



**BURNS & BERTHA**

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# **April 2020 Summary**

**Sarasota & Manatee Sales**

**Single Family**

**Condo**

**Townhome**





# APRIL 2020 Monthly Recap

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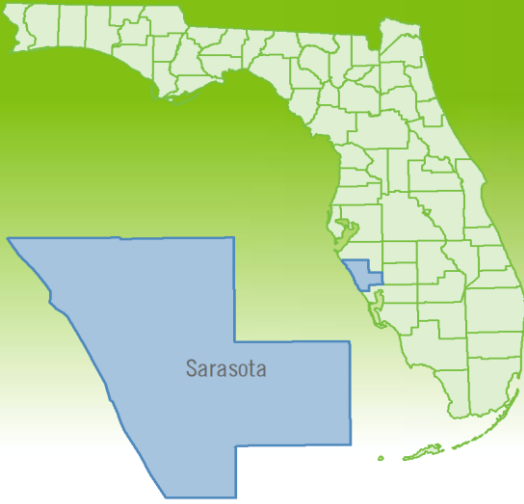
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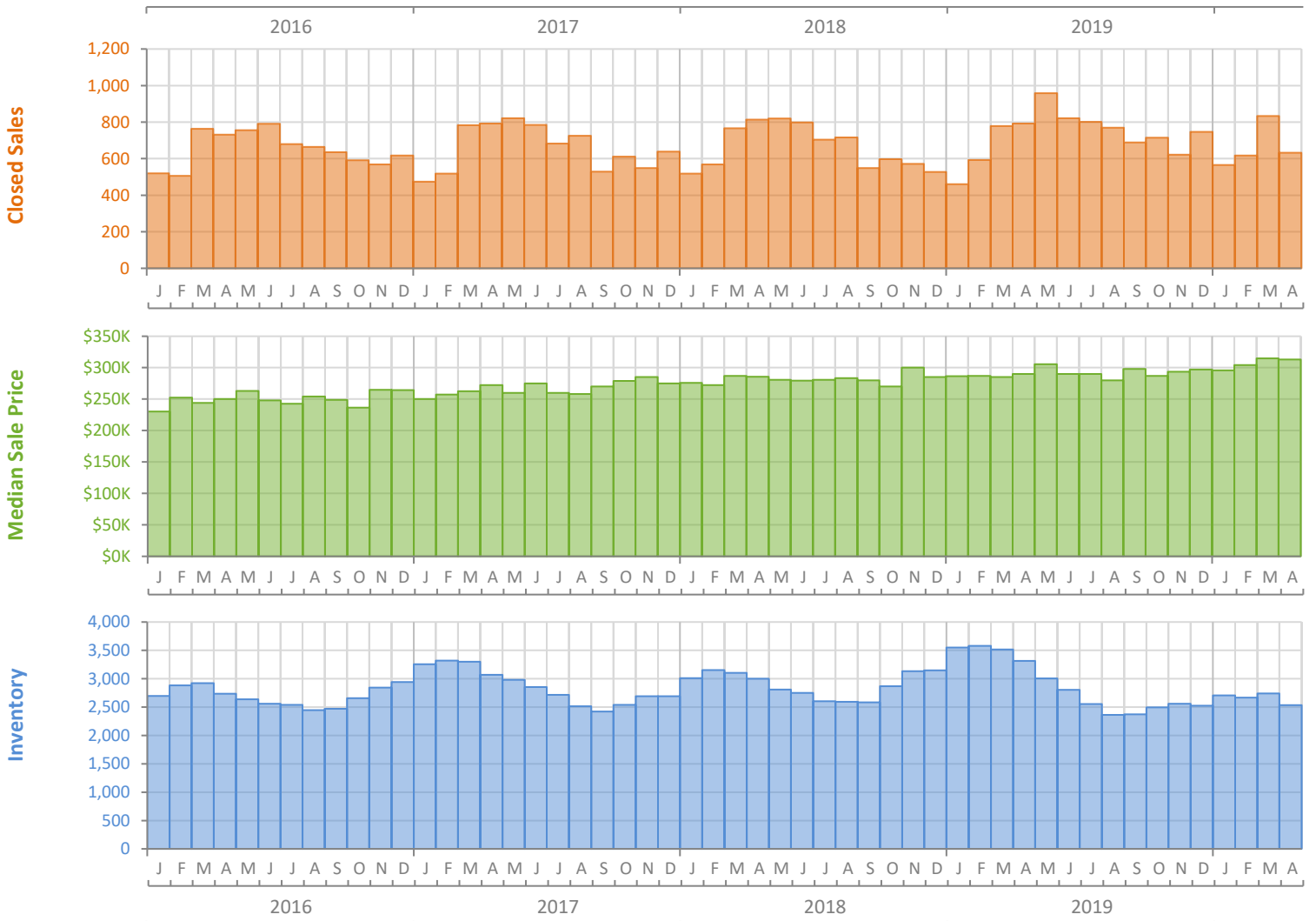
# Monthly Market Summary - April 2020

## Single Family Homes

### Sarasota County



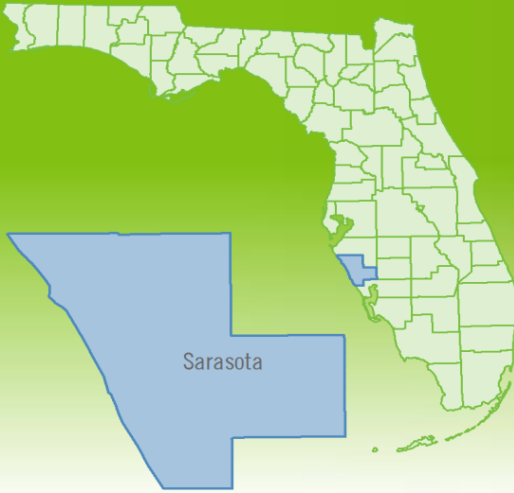
	April 2020	April 2019	Percent Change Year-over-Year
Closed Sales	632	793	-20.3%
Paid in Cash	199	293	-32.1%
Median Sale Price	\$313,250	\$290,000	8.0%
Average Sale Price	\$435,531	\$417,774	4.3%
Dollar Volume	\$275.3 Million	\$331.3 Million	-16.9%
Med. Pct. of Orig. List Price Received	96.5%	94.4%	2.2%
Median Time to Contract	33 Days	55 Days	-40.0%
Median Time to Sale	77 Days	96 Days	-19.8%
New Pending Sales	544	892	-39.0%
New Listings	550	833	-34.0%
Pending Inventory	858	1,293	-33.6%
Inventory (Active Listings)	2,532	3,313	-23.6%
Months Supply of Inventory	3.5	5.0	-30.0%



