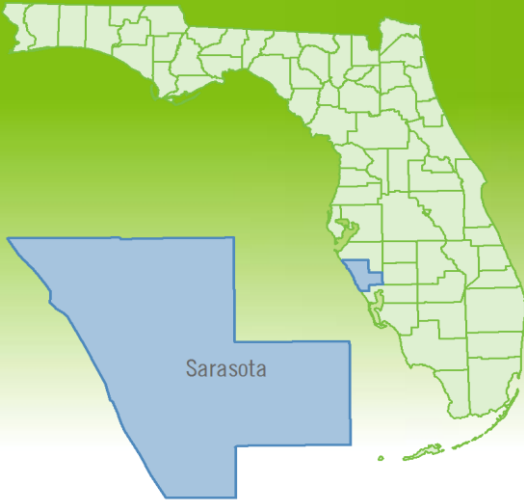


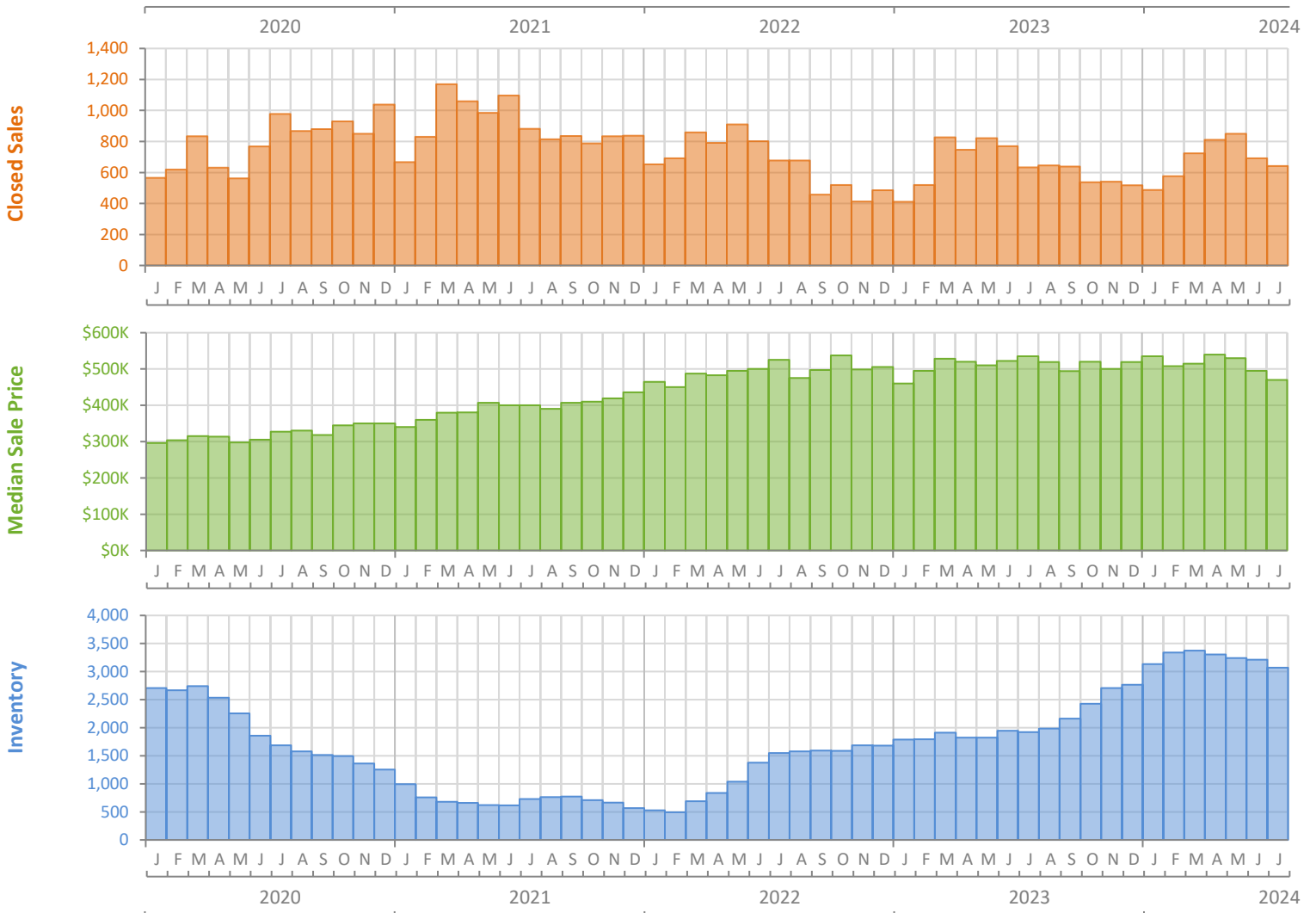
Monthly Market Summary - July 2024

Single-Family Homes

Sarasota County



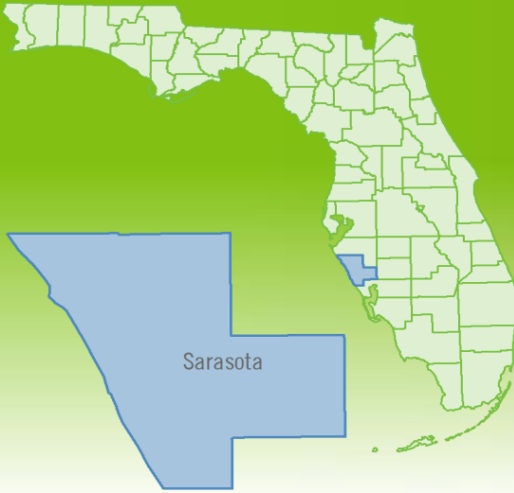
	July 2024	July 2023	Percent Change Year-over-Year
Closed Sales	642	633	1.4%
Paid in Cash	238	280	-15.0%
Median Sale Price	\$470,000	\$535,000	-12.1%
Average Sale Price	\$678,657	\$693,180	-2.1%
Dollar Volume	\$435.7 Million	\$438.8 Million	-0.7%
Med. Pct. of Orig. List Price Received	93.1%	96.3%	-3.3%
Median Time to Contract	52 Days	25 Days	108.0%
Median Time to Sale	94 Days	73 Days	28.8%
New Pending Sales	611	604	1.2%
New Listings	799	738	8.3%
Pending Inventory	805	972	-17.2%
Inventory (Active Listings)	3,068	1,923	59.5%
