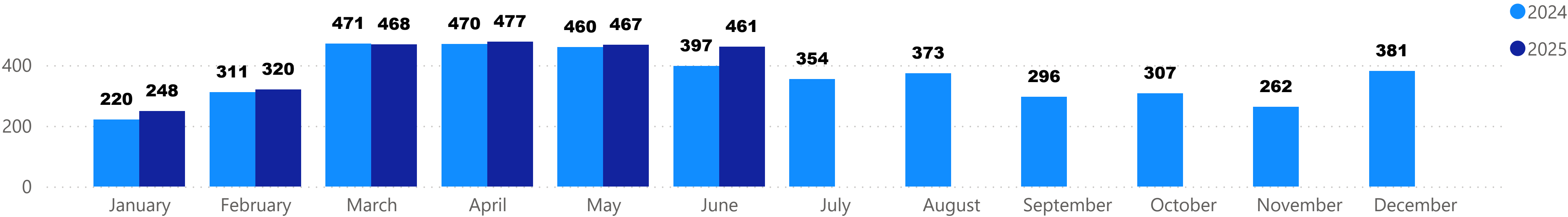




Monthly Sales Trend Indicator 2025

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	1												1
\$ 50,000 - 59,999	1												1
\$ 60,000 - 69,999				1	1								2
\$ 70,000 - 79,999													
\$ 80,000 - 89,999			1	1	1	1							4
\$ 90,000 - 99,999	1		1		2	1							5
\$ 100,000 - 119,999		2		3	3	2							10
\$ 120,000 - 139,999		2	3	7	3	2							17
\$ 140,000 - 159,999	6	2	3	1	4	8							24
\$ 160,000 - 179,999	6	5	6	8	11	5							41
\$ 180,000 - 199,999	9	12	13	6	7	11							58
\$ 200,000 - 249,999	18	24	44	49	42	45							222
\$ 250,000 - 299,999	40	65	107	108	101	119							540
\$ 300,000 - 349,999	55	70	102	92	100	101							520
\$ 350,000 - 399,999	39	50	56	67	57	52							321
\$ 400,000 - 499,999	26	41	48	49	57	43							264
\$ 500,000 - 599,999	13	14	21	28	25	25							126
\$ 600,000 - 699,999	11	10	15	20	20	17							93
\$ 700,000 - 799,999	6	8	11	18	19	5							67
\$ 800,000 - 899,999	3	4	14	3	6	6							36
\$ 900,000 - 999,999	7	1	4	1	2	3							18
\$ 1,000,000 - and over	6	10	19	15	6	15							71
Total	248	320	468	477	467	461							2441

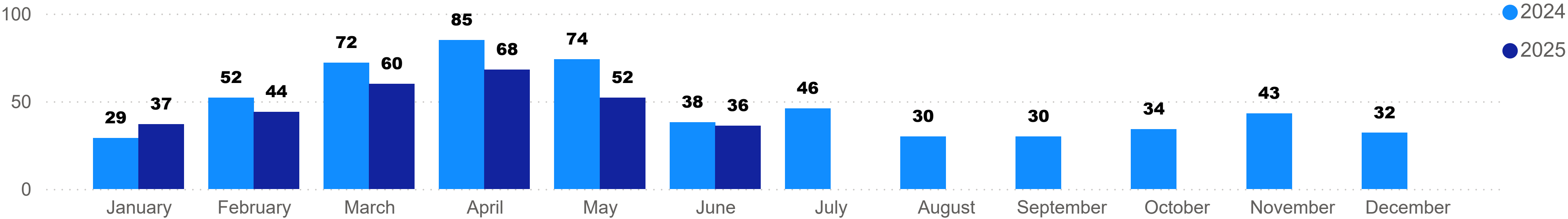




Monthly Sales Trend Indicator 2025

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					1								1
\$ 50,000 - 59,999	1					1							2
\$ 60,000 - 69,999	1	1		1	1	1							5
\$ 70,000 - 79,999		1		1		1							3
\$ 80,000 - 89,999					1								1
\$ 90,000 - 99,999		1	1		1								3
\$ 100,000 - 119,999	2	5	3	3	5	3							21
\$ 120,000 - 139,999	1	4	6	10	3	3							27
\$ 140,000 - 159,999	7	3	9	4	4	5							32
\$ 160,000 - 179,999	3	3	3	7	3	3							22
\$ 180,000 - 199,999	1	2	1	4	6	4							18
\$ 200,000 - 249,999	2	5	9	11	7	2							36
\$ 250,000 - 299,999	3	5	8	6	5	6							33
\$ 300,000 - 349,999	4	6	9	5	5	2							31
\$ 350,000 - 399,999	6	3	5	3	5	2							24
\$ 400,000 - 499,999	3	5	5	6	3	3							25
\$ 500,000 - 599,999	1		1	4	2								8
\$ 600,000 - 699,999	1			2									3
\$ 700,000 - 799,999				1									1
\$ 800,000 - 899,999	1												1
\$ 900,000 - 999,999													
\$ 1,000,000 - and over													
Total	37	44	60	68	52	36							297

