



**Punta Gorda - Port Charlotte - North Port Association of Realtors®
 Monthly Sales Trend Indicator
 2010**

Sales by Price Range - Single Family Homes & Villas

Price Range	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10	Oct-10	Nov-10	Dec-10	YTD Total	Curr Month	YTD
\$1 - 49,999	33	35	46	32	43	38	49						276	19.84%	14.36%
\$50,000 - 59,999	12	11	16	20	16	21	17						113	6.88%	5.88%
\$60,000 - 69,999	13	19	25	23	18	19	19						136	7.69%	7.08%
\$70,000 - 79,999	11	22	13	25	22	27	14						134	5.67%	6.97%
\$80,000 - 89,999	15	23	23	21	21	24	16						143	6.48%	7.44%
\$90,000 - 99,999	14	20	18	13	24	18	15						122	6.07%	6.35%
\$100,000 - 119,999	20	23	34	23	24	36	23						183	9.31%	9.52%
\$120,000 - 139,999	15	15	31	27	28	44	18						178	7.29%	9.26%
\$140,000 - 159,999	12	18	29	23	23	26	26						157	10.53%	8.17%
\$160,000 - 179,999	8	18	17	24	15	10	9						101	3.64%	5.25%
\$180,000 - 199,999	9	6	11	8	6	4	11						55	4.45%	2.86%
\$200,000 - 249,999	15	12	24	24	27	23	14						139	5.67%	7.23%
\$250,000 - 299,999	11	9	12	15	10	8	3						68	1.21%	3.54%
\$300,000 - 349,999	1	4	5	5	9	4	2						30	0.81%	1.56%
\$350,000 - 399,999	6	3	4	6	3	4	3						29	1.21%	1.51%
\$400,000 - 499,999	2	4	3	7	4	6	4						30	1.62%	1.56%
\$500,000 - 599,999	1	0	1	1	2	6	2						13	0.81%	0.68%
\$600,000 - 699,999	2	1	0	1	0	1	1						6	0.40%	0.31%
\$700,000 - 799,999	0	2	0	0	0	1	0						3	0.00%	0.16%
\$800,000 - 899,999	0	0	1	0	1	0	0						2	0.00%	0.10%
\$900,000 - 999,999	1	0	0	0	0	0	0						1	0.00%	0.05%
\$1,000,000 - and over	0	0	2	0	0	0	1						3	0.40%	0.16%
Current Year	201	245	315	298	296	320	247						1,922		
Previous Year	181	225	281	280	317	267	268	240	240	245	272	284	3,100		
Change from last month		21.89%	28.57%	-5.40%	-0.67%	8.11%	-22.81%								
Change from last year	11.05%	8.89%	12.10%	6.43%	-6.62%	19.85%	-7.84%								
Current YTD	201	446	761	1,059	1,355	1,675	1,922								
Previous YTD	181	406	687	967	1,284	1,551	1,819	2,059	2,299	2,544	2,816	3,100			
% Change YTD	11.05%	9.85%	10.77%	9.51%	5.53%	7.99%	5.66%								