Months Supply of Inventory	4.8	3.2	50.0%



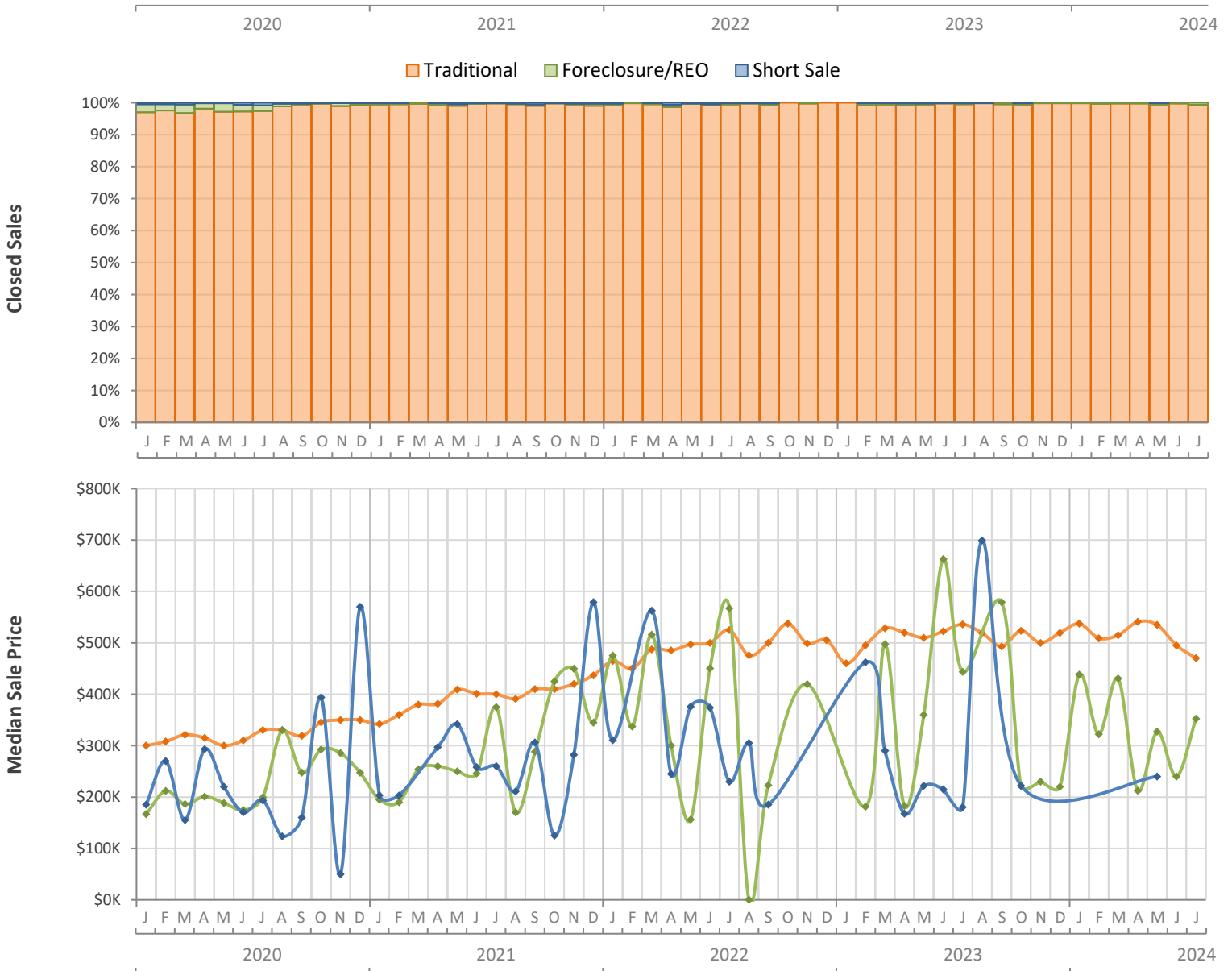
Monthly Distressed Market - July 2024

Single-Family Homes

Sarasota County



		July 2024	July 2023	Percent Change Year-over-Year
Traditional	Closed Sales	638	630	1.3%
	Median Sale Price	\$470,000	\$536,000	-12.3%
Foreclosure/REO	Closed Sales	4	2	100.0%
	Median Sale Price	\$352,500	\$443,528	-20.5%
Short Sale	Closed Sales	0	1	-100.0%
	Median Sale Price	(No Sales)	\$180,000	N/A



Produced by Florida REALTORS® with data provided by Florida's multiple listing services. Statistics for each month compiled from MLS feeds on the 15th day of the following month. Data released on Thursday, August 22, 2024. Next data release is Thursday, September 19, 2024.