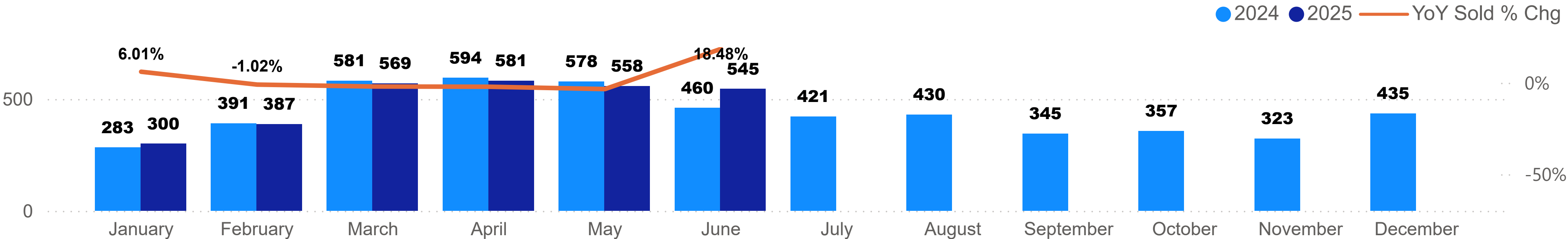




Monthly Sales Trend Indicator 2025

Sales by Price Range - Overall

Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999	2	1	3		3	1							10
\$ 50,000 - 59,999	2		2	1		2							7
\$ 60,000 - 69,999	3	2		2	2	2							11
\$ 70,000 - 79,999		1	3	3	1	4							12
\$ 80,000 - 89,999			1	3	3	5							12
\$ 90,000 - 99,999	1	1	3	1	5	1							12
\$ 100,000 - 119,999	4	12	5	9	10	9							49
\$ 120,000 - 139,999	1	8	16	19	13	8							65
\$ 140,000 - 159,999	15	9	15	9	15	17							80
\$ 160,000 - 179,999	13	14	15	16	18	16							92
\$ 180,000 - 199,999	11	15	14	14	17	20							91
\$ 200,000 - 249,999	22	30	59	69	55	55							290
\$ 250,000 - 299,999	43	71	121	118	108	129							590
\$ 300,000 - 349,999	60	77	112	99	105	104							557
\$ 350,000 - 399,999	45	53	61	70	63	54							346
\$ 400,000 - 499,999	29	46	53	55	60	47							290
\$ 500,000 - 599,999	14	14	22	33	27	25							135
\$ 600,000 - 699,999	12	10	16	22	20	17							97
\$ 700,000 - 799,999	6	8	11	19	19	5							68
\$ 800,000 - 899,999	4	4	14	3	6	6							37
\$ 900,000 - 999,999	7	1	4	1	2	3							18
\$ 1,000,000 - and over	6	10	19	15	6	15							71
Total	300	387	569	581	558	545							2940



Monthly Sales Trend Indicator 2025
Sales by Bedroom Count

Bedrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
1	6	5	7	8	6	8							40
2	67	92	134	150	134	122							699
3	172	216	305	313	309	287							1602
4	51	73	117	105	105	123							574
5	3	1	5	2	4	2							17
6+	1		1	3		3							8
Total	300	387	569	581	558	545							2940

