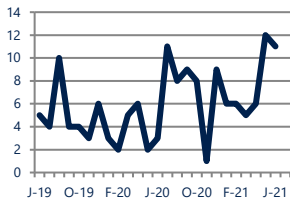




**Units Sold**

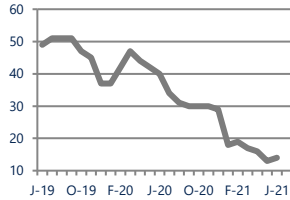
11



**Up**  
Vs. Year Ago

**Active Inventory**

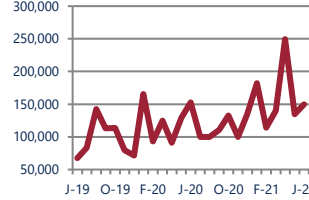
14



**Down -65%**  
Vs. Year Ago

**Median Sale Price**

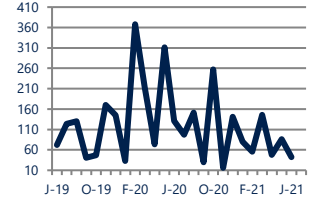
\$149,900



**Down -2%**  
Vs. Year Ago

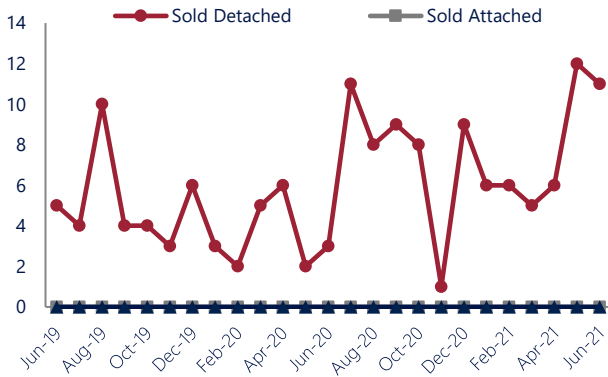
**Days On Market**

42



**Down**  
Vs. Year Ago

**Units Sold\***



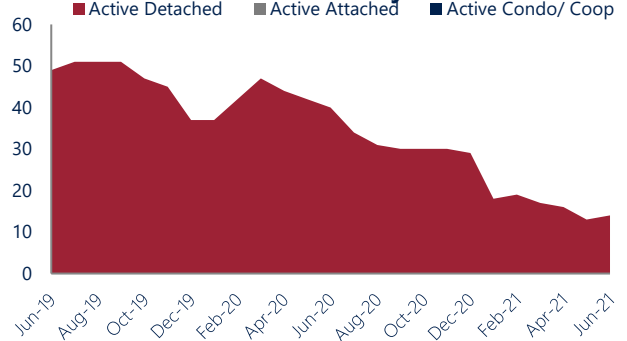
**Units Sold**

With relatively few transactions, there was a decrease in total units sold in June, with 11 sold this month in Charlotte County. This month's total units sold was higher than at this time last year, an increase from June 2020.

**Active Inventory**

Versus last year, the total number of homes available this month is lower by 26 units or 65%. The total number of active inventory this June was 14 compared to 40 in June 2020. This month's total of 14 is higher than the previous month's total supply of available inventory of 13, an increase of 8%.

**Active Inventory\***



**Median Sale Price**



**Median Sale Price**

Last June, the median sale price for Charlotte County Homes was \$152,500. This June, the median sale price was \$149,900, a decrease of 2% or \$2,600 compared to last year. The current median sold price is 11% higher than in May.

Median sale price is the middle sale price in a given month. The same number of properties are above & below the median.



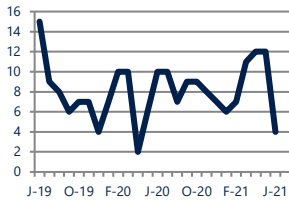
\*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by SCAR and its member Association(s) of REALTORS, who are not responsible for its accuracy. Does not reflect all activity in the marketplace. Information contained in this report is deemed reliable but not guaranteed, should be independently verified, and does not constitute an opinion of SCAR or Long & Foster Real Estate, Inc.