**Punta Gorda - Port Charlotte - North Port Association of Realtors®
Monthly Sales Trend Indicator
2010**

Sales by Price Range - Condominiums, Townhouses and Co-Op

Price Range	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10	Oct-10	Nov-10	Dec-10	YTD Total	Curr Month	YTD
\$1 - 49,999	5	5	9	11	11	4	11						56	29.73%	15.01%
\$50,000 - 59,999	5	6	8	5	1	4	2						31	5.41%	8.31%
\$60,000 - 69,999	10	3	5	6	4	4	2						34	5.41%	9.12%
\$70,000 - 79,999	6	4	4	5	5	3	1						28	2.70%	7.51%
\$80,000 - 89,999	2	3	7	2	4	2	0						20	0.00%	5.36%
\$90,000 - 99,999	5	4	6	7	4	2	2						30	5.41%	8.04%
\$100,000 - 119,999	4	5	8	6	1	5	2						31	5.41%	8.31%
\$120,000 - 139,999	0	4	4	7	0	4	3						22	8.11%	5.90%
\$140,000 - 159,999	1	3	4	5	5	6	3						27	8.11%	7.24%
\$160,000 - 179,999	1	0	2	3	4	3	6						19	16.22%	5.09%
\$180,000 - 199,999	0	1	1	6	2	1	2						13	5.41%	3.49%
\$200,000 - 249,999	3	4	5	6	3	8	1						30	2.70%	8.04%
\$250,000 - 299,999	1	2	4	2	1	2	1						13	2.70%	3.49%
\$300,000 - 349,999	2	0	2	2	1	2	0						9	0.00%	2.41%
\$350,000 - 399,999	1	0	1	0	1	0	1						4	2.70%	1.07%
\$400,000 - 499,999	1	1	0	1	1	0	0						4	0.00%	1.07%
\$500,000 - 599,999	0	1	0	1	0	0	0						2	0.00%	0.54%
\$600,000 - 699,999	0	0	0	0	0	0	0						0	0.00%	0.00%
\$700,000 - 799,999	0	0	0	0	0	0	0						0	0.00%	0.00%
\$800,000 - 899,999	0	0	0	0	0	0	0						0	0.00%	0.00%
\$900,000 - 999,999	0	0	0	0	0	0	0						0	0.00%	0.00%
\$1,000,000 - and over	0	0	0	0	0	0	0						0	0.00%	0.00%
Current Year	47	46	70	75	48	50	37						373		
Previous Year	16	31	37	48	43	44	33	37	29	34	36	47	435		
Change from last month		-2.13%	52.17%	7.14%	-36.00%	4.17%	-26.00%								
Change from last year	193.75%	48.39%	89.19%	56.25%	11.63%	13.64%	12.12%								
Current YTD	47	93	163	238	286	336	373								
Previous YTD	16	47	84	132	175	219	252	289	318	352	388	435			
% Change YTD	193.75%	97.87%	94.05%	80.30%	63.43%	53.42%	48.02%								



Punta Gorda - Port Charlotte - North Port Association of Realtors®
Monthly Sales Trend Indicator
2010
Sales by Price Range - Overall

Price Range	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10	Oct-10	Nov-10	Dec-10	YTD Total	Curr Month	YTD
\$1 - 49,999	42	45	64	51	59	46	62						369	21.23%	15.25%
\$50,000 - 59,999	18	22	31	27	19	26	19						162	6.51%	6.70%
\$60,000 - 69,999	24	24	34	32	25	25	23						187	7.88%	7.73%
\$70,000 - 79,999	18	27	20	30	30	31	17						173	5.82%	7.15%
\$80,000 - 89,999	18	27	33	26	30	28	16						178	5.48%	7.36%
\$90,000 - 99,999	19	24	25	22	29	20	19						158	6.51%	6.53%
\$100,000 - 119,999	25	28	45	31	28	42	25						224	8.56%	9.26%
\$120,000 - 139,999	15	20	36	35	30	48	21						205	7.19%	8.47%
\$140,000 - 159,999	13	21	33	28	28	32	29						184	9.93%	7.61%
\$160,000 - 179,999	9	18	19	29	19	15	15						124	5.14%	5.13%
\$180,000 - 199,999	9	7	12	14	8	5	13						68	4.45%	2.81%
\$200,000 - 249,999	18	16	29	30	30	31	15						169	5.14%	6.99%
\$250,000 - 299,999	13	11	16	17	11	10	4						82	1.37%	3.39%
\$300,000 - 349,999	3	4	7	7	10	6	2						39	0.68%	1.61%
\$350,000 - 399,999	7	3	5	6	4	4	4						33	1.37%	1.36%
\$400,000 - 499,999	3	5	3	8	5	6	4						34	1.37%	1.41%
\$500,000 - 599,999	1	1	1	2	2	6	2						15	0.68%	0.62%
\$600,000 - 699,999	2	1	0	1	0	1	1						6	0.34%	0.25%
\$700,000 - 799,999	0	2	0	0	0	1	0						3	0.00%	0.12%
\$800,000 - 899,999	0	0	1	0	1	0	0						2	0.00%	0.08%
\$900,000 - 999,999	1	0	0	0	0	0	0						1	0.00%	0.04%
\$1,000,000 - and over	0	0	2	0	0	0	1						3	0.34%	0.12%
Current Year	258	306	416	396	368	383	292						2,419		
Previous Year	205	268	338	352	366	316	311	285	280	292	317	345	3,675		
Change from last month		18.60%	35.95%	-4.81%	-7.07%	4.08%	-23.76%								
Change from last year		14.18%	23.08%	12.50%	0.55%	21.20%	-6.11%								
Current YTD	258	564	980	1,376	1,744	2,127	2,419								
Previous YTD	205	473	811	1,163	1,529	1,845	2,156	2,441	2,721	3,013	3,330	3,675			
% Change YTD	25.85%	19.24%	20.84%	18.31%	14.06%	15.28%	12.20%								



