



MARKET SNAPSHOT

JULY 2023

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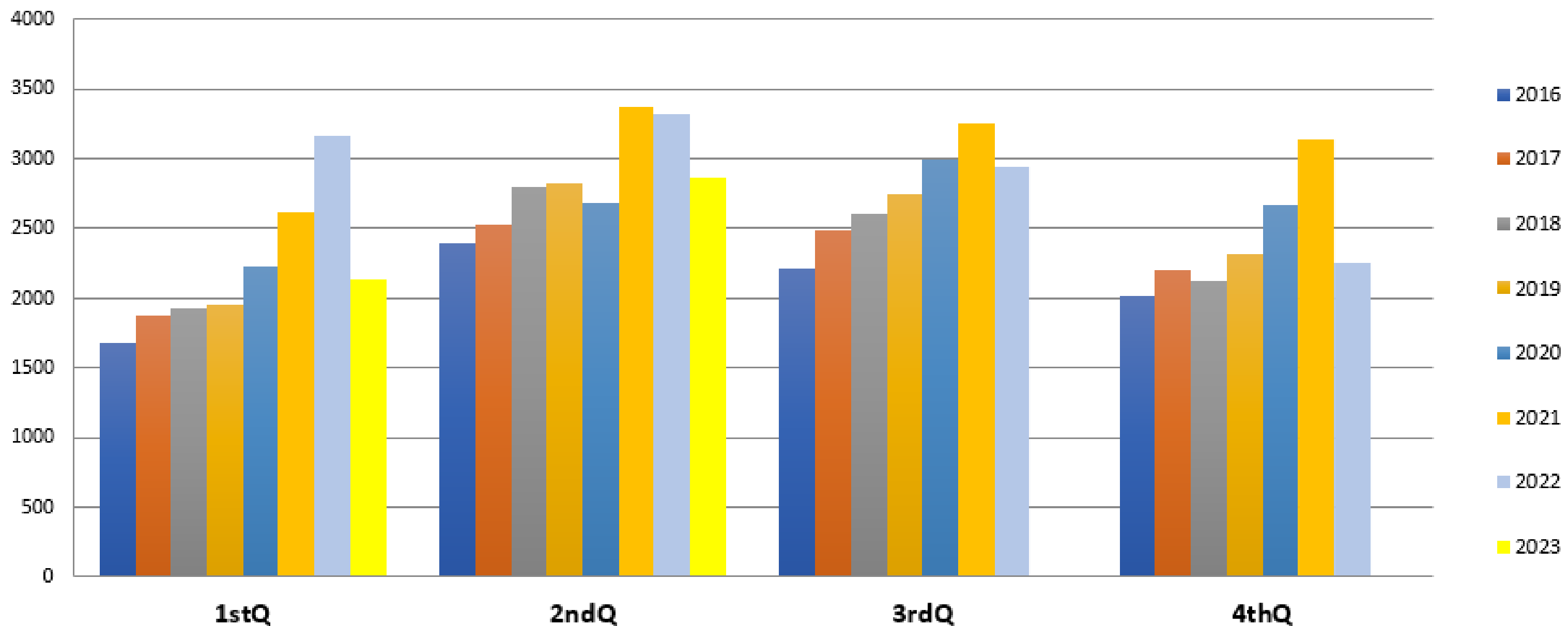
JULY MARKET HIGHLIGHTS

- JULY SALES WERE DOWN 22% COMPARED TO JUNE AND DOWN 15% COMPARED TO LAST JULY.
- THE AVERAGE DOM FOR RESIDENTIAL AND CONDOS COMBINED WAS 44. DOWN 3 DAYS FROM JUNE.
- RESIDENTIAL LISTINGS INCREASED BY 131 UNITS FROM JUNE'S TOTALS, MATCHING A TWELVE-MONTH HIGH OF 2568 UNITS. CONDO INVENTORY HIT A TWELVE-MONTH HIGH OF 283 UNITS.
- JULY'S PENDING SALES WERE VIRTUALLY TIED WITH THE PRIOR MONTH AND DOWN 15% COMPARED TO LAST JULY.