### New Listings

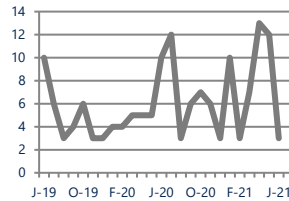
4



**Down -60%**  
Vs. Year Ago

### Current Contracts

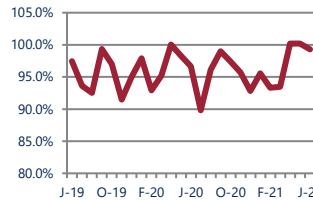
3



**Down -70%**  
Vs. Year Ago

### Sold Vs. List Price

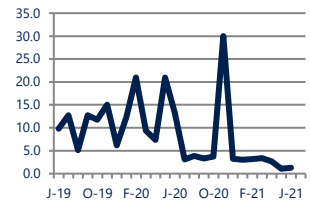
99.3%



**Up 2.7%**  
Vs. Year Ago

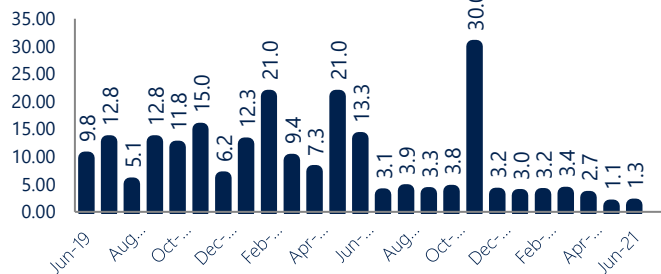
### Months of Supply

1.3



**Down -90%**  
Vs. Year Ago

### Months of Supply



### Months of Supply

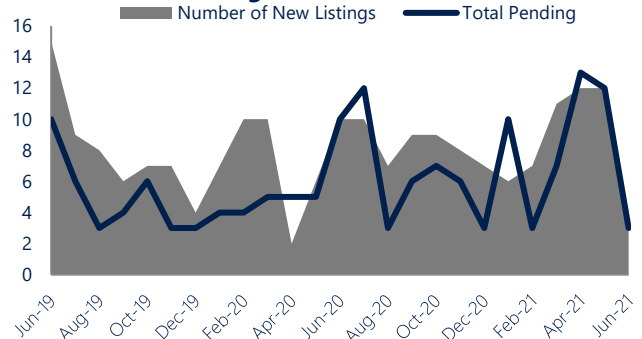
In June, there was 1.3 months of supply available in Charlotte County, compared to 13.3 in June 2020. That is a decrease of 90% versus a year ago.

Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

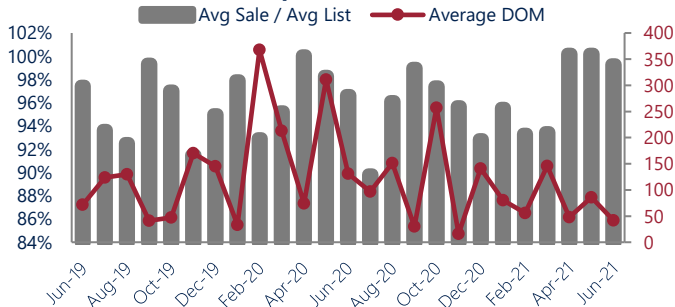
### New Listings & Current Contracts

This month there were 4 homes newly listed for sale in Charlotte County compared to 10 in June 2020, a decrease of 60%. There were 3 current contracts pending sale this June compared to 10 a year ago. The number of current contracts is 70% lower than last June.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In June, the average sale price in Charlotte County was 99.3% of the average list price, which is 2.7% higher than at this time last year.

### Days On Market

This month, the average number of days on market was 42, lower than the average last year, which was 131. This decrease was impacted by the limited number of sales.



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