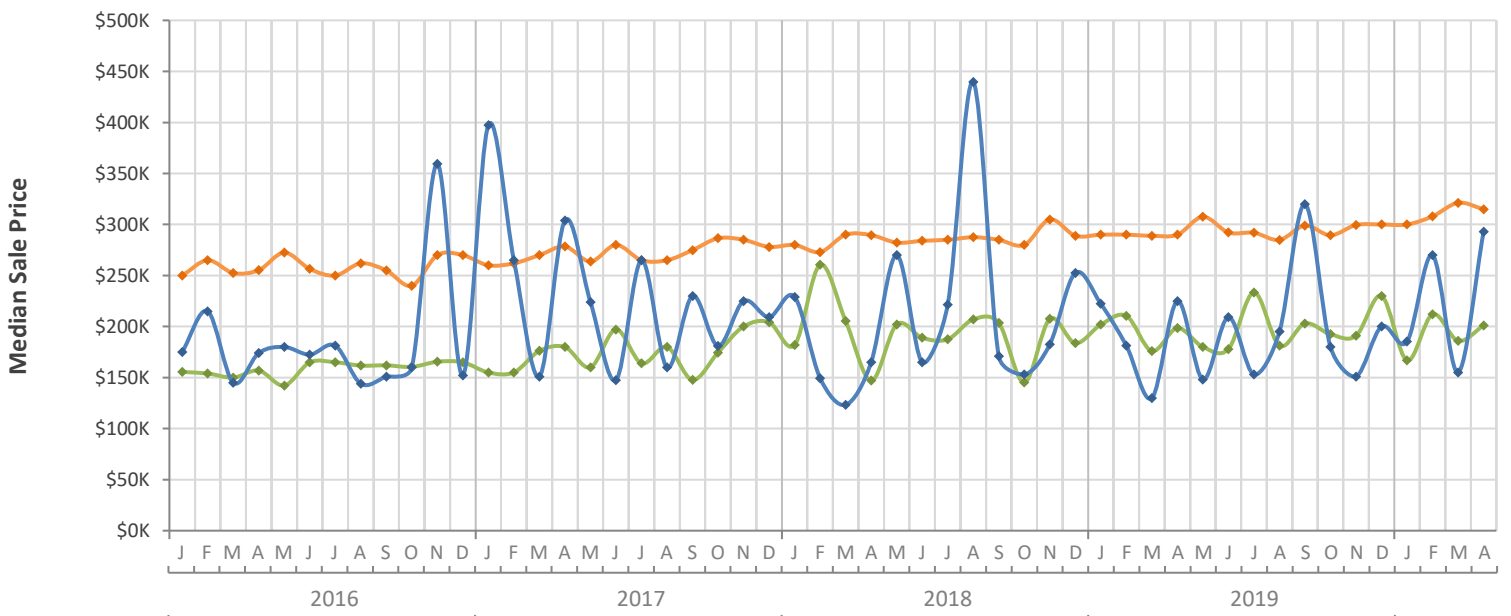
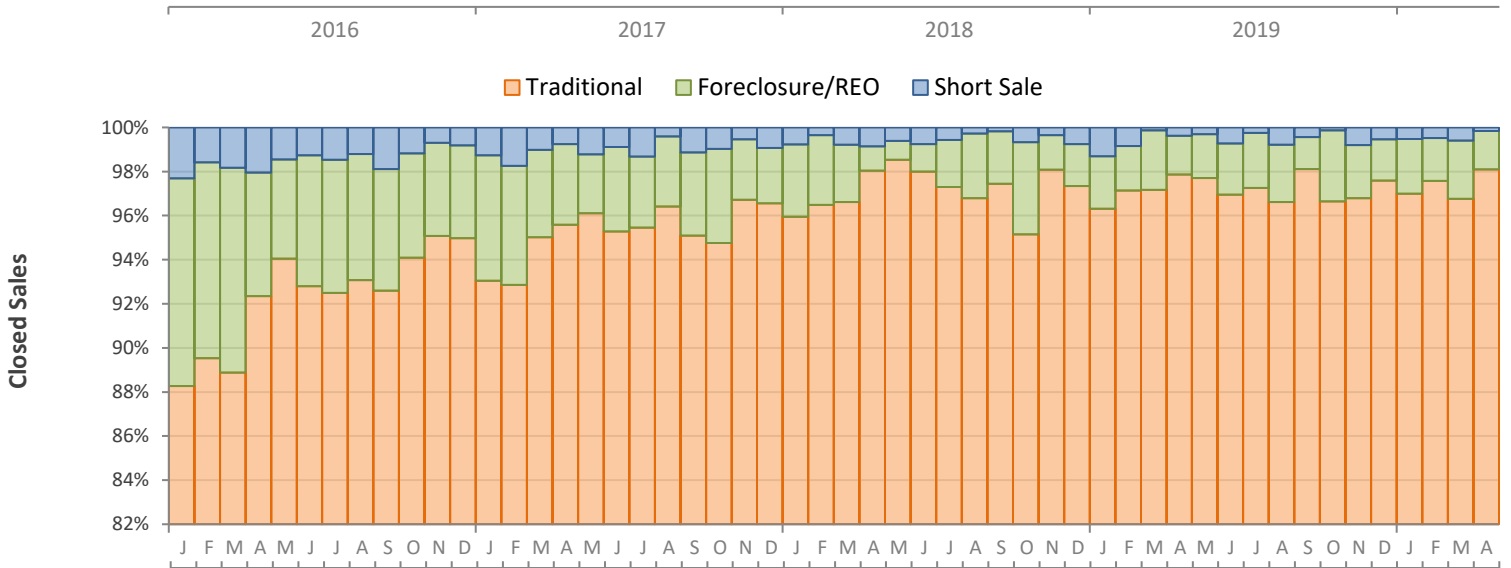
# Monthly Distressed Market - April 2020

