563	-1.9%
Dollar Volume	\$66.5 Million	\$69.7 Million	-4.6%
Med. Pot. of Orig. List Price Received	95.9%	94.9%	1.1%
Median Time to Contract	38 Days	46 Days	-17.4%
Median Time to Sale	74 Days	87 Days	-14.9%
New Pending Sales	308	310	-0.6%
New Listings	307	334	-8.1%
Pending Inventory	373	394	-5.3%
Inventory (Active Listings)	1,087	1,067	1.9%
Months Supply of Inventory	4.8	5.1	-5.9%



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