QUARTERLY SALES

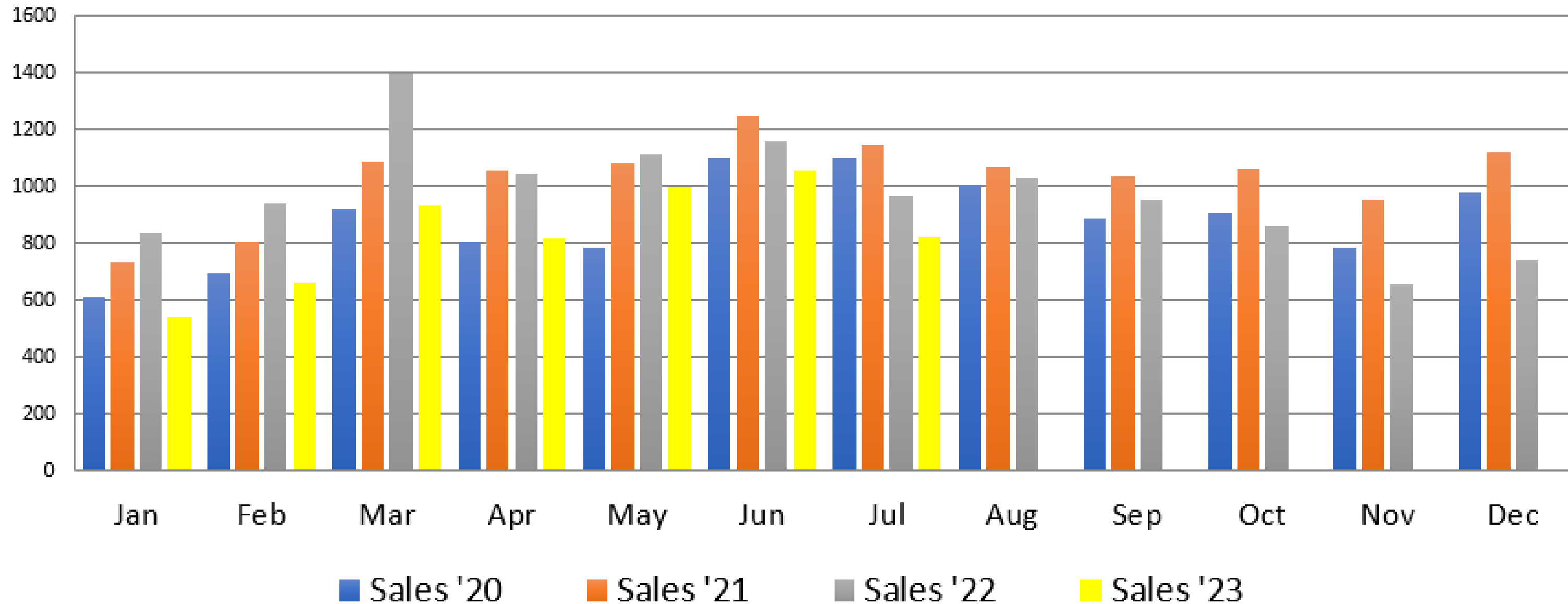
2016 - 2023

SECOND QUARTER 2022: 3,313 | SECOND QUARTER 2023: 2,866



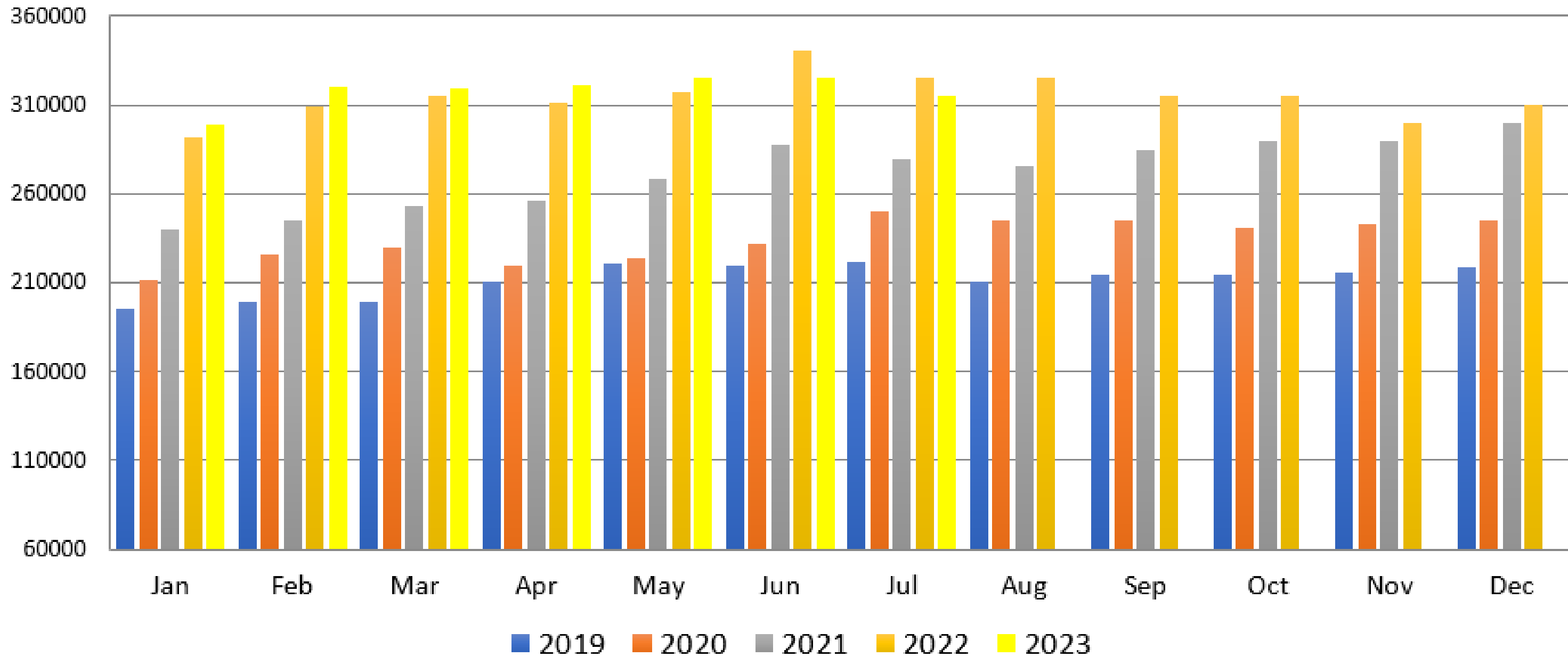