## Single Family Homes

### Sarasota County



		April 2020	April 2019	Percent Change Year-over-Year
Traditional	Closed Sales	620	776	-20.1%
	Median Sale Price	\$315,000	\$290,000	8.6%
Foreclosure/REO	Closed Sales	11	14	-21.4%
	Median Sale Price	\$201,000	\$198,500	1.3%
Short Sale	Closed Sales	1	3	-66.7%
	Median Sale Price	\$293,000	\$225,000	30.2%

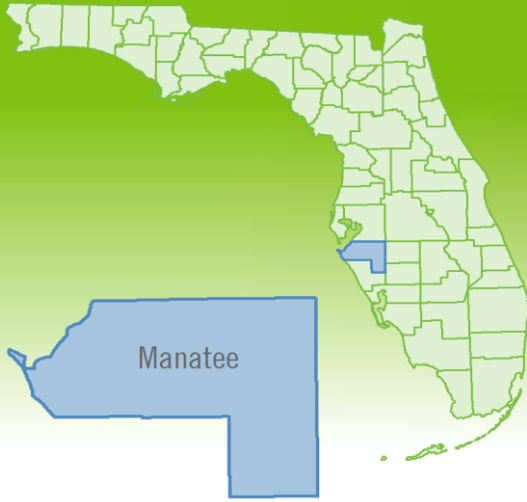




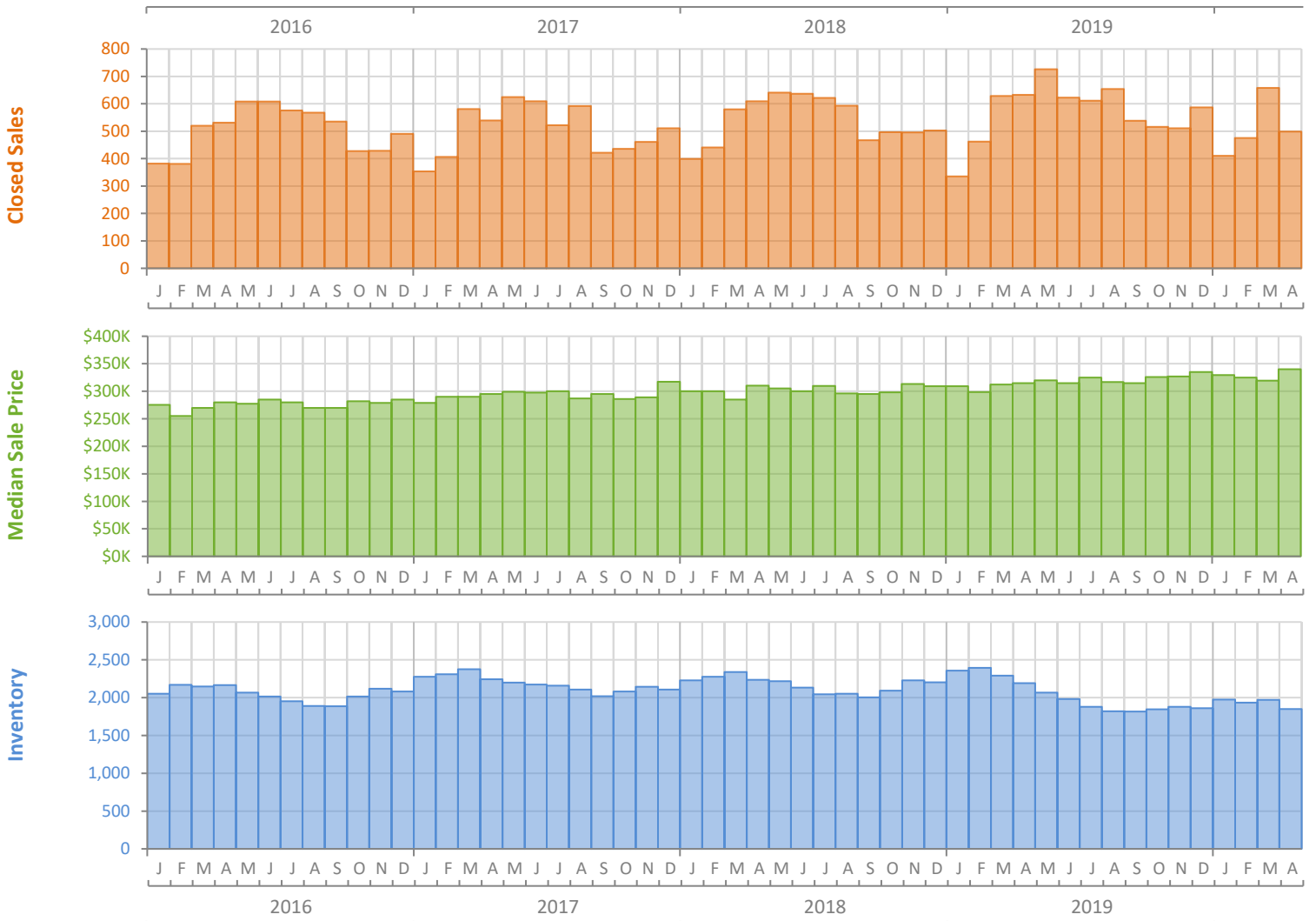
# Monthly Market Summary - April 2020

## Single Family Homes

### Manatee County



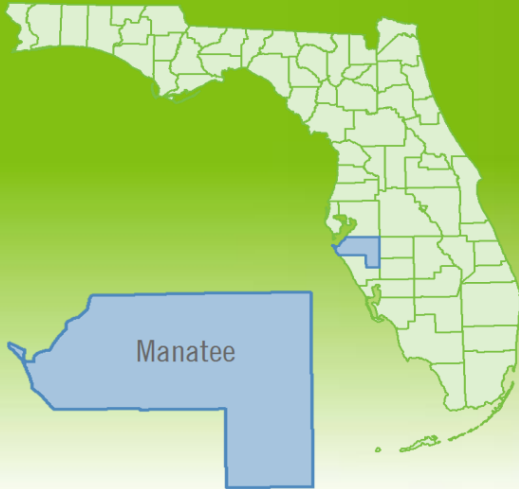
	April 2020	April 2019	Percent Change Year-over-Year
Closed Sales	499	633	-21.2%
