

Monthly Market Summary - April 2023

Single-Family Homes

Lee County



	April 2023	April 2022	Percent Change Year-over-Year
Closed Sales	1,301	1,621	-19.7%
Paid in Cash	476	633	-24.8%
Median Sale Price	\$438,000	\$470,000	-6.8%
Average Sale Price	\$640,646	\$611,198	4.8%
Dollar Volume	\$833.5 Million	\$990.8 Million	-15.9%
Med. Pct. of Orig. List Price Received	96.3%	100.0%	-3.7%
Median Time to Contract	33 Days	10 Days	230.0%
Median Time to Sale	74 Days	52 Days	42.3%
New Pending Sales	1,559	1,651	-5.6%
New Listings	1,746	1,836	-4.9%
Pending Inventory	2,388	2,804	-14.8%
Inventory (Active Listings)	4,189	1,884	122.3%
Months Supply of Inventory	3.8	1.3	192.3%