Punta Gorda - Port Charlotte - North Port Association of Realtors®

Monthly Sales Trend Indicator

2010

Sales by Bedroom Count

Bedrooms	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10	Oct-10	Nov-10	Dec-10	YTD Total	Curr Month	YTD
0	0	0	0	0	1	0	0	0	0	0	0	0	1	0.00%	0.04%
1	1	4	3	6	5	4	3	0	0	0	0	0	26	1.03%	1.07%
2	85	105	149	143	123	120	95	0	0	0	0	0	820	32.53%	33.90%
3	155	173	230	214	219	229	167	0	0	0	0	0	1,387	57.19%	57.34%
4	17	24	32	31	20	27	25	0	0	0	0	0	176	8.56%	7.28%
5	0	0	2	2	0	2	2	0	0	0	0	0	8	0.68%	0.33%
6+	0	0	0	0	0	1	0	0	0	0	0	0	1	0.00%	0.04%
Total	258	306	416	396	368	383	292	0	0	0	0	0	2,419	100.00%	100.00%

Sales by Bathroom Count

Bathrooms	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10	Oct-10	Nov-10	Dec-10	YTD Total	Curr Month	YTD
1	20	23	34	29	34	40	29	0	0	0	0	0	209	9.93%	8.64%
2	220	266	352	343	315	320	249	0	0	0	0	0	2,065	85.27%	85.37%
3	18	16	27	22	18	21	13	0	0	0	0	0	135	4.45%	5.58%
4	0	1	3	2	1	1	0	0	0	0	0	0	8	0.00%	0.33%
5	0	0	0	0	0	0	1	0	0	0	0	0	1	0.34%	0.04%
6+	0	0	0	0	0	1	0	0	0	0	0	0	1	0.00%	0.04%
Total	258	306	416	396	368	383	292	0	0	0	0	0	2,419	100.00%	100.00%



Punta Gorda - Port Charlotte - North Port Association of Realtors®
Monthly Sales Trend Indicator
2010
Sales by Housing Style

Style	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10	Oct-10	Nov-10	Dec-10	YTD Total	Curr Month	YTD
Single Family Home	193	233	303	282	286	309	242	0	0	0	0	0	1,848	82.88%	76.40%
Condominium	38	44	68	72	45	49	36	0	0	0	0	0	352	12.33%	14.55%
Villa	8	12	12	16	10	11	5	0	0	0	0	0	74	1.71%	3.06%
Manufactured/Mobile In Pa	6	5	17	14	14	7	2	0	0	0	0	0	65	0.68%	2.69%
Townhouse	3	3	7	7	6	3	4	0	0	0	0	0	33	1.37%	1.36%
Manufactured	9	2	2	3	3	0	1	0	0	0	0	0	20	0.34%	0.83%
Manufactured/Mobile Out	1	5	2	1	1	2	1	0	0	0	0	0	13	0.34%	0.54%
Modular	0	2	3	1	2	1	1	0	0	0	0	0	10	0.34%	0.41%
Planned Unit Development	0	0	1	0	1	0	0	0	0	0	0	0	2	0.00%	0.08%
Mobile With Single In Land	0	0	0	0	0	1	0	0	0	0	0	0	1	0.00%	0.04%
Half Duplex	0	0	1	0	0	0	0	0	0	0	0	0	1	0.00%	0.04%
Mobile	0	0	0	0	0	0	0	0	0	0	0	0	0	0.00%	0.00%
Co-Op	0	0	0	0	0	0	0	0	0	0	0	0	0	0.00%	0.00%
Total	258	306	416	396	368	383	292	0	0	0	0	0	2,419	100.00%	100.00%



Punta Gorda - Port Charlotte - North Port Association of Realtors®
Multiple Listing One Month Sales and Inventory Report - July 1 to July 31, 2010