Paid in Cash	120	177	-32.2%
Median Sale Price	\$340,000	\$315,000	7.9%
Average Sale Price	\$406,699	\$390,612	4.1%
Dollar Volume	\$202.9 Million	\$247.3 Million	-17.9%
Med. Pct. of Orig. List Price Received	97.2%	96.0%	1.3%
Median Time to Contract	26 Days	48 Days	-45.8%
Median Time to Sale	73 Days	92 Days	-20.7%
New Pending Sales	440	695	-36.7%
New Listings	457	657	-30.4%
Pending Inventory	676	1,013	-33.3%
Inventory (Active Listings)	1,851	2,193	-15.6%
Months Supply of Inventory	3.3	4.0	-17.5%



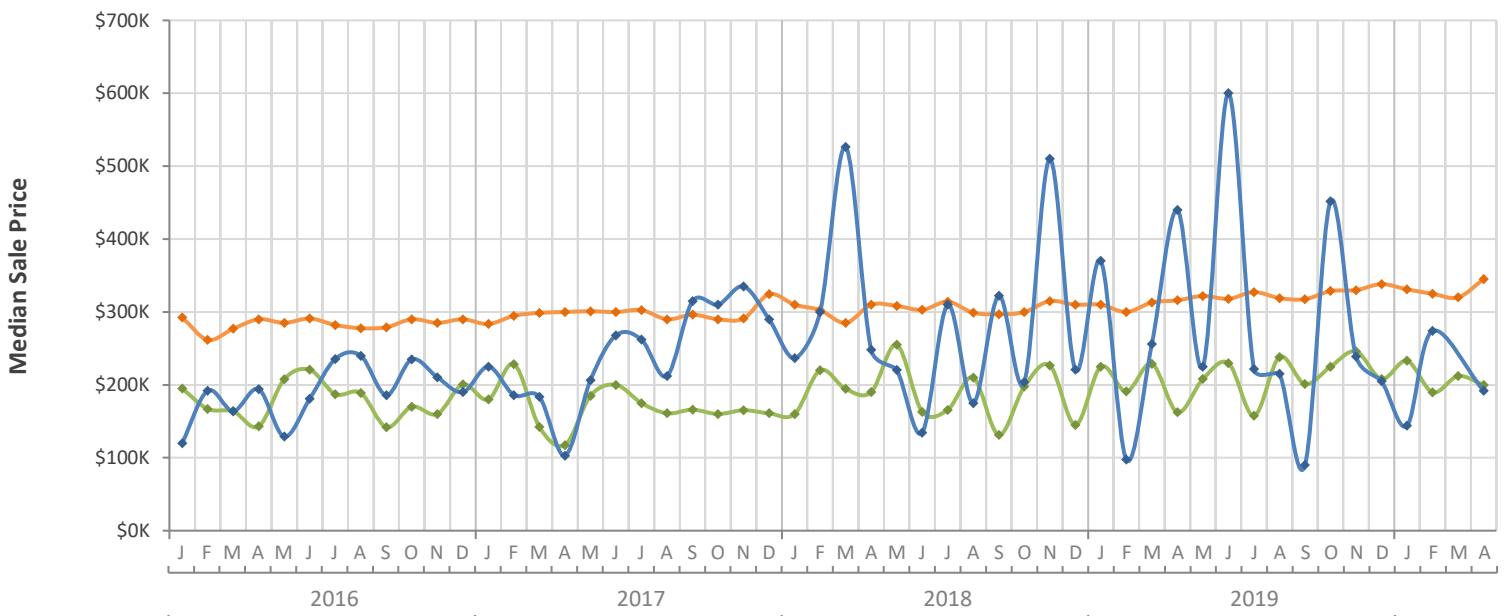
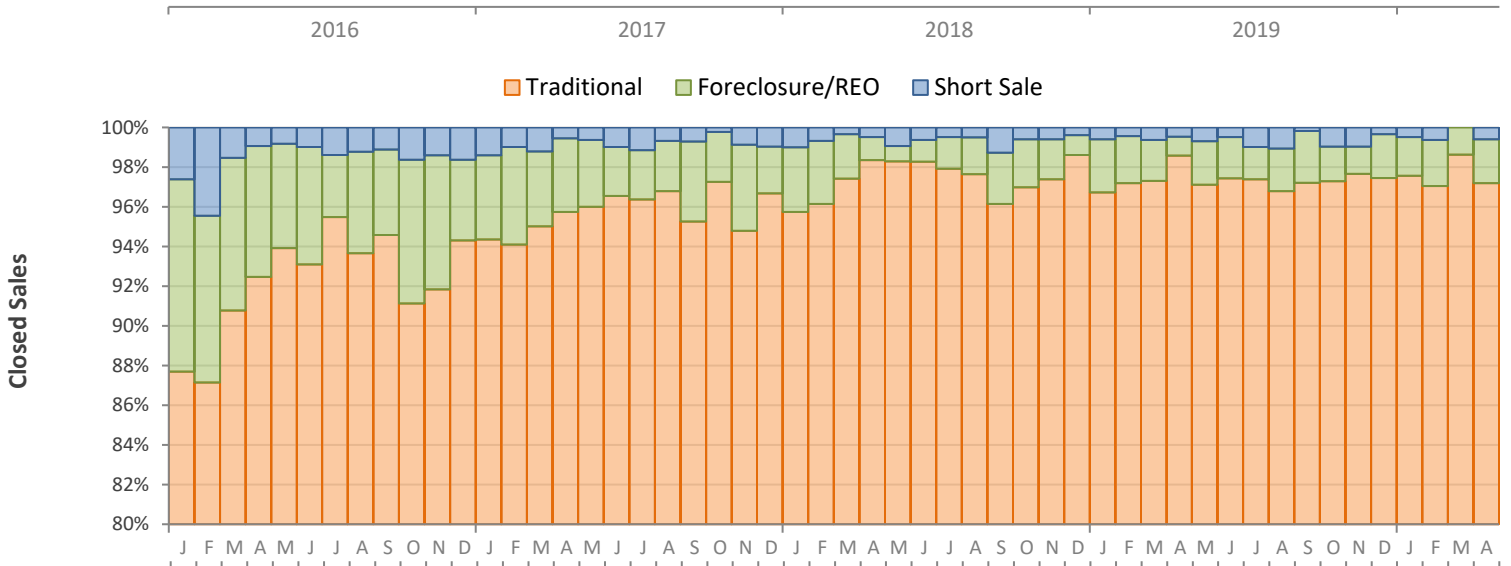
# Monthly Distressed Market - April 2020