MONTHLY SALES

RESIDENTIAL & CONDO COMBINED | 2020 - 2023
JULY 2022: 1,160 | JULY 2023: 850



MEDIAN SALE PRICE

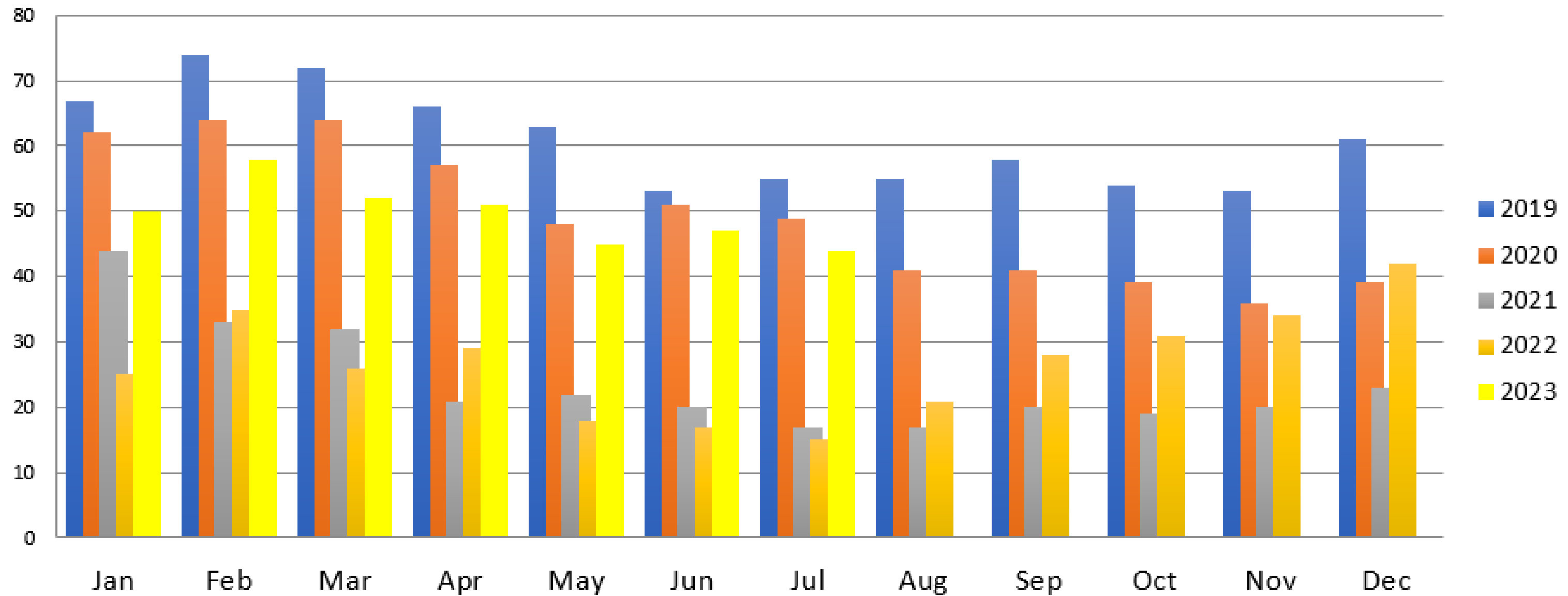