Price Range	Sold Units	Market Share	Average List	Average Sale	% List to Sell	Avg DOM	Inventory on Market	Months Supply
			Price	Price				
\$1 - 49,999	62	21.23%	38,244	35,971	94.00%	73	279	4.5
\$50,000 - 59,999	19	6.51%	56,032	53,703	96.00%	93	181	9.5
\$60,000 - 69,999	23	7.88%	67,791	64,087	95.00%	92	198	8.6
\$70,000 - 79,999	17	5.82%	77,229	73,684	95.00%	100	159	9.4
\$80,000 - 89,999	16	5.48%	86,344	83,619	97.00%	132	170	10.6
\$90,000 - 99,999	19	6.51%	99,442	96,796	97.00%	85	181	9.5
\$100,000 - 119,999	25	8.56%	110,188	109,708	100.00%	121	226	9.0
\$120,000 - 139,999	21	7.19%	132,386	128,067	97.00%	73	281	13.4
\$140,000 - 159,999	29	9.93%	155,453	148,752	96.00%	163	227	7.8
\$160,000 - 179,999	15	5.14%	187,606	169,091	90.00%	241	207	13.8
\$180,000 - 199,999	13	4.45%	205,469	186,419	91.00%	93	171	13.2
\$200,000 - 249,999	15	5.14%	228,131	222,818	98.00%	72	249	16.6
\$250,000 - 299,999	4	1.37%	313,150	278,875	89.00%	302	206	51.5
\$300,000 - 349,999	2	0.68%	352,450	317,500	90.00%	262	118	59.0
\$350,000 - 399,999	4	1.37%	393,725	376,625	96.00%	80	124	31.0
\$400,000 - 499,999	4	1.37%	456,473	415,500	91.00%	193	111	27.8
\$500,000 - 599,999	2	0.68%	574,950	544,500	95.00%	234	59	29.5
\$600,000 - 699,999	1	0.34%	724,900	600,000	83.00%	44	56	56.0
\$700,000 - 799,999	0	0.00%	0	0	0.00%		29	
\$800,000 - 899,999	0	0.00%	0	0	0.00%		19	
\$900,000 - 999,999	0	0.00%	0	0	0.00%		18	
\$1,000,000 - and over	1	0.34%	1,349,000	1,200,000	89.00%	91	32	32.0
Totals	292	100.00%	127,092	119,898	94.00%	111	3,301	11.3

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 My Florida Regional MLS and does not include all sales in The Reported areas.
Neither The Association/Board nor The MFRMLS is in any way responsible for its accuracy.



Punta Gorda - Port Charlotte - North Port Association of Realtors®

Multiple Listing YTD Sales and Inventory Report - January 1 to July 31, 2010

Price Range	Sold Units	Market Share	Average List	Average Sale	% List to Sell	Avg DOM	Inventory on Market	Months Supply
			Price	Price				
\$1 - 49,999	369	15.25%	39,501	36,161	92.00%	89	279	5.3
\$50,000 - 59,999	162	6.70%	58,261	54,214	93.00%	129	181	7.8
\$60,000 - 69,999	187	7.73%	69,010	64,838	94.00%	116	198	7.4
\$70,000 - 79,999	173	7.15%	78,253	74,706	95.00%	101	159	6.4
\$80,000 - 89,999	178	7.36%	89,323	84,391	94.00%	101	170	6.7
\$90,000 - 99,999	158	6.53%	99,255	94,359	95.00%	84	181	8.0
\$100,000 - 119,999	224	9.26%	115,987	109,746	95.00%	123	226	7.1
\$120,000 - 139,999	205	8.47%	135,126	128,842	95.00%	110	281	9.6
\$140,000 - 159,999	184	7.61%	157,838	148,681	94.00%	122	227	8.6
\$160,000 - 179,999	124	5.13%	181,615	169,704	93.00%	166	207	11.7
\$180,000 - 199,999	68	2.81%	202,564	187,618	93.00%	139	171	17.6
\$200,000 - 249,999	169	6.99%	234,848	221,686	94.00%	147	249	10.3
\$250,000 - 299,999	82	3.39%	292,455	271,533	93.00%	168	206	17.6
\$300,000 - 349,999	39	1.61%	344,610	315,768	92.00%	219	118	21.2
\$350,000 - 399,999	33	1.36%	399,636	372,982	93.00%	191	124	26.3
\$400,000 - 499,999	34	1.41%	470,467	434,485	92.00%	159	111	22.9
\$500,000 - 599,999	15	0.62%	602,880	545,527	90.00%	182	59	27.5
\$600,000 - 699,999	6	0.25%	675,317	623,833	92.00%	34	56	65.3
\$700,000 - 799,999	3	0.12%	764,967	710,000	93.00%	183	29	67.7
\$800,000 - 899,999	2	0.08%	889,000	830,125	93.00%	416	19	66.5
\$900,000 - 999,999	1	0.04%	1,190,000	999,000	84.00%	54	18	126.0
\$1,000,000 - and over	3	0.12%	1,433,000	1,241,667	87.00%	123	32	74.7
Totals	2,419	100.00%	136,424	127,667	94.00%	120	3,301	9.6

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 My Florida Regional MLS and does not include all sales in The Reported areas.