## Single Family Homes

### Manatee County



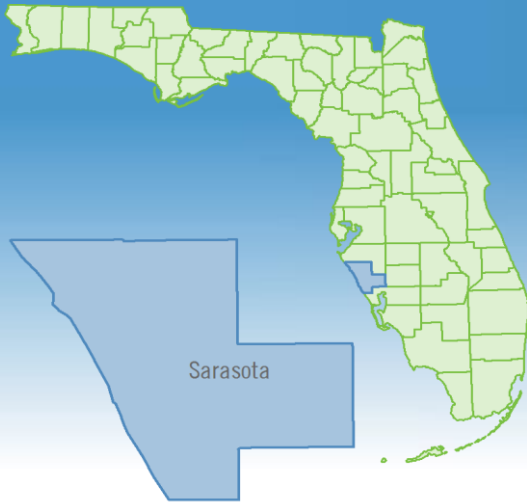
		April 2020	April 2019	Percent Change Year-over-Year
Traditional	Closed Sales	485	624	-22.3%
	Median Sale Price	\$345,000	\$315,995	9.2%
Foreclosure/REO	Closed Sales	11	6	83.3%
	Median Sale Price	\$200,002	\$162,500	23.1%
Short Sale	Closed Sales	3	3	0.0%
	Median Sale Price	\$192,000	\$440,000	-56.4%