JULY 2022: \$325K | JULY 2023: \$315K



AVERAGE DAYS ON MARKET

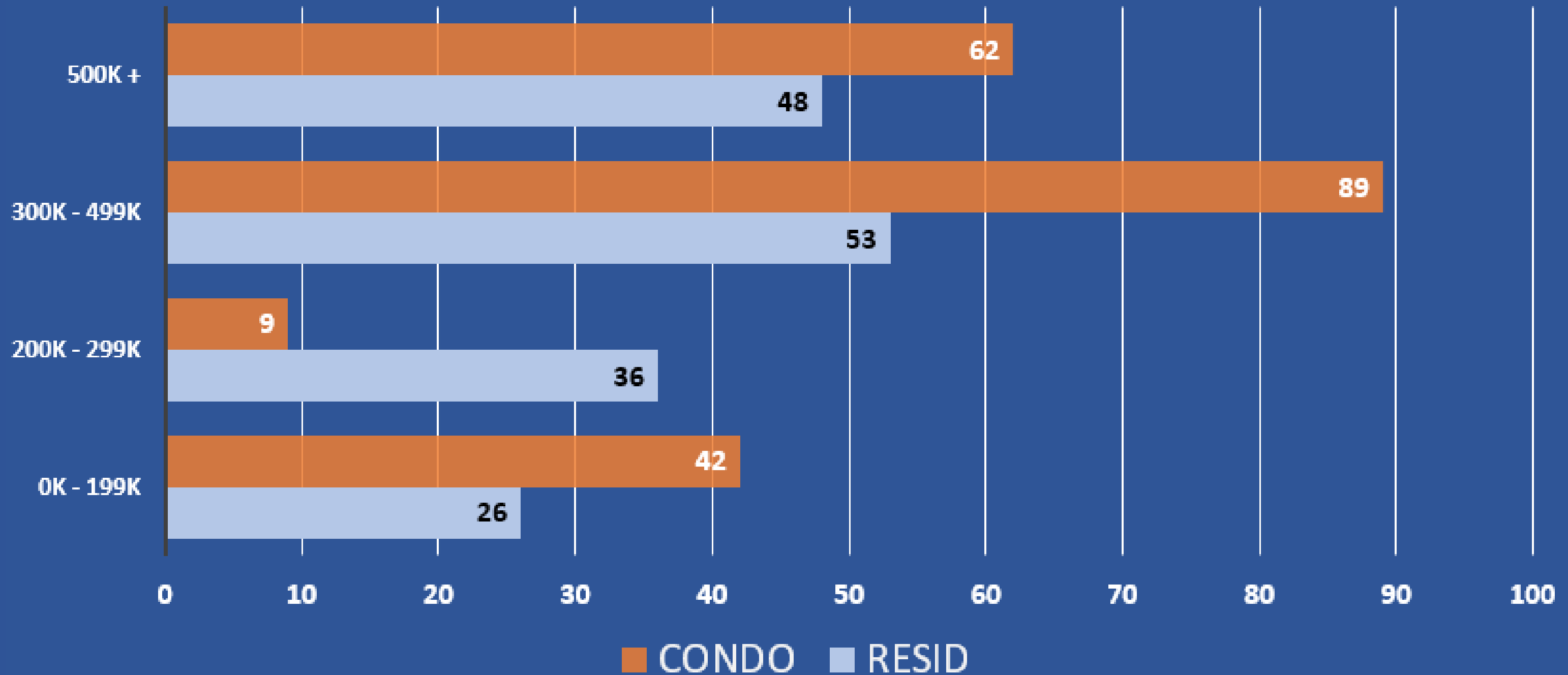
RESIDENTIAL & CONDO COMBINED

JULY 2022: 15 | JULY 2023: 44



