

Monthly Market Summary - January 2023

Townhouses and Condos

Lee County



	January 2023	January 2022	Percent Change Year-over-Year
Closed Sales	338	512	-34.0%
Paid in Cash	238	315	-24.4%
Median Sale Price	\$320,000	\$298,250	7.3%
Average Sale Price	\$505,210	\$368,470	37.1%
Dollar Volume	\$170.8 Million	\$188.7 Million	-9.5%
Med. Pct. of Orig. List Price Received	96.8%	100.0%	-3.2%
Median Time to Contract	24 Days	10 Days	140.0%
Median Time to Sale	62 Days	51 Days	21.6%
New Pending Sales	582	769	-24.3%
New Listings	826	769	7.4%
Pending Inventory	870	959	-9.3%
Inventory (Active Listings)	1,409	436	223.2%
Months Supply of Inventory	2.7	0.6	350.0%