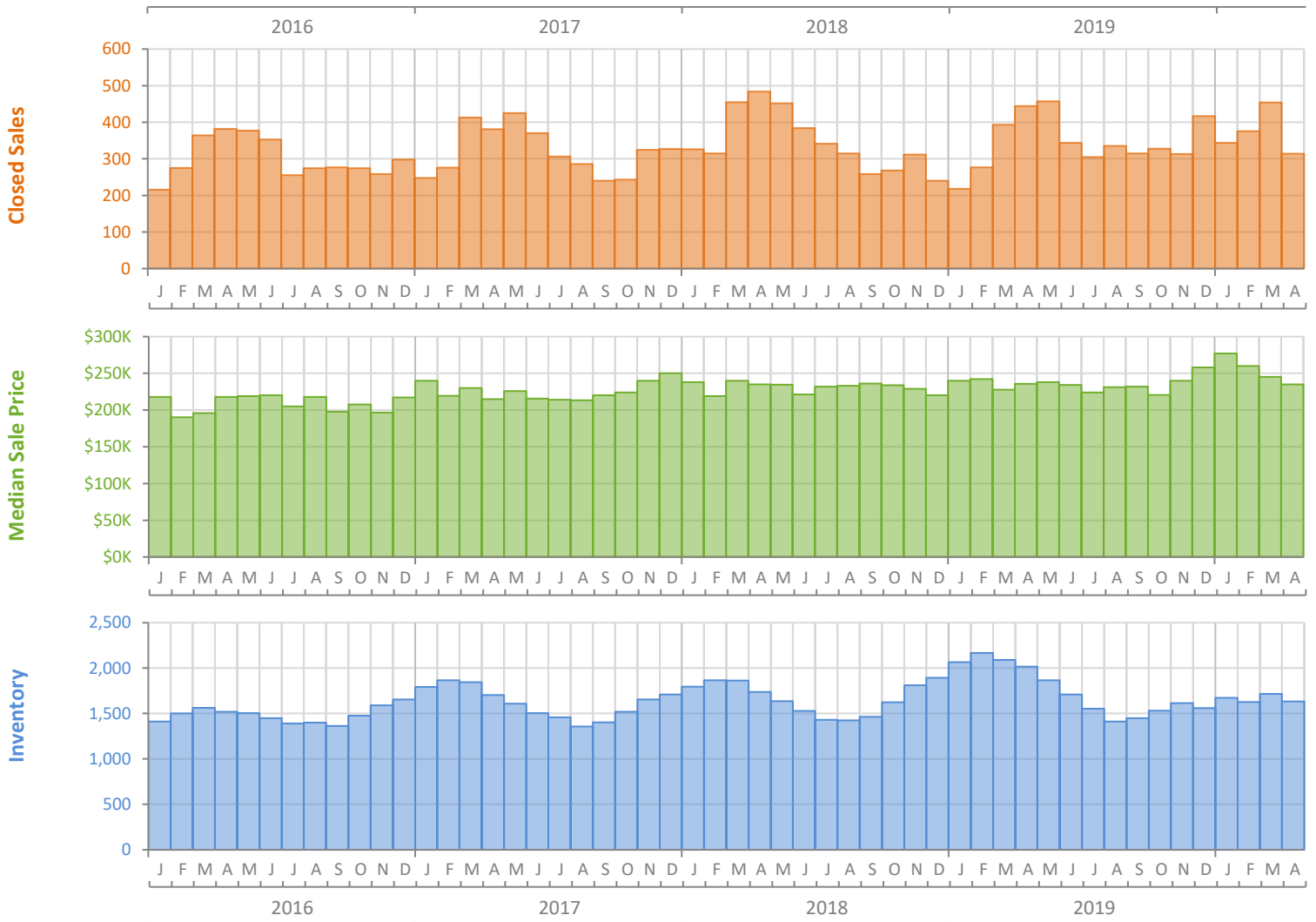
# Monthly Market Summary - April 2020

## Townhouses and Condos

### Sarasota County



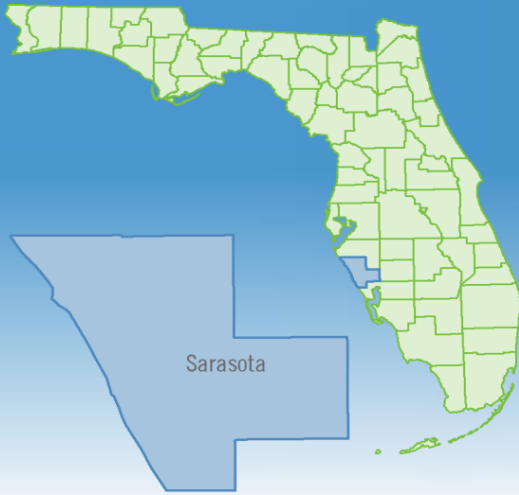
	April 2020	April 2019	Percent Change Year-over-Year
Closed Sales	314	444	-29.3%
Paid in Cash	151	260	-41.9%
Median Sale Price	\$234,863	\$235,700	-0.4%
Average Sale Price	\$333,107	\$349,550	-4.7%
Dollar Volume	\$104.6 Million	\$155.2 Million	-32.6%
Med. Pct. of Orig. List Price Received	95.1%	93.9%	1.3%
Median Time to Contract	38 Days	58 Days	-34.5%
Median Time to Sale	89 Days	107 Days	-16.8%
New Pending Sales	204	425	-52.0%
New Listings	282	426	-33.8%
Pending Inventory	459	686	-33.1%
Inventory (Active Listings)	1,633	2,016	-19.0%
Months Supply of Inventory	4.6	6.2	-25.8%



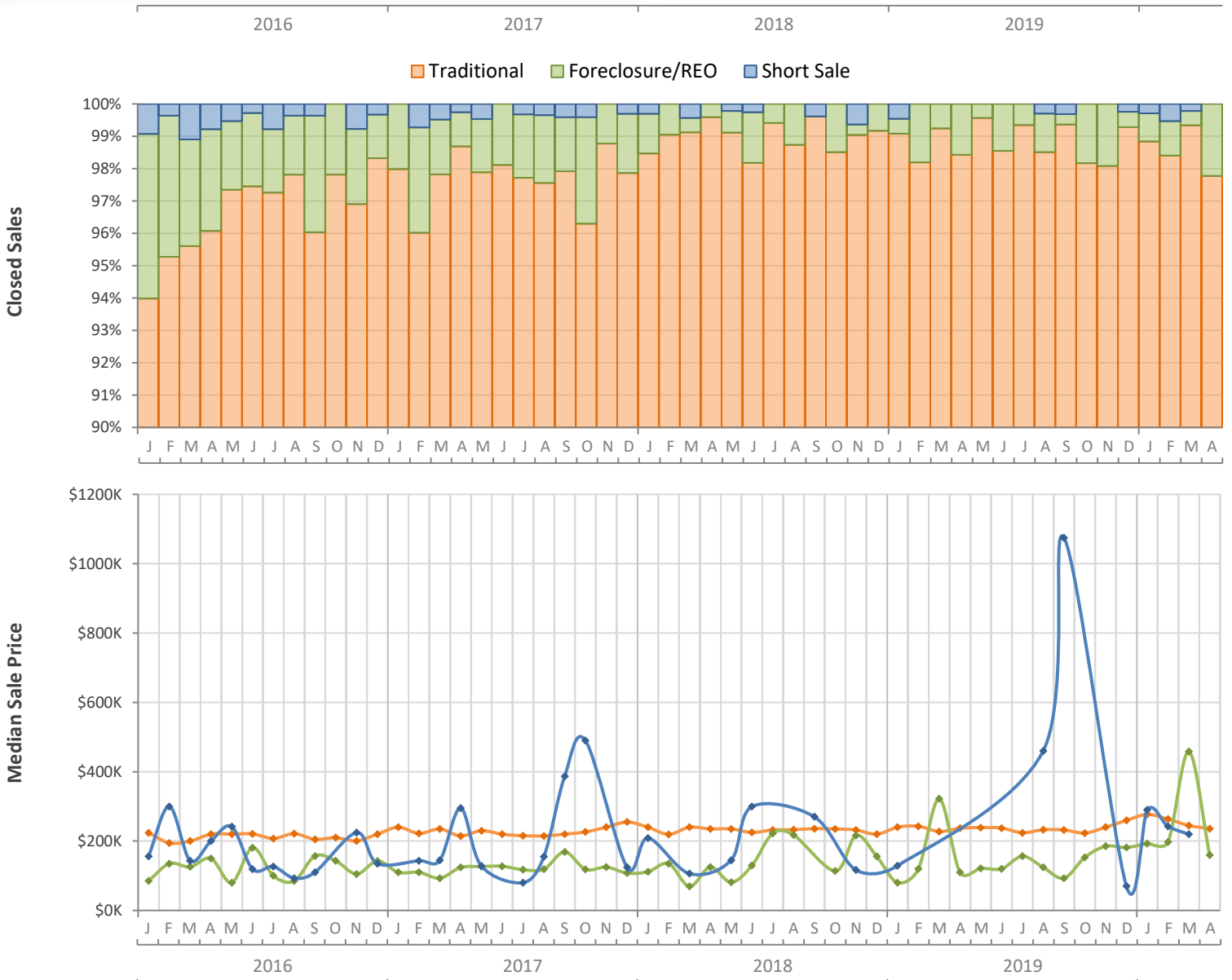
# Monthly Distressed Market - April 2020