Sales by Bathroom Count

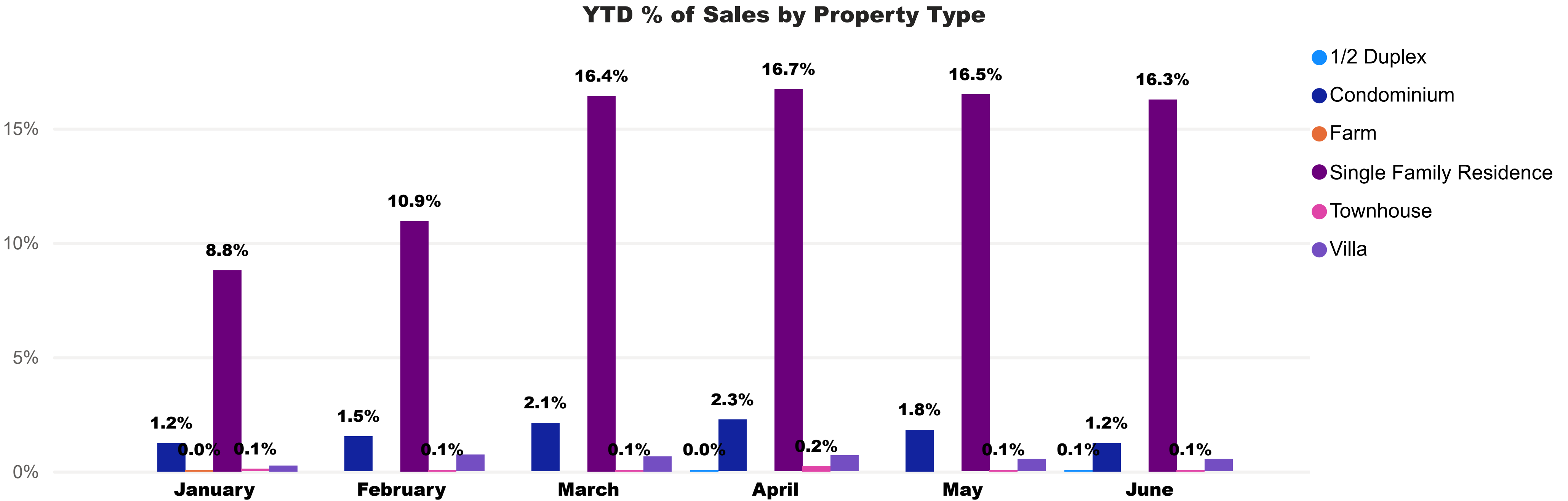
Bathrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
1	16	20	23	23	21	29							132
2	220	308	440	473	457	426							2324
3	56	54	91	68	68	77							414
4	7	5	8	11	9	9							49
5	1		6	3	2	3							15
6+			1	3	1	1							6
Total	300	387	569	581	558	545							2940



REALTORS® of Punta Gorda-Port Charlotte-North Port-DeSoto, Inc.®
Monthly Sales Trend Indicator 2025

Sales by Housing Style

Property Type	January	February	March	April	May	June	July	August	September	October	November	December	Total
1/2 Duplex				1		2							3
Condominium	34	42	58	62	50	34							280
Farm	1												1
Single Family Residence	241	300	450	458	452	446							2347
Townhouse	3	2	2	6	2	2							17
Villa	7	20	18	19	15	15							94
Total	286	364	528	546	519	499							2742





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

Multiple Listing One Month Sales and Inventory Report - June - 2025

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory
\$ 1 - 49,999							
\$ 50,000 - 59,999	1	0%	109,000	50,000	46%	53	
\$ 60,000 - 69,999	1	0%	85,000	60,000	71%	315	4
\$ 70,000 - 79,999	1	0%	99,999	74,000	74%	111	5
\$ 80,000 - 89,999	1	0%	105,500	86,000	82%	7	5
\$ 90,000 - 99,999	1	0%	120,000	99,000	83%	22	9
\$ 100,000 - 119,999	5	1%	120,740	110,200	91%	73	16
\$ 120,000 - 139,999	5	1%	141,160	127,600	90%	76	49
\$ 140,000 - 159,999	13	3%	158,823	151,162	95%	84	57
\$ 160,000 - 179,999	8	2%	185,250	166,125	90%	94	82
\$ 180,000 - 199,999	15	3%	206,080	190,300	92%	69	90
\$ 200,000 - 249,999	48	10%	237,122	227,740	96%	121	239
\$ 250,000 - 299,999	126	25%	282,879	277,477	98%	130	548
\$ 300,000 - 349,999	103	21%	332,441	322,703	97%	135	540
\$ 350,000 - 399,999	54	11%	382,415	372,575	97%	133	421
\$ 400,000 - 499,999	46	9%	458,986	436,029	95%	91	461
\$ 500,000 - 599,999	25	5%	575,503	538,293	94%	145	271
\$ 600,000 - 699,999	17	3%	672,506	643,618	96%	109	163
\$ 700,000 - 799,999	5	1%	759,580	733,000	97%	103	109
\$ 800,000 - 899,999	6	1%	859,800	827,500	96%	190	68
\$ 900,000 - 999,999	3	1%	1,008,133	952,500	94%	110	44
\$ 1,000,000 - and over	15	3%	1,543,414	1,415,154	92%	84	172
Total	499	100%	385,670	368,995	96%	121	3353

