

Monthly Market Summary - February 2024

Single-Family Homes

Lee County



	February 2024	February 2023	Percent Change Year-over-Year
Closed Sales	1,022	1,024	-0.2%
Paid in Cash	406	455	-10.8%
Median Sale Price	\$420,495	\$447,500	-6.0%
Average Sale Price	\$585,183	\$573,104	2.1%
Dollar Volume	\$598.1 Million	\$586.9 Million	1.9%
Med. Pct. of Orig. List Price Received	95.3%	95.9%	-0.6%
Median Time to Contract	64 Days	31 Days	106.5%
Median Time to Sale	103 Days	76 Days	35.5%
New Pending Sales	1,556	1,434	8.5%
New Listings	2,167	1,657	30.8%
Pending Inventory	2,048	2,177	-5.9%
Inventory (Active Listings)	7,307	3,865	89.1%
Months Supply of Inventory	6.5	3.3	97.0%