Neither The Association/Board nor The MFRMLS is in any way responsible for its accuracy.

Punta Gorda - Port Charlotte - North Port Association of Realtors®

Four Year Sales and Inventory History 2006 - 2010

Compiled from Monthly Sales and Inventory Reports



Month	Monthly Sales	Average List Price	Average Sale Price	% Diff Sell/List	Avg DOM	Current Inventory	Months Inventory
01-AUG-06	274	261,333	248,589	95%	82	7,839	28.6
01-SEP-06	246	237,276	225,661	95%	82	7,962	32.4
01-OCT-06	281	256,516	244,273	95%	84	8,069	28.7
01-NOV-06	221	255,693	242,163	95%	83	8,353	37.8
01-DEC-06	248	241,013	228,441	95%	88	8,159	32.9
01-JAN-07	185	239,304	223,839	94%	118	8,383	45.3
01-FEB-07	253	231,371	217,431	94%	112	8,602	34.0
01-MAR-07	268	246,868	228,155	92%	107	8,565	32.0
01-APR-07	271	262,290	240,481	92%	121	8,345	30.8
01-MAY-07	261	226,423	211,344	93%	94	8,217	31.5
01-JUN-07	252	236,109	219,241	93%	102	8,149	32.3
01-JUL-07	179	233,208	218,294	94%	112	7,791	43.5
01-AUG-07	240	235,977	216,543	92%	117	7,703	32.1
01-SEP-07	201	195,950	182,906	93%	106	7,640	38.0
01-OCT-07	165	229,942	213,995	93%	109	7,657	46.4
01-NOV-07	180	210,063	192,812	92%	115	7,742	43.0
01-DEC-07	198	210,305	191,687	91%	111	7,430	37.5
01-JAN-08	184	237,842	213,805	90%	107	7,209	39.2
01-FEB-08	229	194,485	179,361	92%	106	7,045	30.8
01-MAR-08	300	180,974	164,186	91%	116	6,840	22.8
01-APR-08	289	195,603	179,420	92%	130	6,567	22.7
01-MAY-08	287	191,175	177,206	93%	111	6,073	21.2
01-JUN-08	243	190,136	175,598	92%	123	5,814	23.9
01-JUL-08	242	191,638	176,969	92%	125	5,334	22.0
01-AUG-08	220	172,919	159,311	92%	114	5,090	23.1
01-SEP-08	181	163,435	151,361	93%	132	4,951	27.4
01-OCT-08	266	145,593	134,981	93%	115	4,777	18.0
01-NOV-08	199	155,959	141,512	91%	120	4,660	23.4
01-DEC-08	262	153,872	139,218	90%	112	4,532	17.3
01-JAN-09	206	132,189	120,765	91%	113	4,279	20.8
01-FEB-09	268	135,114	123,586	91%	132	4,212	15.7
01-MAR-09	338	131,649	120,941	92%	119	4,048	12.0
01-APR-09	352	127,530	117,134	92%	130	3,768	10.7
01-MAY-09	366	134,382	125,328	93%	125	3,518	9.6
01-JUN-09	317	149,005	137,673	92%	127	3,440	10.9
01-JUL-09	313	149,654	137,926	92%	133	3,306	10.6
01-AUG-09	285	134,195	125,121	93%	147	3,257	11.4
01-SEP-09	281	134,418	124,182	92%	131	3,295	11.7
01-OCT-09	294	135,523	125,889	93%	144	3,253	11.1
01-NOV-09	318	137,097	127,070	93%	130	3,330	10.5
01-DEC-09	352	138,464	128,390	93%	105	3,329	9.5
01-JAN-10	258	141,890	131,696	93%	126	3,369	13.1
01-FEB-10	306	131,850	123,053	93%	110	3,383	11.1
01-MAR-10	416	136,970	127,291	93%	128	3,320	8.0
01-APR-10	396	142,243	132,923	93%	129	3,284	8.3
01-MAY-10	368	134,045	125,930	94%	111	3,271	8.9
01-JUN-10	383	139,185	131,205	94%	121	3,371	8.8
01-JUL-10	292	127,092	119,898	94%	111	3,301	11.3