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 - 2025

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory
\$ 1 - 49,999	10	0.34%	43,510	31,550	73%	65	
\$ 50,000 - 59,999	7	0.24%	76,743	53,729	70%	60	
\$ 60,000 - 69,999	11	0.37%	74,300	63,064	85%	126	4
\$ 70,000 - 79,999	12	0.41%	87,700	74,521	85%	94	5
\$ 80,000 - 89,999	12	0.41%	96,383	83,825	87%	119	5
\$ 90,000 - 99,999	12	0.41%	108,025	92,667	86%	106	9
\$ 100,000 - 119,999	49	1.67%	123,020	110,147	90%	112	16
\$ 120,000 - 139,999	65	2.21%	141,691	128,931	91%	88	49
\$ 140,000 - 159,999	80	2.72%	160,748	149,053	93%	84	57
\$ 160,000 - 179,999	92	3.13%	183,285	167,781	92%	85	82
\$ 180,000 - 199,999	91	3.10%	201,620	189,765	94%	83	90
\$ 200,000 - 249,999	290	9.86%	236,697	226,315	96%	104	239
\$ 250,000 - 299,999	590	20.07%	284,066	276,202	97%	114	548
\$ 300,000 - 349,999	557	18.95%	330,405	321,952	97%	114	540
\$ 350,000 - 399,999	346	11.77%	384,145	371,108	97%	112	421
\$ 400,000 - 499,999	290	9.86%	456,962	438,821	96%	84	461
\$ 500,000 - 599,999	135	4.59%	572,388	545,412	95%	92	271
\$ 600,000 - 699,999	97	3.30%	671,702	643,986	96%	82	163
\$ 700,000 - 799,999	68	2.31%	777,576	742,722	96%	99	109
\$ 800,000 - 899,999	37	1.26%	884,630	839,713	95%	92	68
\$ 900,000 - 999,999	18	0.61%	1,006,294	941,750	94%	130	44
\$ 1,000,000 - and over	71	2.41%	1,539,388	1,430,572	93%	89	172
Total	2940	100.00%	377,468	361,421	96%	103	3353

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.

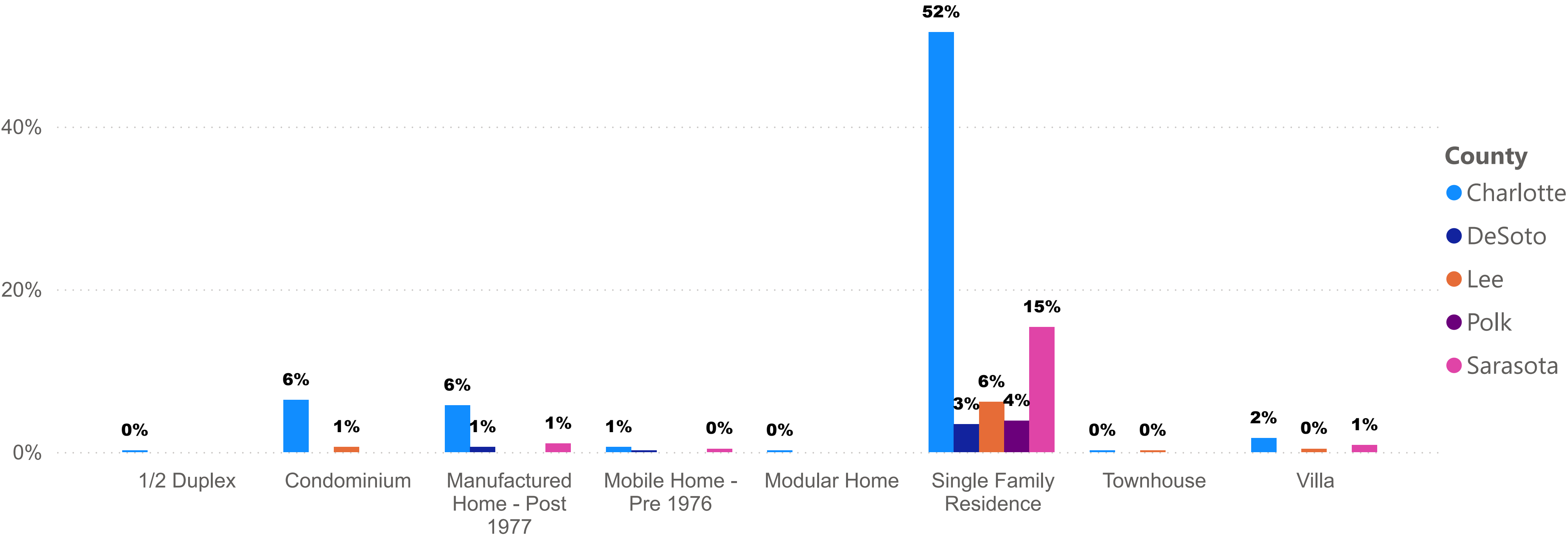
**Four Year Sales and
Inventory History 2021 -
2025. Compiled from
Monthly Sales and
Inventory Reports**