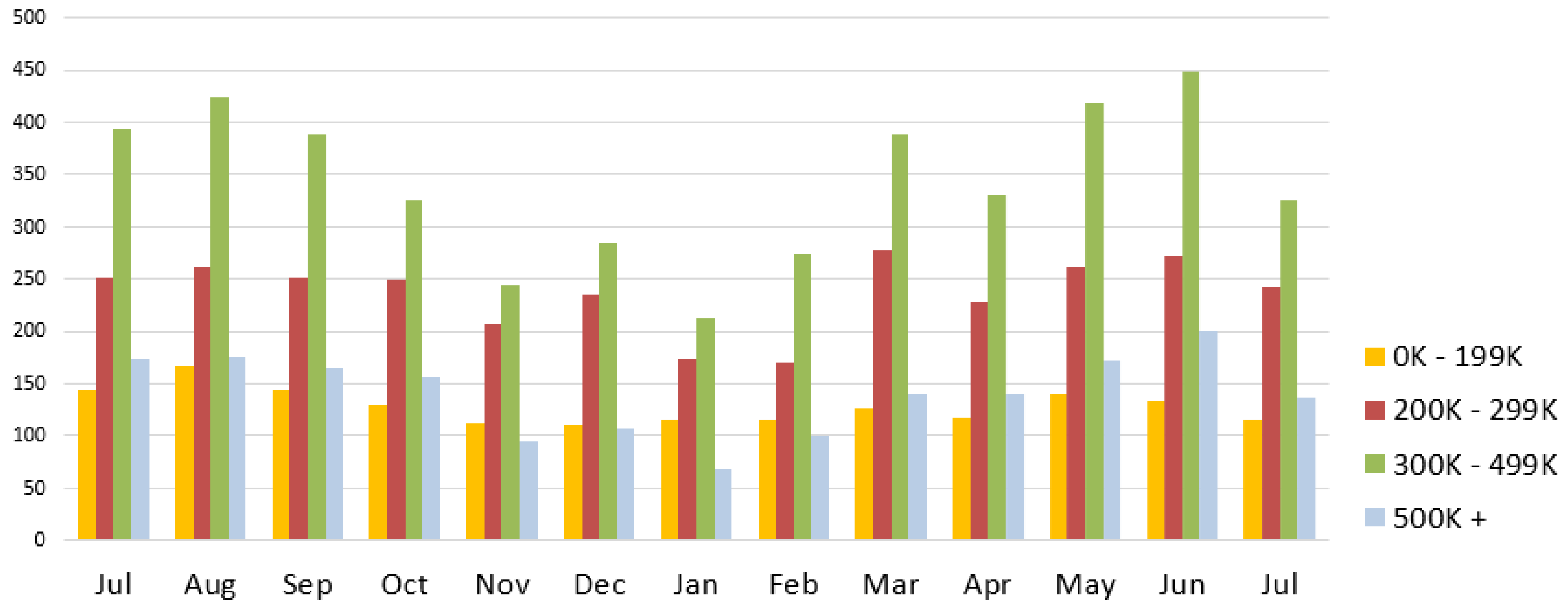
AVERAGE DAYS ON MARKET

BY PRICE RANGE / PROPERTY TYPE



SALES BY PRICE RANGE

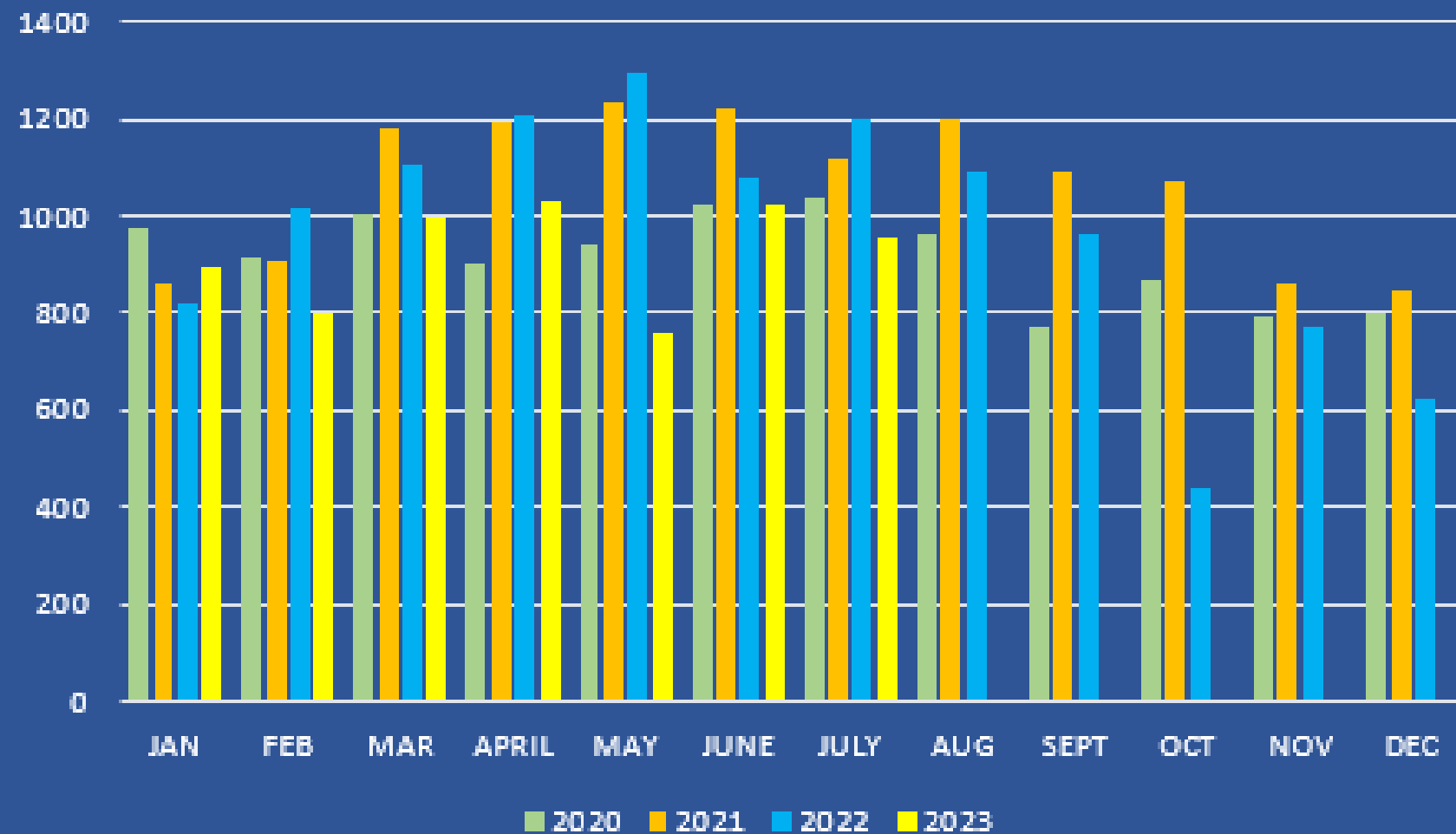
RESIDENTIAL & CONDO