## Townhouses and Condos

### Sarasota County



		April 2020	April 2019	Percent Change Year-over-Year
Traditional	Closed Sales	307	437	-29.7%
	Median Sale Price	\$236,000	\$237,000	-0.4%
Foreclosure/REO	Closed Sales	7	7	0.0%
	Median Sale Price	\$160,000	\$110,000	45.5%
Short Sale	Closed Sales	0	0	N/A
	Median Sale Price	(No Sales)	(No Sales)	N/A





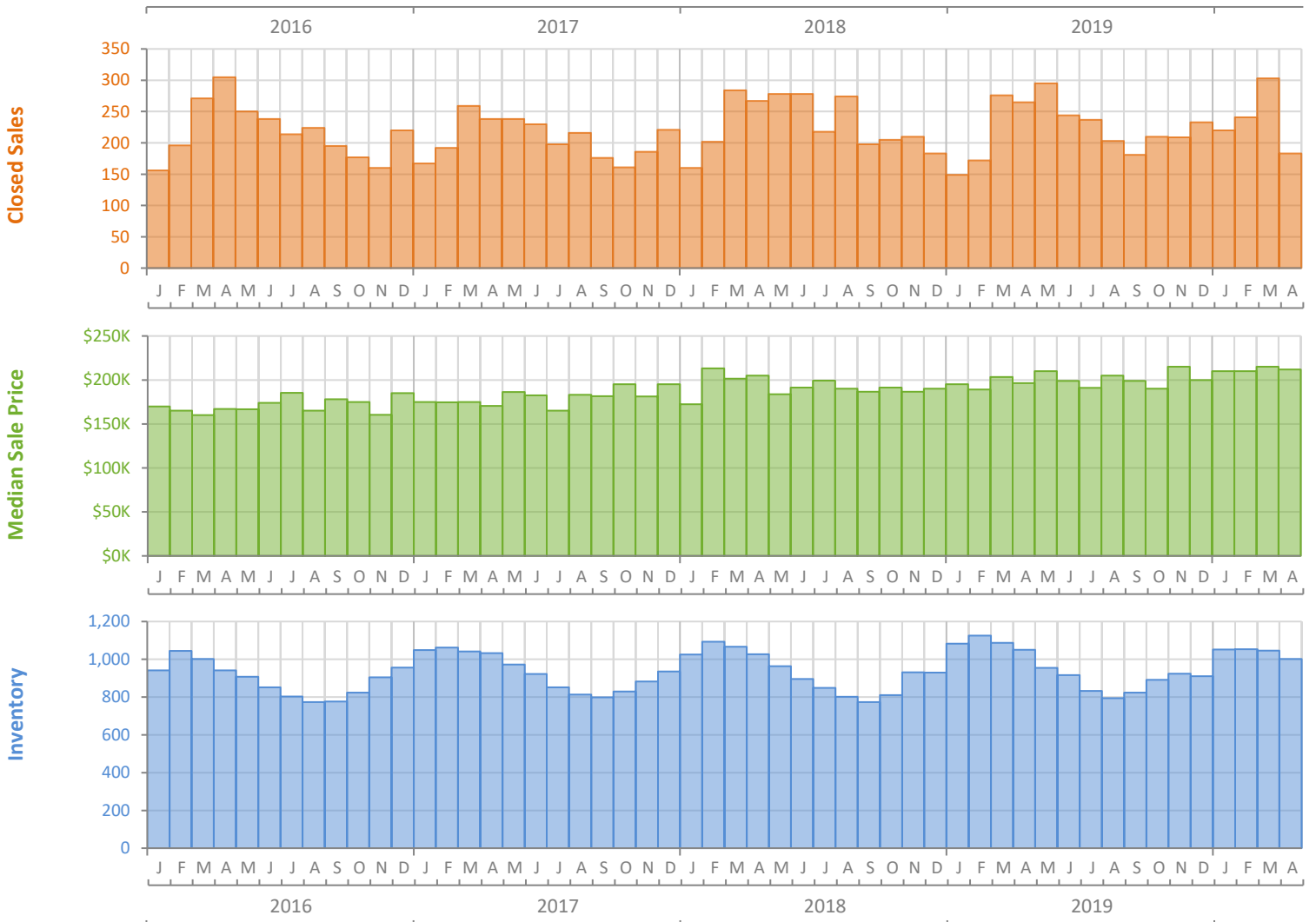
# Monthly Market Summary - April 2020

## Townhouses and Condos

### Manatee County



	April 2020	April 2019	Percent Change Year-over-Year
Closed Sales	183	265	-30.9%
Paid in Cash	92	148	-37.8%
Median Sale Price	\$212,000	\$196,500	7.9%
Average Sale Price	\$236,764	\$236,127	0.3%
Dollar Volume	\$43.3 Million	\$62.6 Million	-30.8%
Med. Pct. of Orig. List Price Received	95.1%	94.8%	0.3%
Median Time to Contract	41 Days	43 Days	-4.7%
Median Time to Sale	89 Days	88 Days	1.1%
New Pending Sales	136	291	-53.3%
New Listings	162	290	-44.1%
Pending Inventory	219	391	-44.0%
Inventory (Active Listings)	1,001	1,050	-4.7%
Months Supply of Inventory	4.4	4.7	-6.4%