Month	Monthly Sales	Average List Price	Average Sales Price	% List to Sell	AVG DOM	Inventory	Months Inventory
07/31/2021	546	348,943	349,542	100%	21	568	1.04
08/31/2021	494	336,183	335,424	100%	18	640	1.30
09/30/2021	444	373,656	373,153	100%	16	649	1.46
10/31/2021	449	355,778	353,592	99%	19	605	1.35
11/30/2021	475	353,916	351,930	99%	23	583	1.23
12/31/2021	529	425,140	413,597	97%	22	548	1.04
01/31/2022	408	384,746	381,821	99%	31	550	1.35
02/28/2022	450	426,298	422,272	99%	26	556	1.24
03/31/2022	562	414,501	417,161	101%	21	642	1.14
04/30/2022	545	425,187	427,622	101%	15	755	1.39
05/31/2022	547	411,342	413,669	101%	15	888	1.62
06/30/2022	560	427,955	424,741	99%	15	1070	1.91
07/31/2022	430	409,729	402,558	98%	17	1113	2.59
08/31/2022	440	413,855	406,103	98%	24	1141	2.59
09/30/2022	303	412,888	398,599	97%	28	1200	3.96
10/31/2022	247	424,210	410,233	97%	29	1075	4.35
11/30/2022	211	413,715	397,308	96%	38	1101	5.22
12/31/2022	292	370,767	355,121	96%	39	1131	3.87
01/31/2023	246	398,129	381,820	96%	45	1230	5.00
02/28/2023	266	395,661	384,174	97%	36	1325	4.98
03/31/2023	449	401,345	388,082	97%	48	1456	3.24
04/30/2023	430	424,435	411,775	97%	44	1511	3.51
05/31/2023	428	433,634	419,922	97%	40	1554	3.63
06/30/2023	444	416,584	403,892	97%	48	1677	3.78
07/31/2023	345	441,281	429,485	97%	54	1725	5.00
08/31/2023	387	405,068	391,188	97%	50	1786	4.61
09/30/2023	395	391,840	378,910	97%	53	1971	4.99
10/31/2023	326	428,391	414,518	97%	57	2190	6.72
11/30/2023	361	400,055	387,424	97%	54	2442	6.76
12/31/2023	391	411,425	396,194	96%	66	2507	6.41
01/31/2024	249	427,312	409,187	96%	70	2813	11.30
02/29/2024	363	459,189	442,067	96%	69	2904	8.00
03/31/2024	543	416,233	403,692	97%	82	2897	5.34
04/30/2024	556	428,192	413,644	97%	81	2926	5.26
05/31/2024	535	444,518	427,623	96%	92	2951	5.52
06/30/2024	435	425,626	409,240	96%	93	2842	6.53
07/31/2024	401	397,076	378,981	95%	97	2805	7.00
08/31/2024	405	391,870	370,822	95%	91	2766	6.83
09/30/2024	327	396,938	383,117	97%	98	2801	8.57
10/31/2024	341	392,093	376,231	96%	107	2893	8.48
11/30/2024	305	369,869	354,830	96%	102	3143	10.30
12/31/2024	414	390,271	375,491	96%	105	3296	7.96
01/31/2025	286	403,952	389,044	96%	114	3726	13.03
02/28/2025	364	386,637	370,952	96%	122	3902	10.72
03/31/2025	528	402,274	386,944	96%	106	3942	7.47
04/30/2025	546	395,410	377,610	95%	103	3851	7.05
05/31/2025	519	380,624	363,979	96%	119	3596	6.93
06/30/2025	499	385,670	368,995	96%	130	3353	6.72