NEW LISTINGS BY MONTH

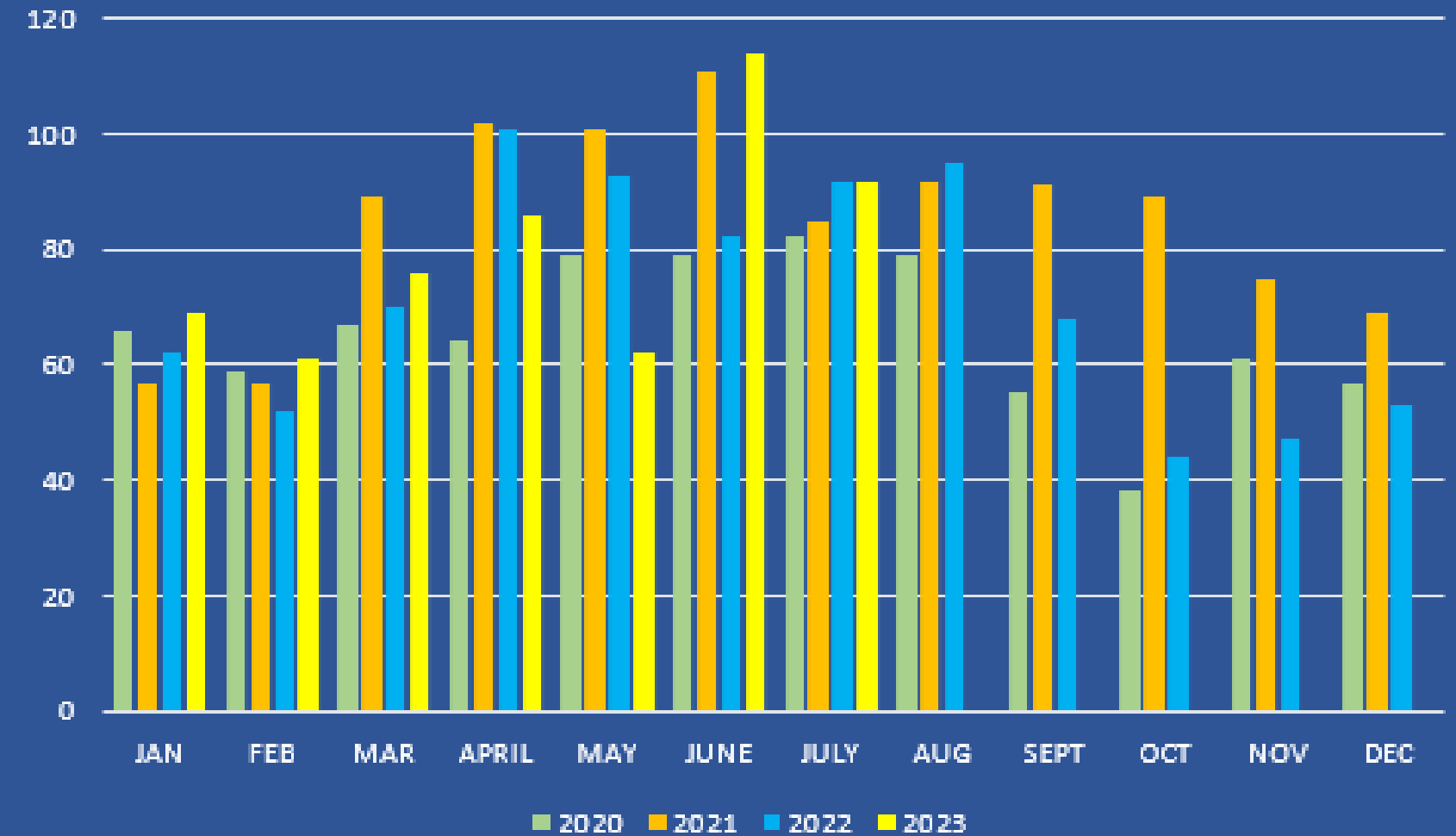
RESIDENTIAL

JULY 2022: 1,198
 JULY 2023: 953



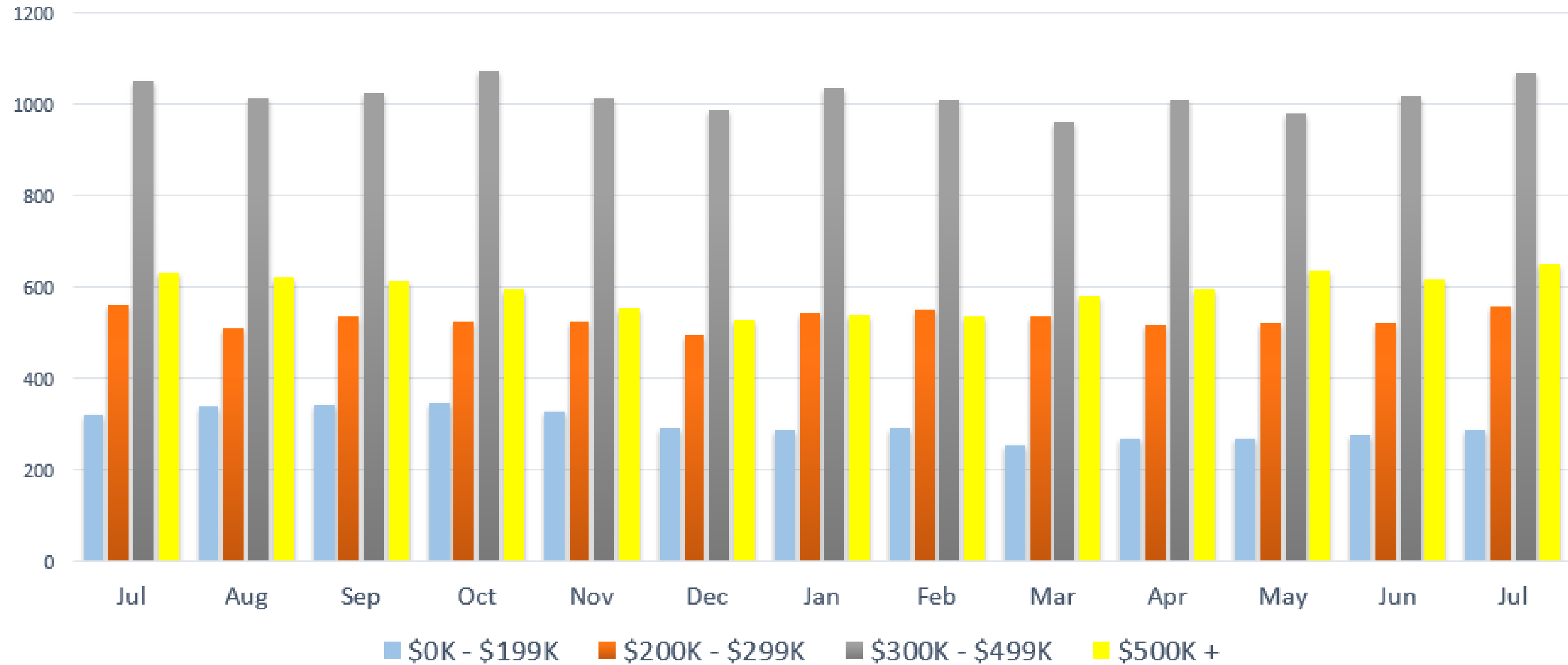
CONDO

JULY 2022: 92