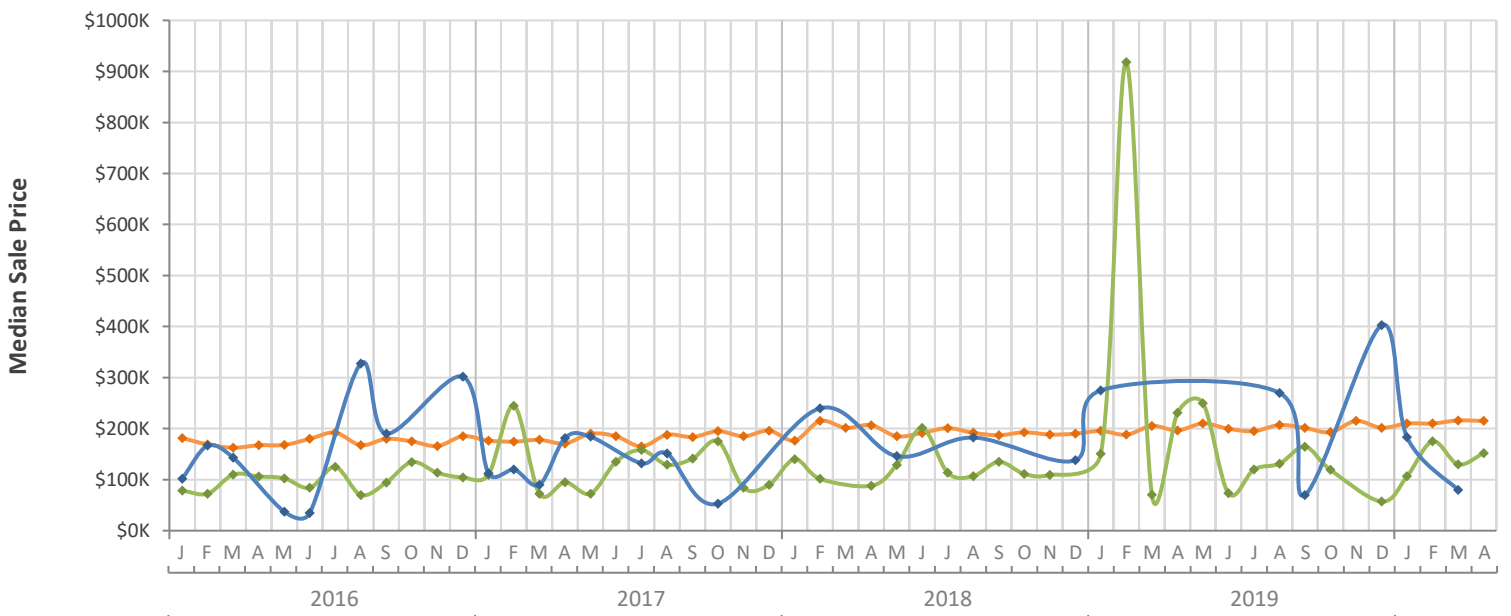
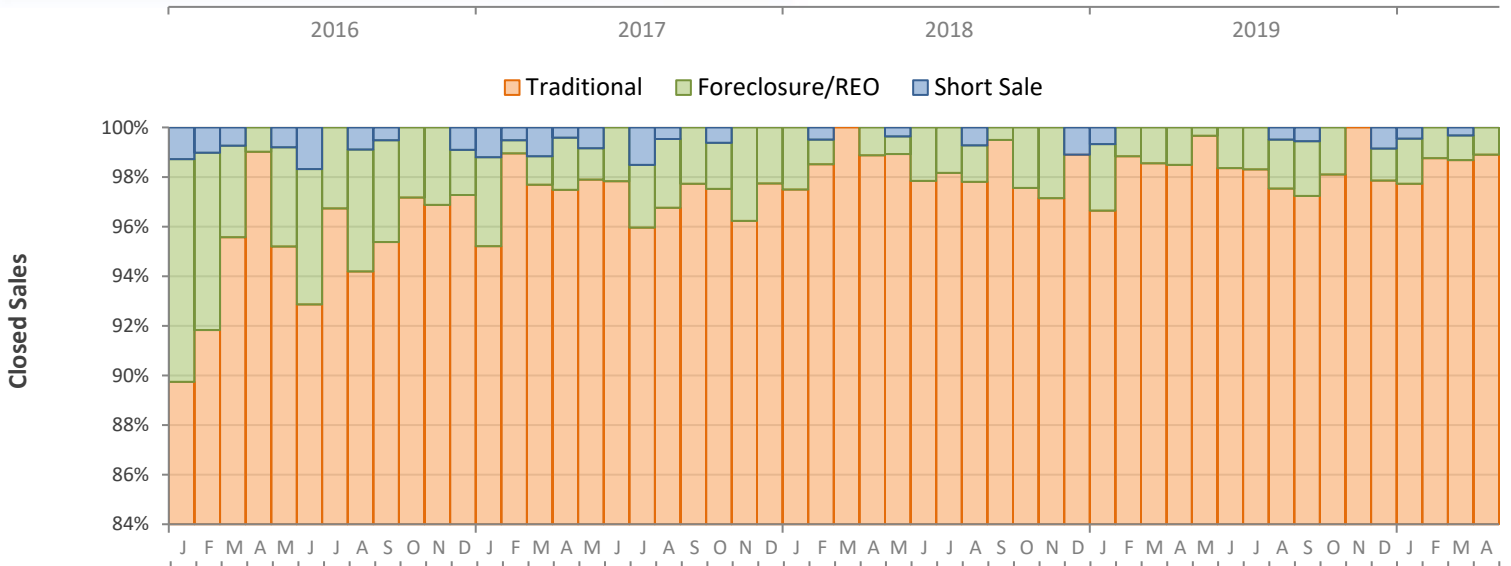
# Monthly Distressed Market - April 2020

## Townhouses and Condos

### Manatee County



		April 2020	April 2019	Percent Change Year-over-Year
Traditional	Closed Sales	181	261	-30.7%
	Median Sale Price	\$215,000	\$196,500	9.4%
Foreclosure/REO	Closed Sales	2	4	-50.0%
	Median Sale Price	\$151,750	\$230,750	-34.2%
Short Sale	Closed Sales	0	0	N/A
	Median Sale Price	(No Sales)	(No Sales)	N/A



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