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
1/2 Duplex	0%					0%
Condominium	6%		1%			7%
Manufactured Home - Post 1977	6%	1%			1%	7%
Mobile Home - Pre 1976	1%	0%			0%	1%
Modular Home	0%					0%
Single Family Residence	52%	3%	6%	4%	15%	80%
Townhouse	0%		0%			0%
Villa	2%		0%		1%	3%
Total	67%	4%	7%	4%	18%	100%



Board/Association: State Month Year

Port Charlotte FL June 2025

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

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	1			1
\$ 100,000 - 119,999	2			2
\$ 120,000 - 139,999	1		1	2
\$ 140,000 - 159,999	7	1		8
\$ 160,000 - 179,999	1	4		5
\$ 180,000 - 199,999	8	3		11
\$ 200,000 - 249,999	16	27	2	45
\$ 250,000 - 299,999	17	69	33	119
\$ 300,000 - 349,999	5	61	35	101
\$ 350,000 - 399,999	3	28	21	52
\$ 400,000 - 499,999	3	27	13	43
\$ 500,000 - 599,999		18	7	25
\$ 600,000 - 699,999		15	2	17
\$ 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		6	9	15
Total	65	269	127	461

Condominium / Cooperative Units

Number of Bedrooms

Price Range	2 or Less	3	4 or More	Total
▲				
\$ 1 - 49,999				
\$ 50,000 - 59,999	1			1
\$ 60,000 - 69,999	1			1
\$ 70,000 - 79,999	1			1
\$ 80,000 - 89,999				
\$ 90,000 - 99,999				
\$ 100,000 - 119,999	3			3
\$ 120,000 - 139,999	3			3
\$ 140,000 - 159,999	5			5
\$ 160,000 - 179,999	3			3
\$ 180,000 - 199,999	3	1		4
\$ 200,000 - 249,999	1	1		2
\$ 250,000 - 299,999	5	1		6
\$ 300,000 - 349,999	2			2
\$ 350,000 - 399,999		2		2
\$ 400,000 - 499,999		3		3
\$ 500,000 - 599,999				
\$ 600,000 - 699,999				
\$ 700,000 - 799,999				
\$ 800,000 - 899,999				
\$ 900,000 - 999,999				
\$ 1,000,000 - and over				
Total	28	8		36

Active Listings

(Unsold Homes)

Price Range	M-SF	M-Condo
▲		
\$ 1 - 49,999		
\$ 50,000 - 59,999		
\$ 60,000 - 69,999		3
\$ 70,000 - 79,999		5
\$ 80,000 - 89,999	1	2
\$ 90,000 - 99,999		8
\$ 100,000 - 119,999	2	10
\$ 120,000 - 139,999	2	38
\$ 140,000 - 159,999	12	37
\$ 160,000 - 179,999	18	55
\$ 180,000 - 199,999	39	44
\$ 200,000 - 249,999	132	77
\$ 250,000 - 299,999	399	83
\$ 300,000 - 349,999	452	50
\$ 350,000 - 399,999	336	47
\$ 400,000 - 499,999	367	59
\$ 500,000 - 599,999	217	31
\$ 600,000 - 699,999	133	18
\$ 700,000 - 799,999	92	8
\$ 800,000 - 899,999	52	5
\$ 900,000 - 999,999	42	1
\$ 1,000,000 - and over	152	8
Total	2448	589

Sales Pending

(Under Contract)

Price Range	M-SF	M-Condo
▲		
\$ 1 - 49,999	1	
\$ 50,000 - 59,999	1	
\$ 60,000 - 69,999		1
\$ 70,000 - 79,999	1	
\$ 80,000 - 89,999	1	1
\$ 90,000 - 99,999		
\$ 100,000 - 119,999	1	1
\$ 120,000 - 139,999		13
\$ 140,000 - 159,999	8	7
\$ 160,000 - 179,999	4	4
\$ 180,000 - 199,999	12	6
\$ 200,000 - 249,999	63	9
\$ 250,000 - 299,999	155	9
\$ 300,000 - 349,999	120	3
\$ 350,000 - 399,999	75	2
\$ 400,000 - 499,999	73	2
\$ 500,000 - 599,999	27	
\$ 600,000 - 699,999	18	
\$ 700,000 - 799,999	14	
\$ 800,000 - 899,999	9	
\$ 900,000 - 999,999	5	
\$ 1,000,000 - and over	12	
Total	600	58

Time On Market Sort	M-SF	M-Condo
0 - 30	112	5
31-60	79	8
61-90	59	3
91-120	46	7
121-over	165	13
Total	461	36