 JULY 2023: 92



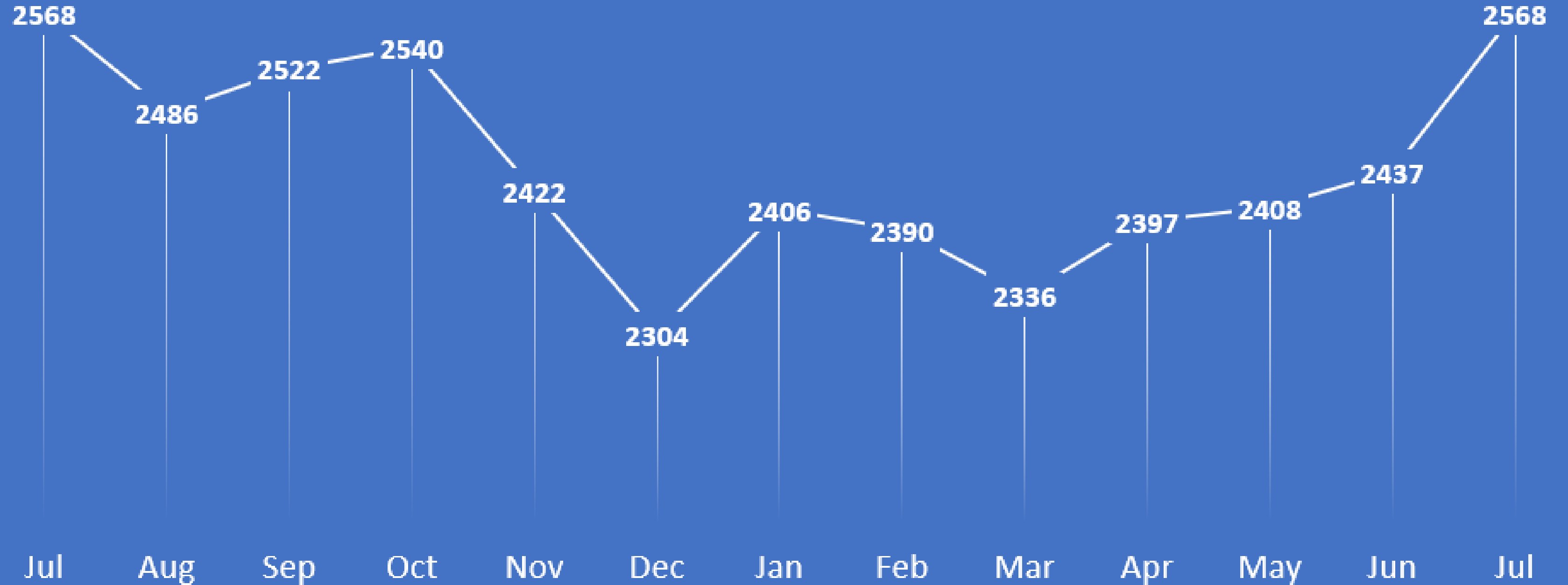
S/FAM INVENTORY BY PRICE

INCLUDING CONTINGENTS



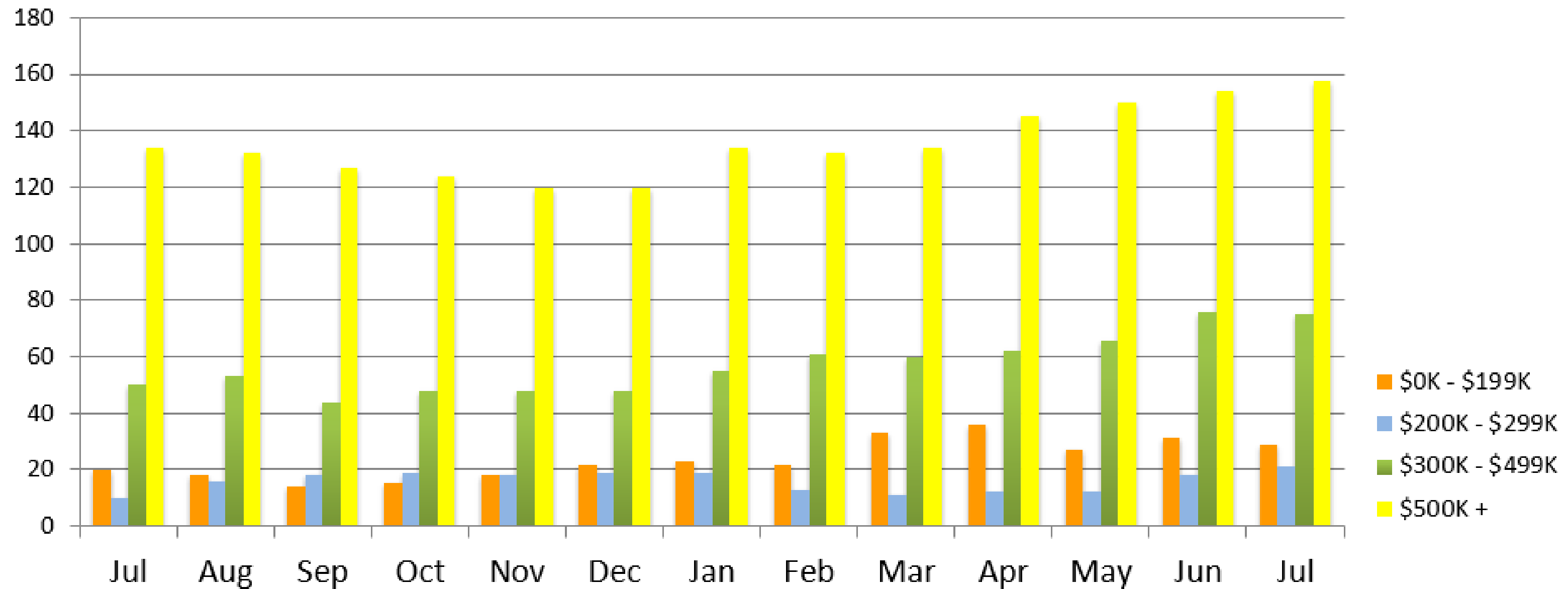
S/FAM INVENTORY HISTORY

INCLUDING CONTINGENTS



CONDO INVENTORY BY PRICE

INCLUDING CONTINGENTS



CONDO INVENTORY HISTORY

INCLUDING CONTINGENTS



AVERAGE PERCENTAGE OF SOLD VS. LIST PRICE

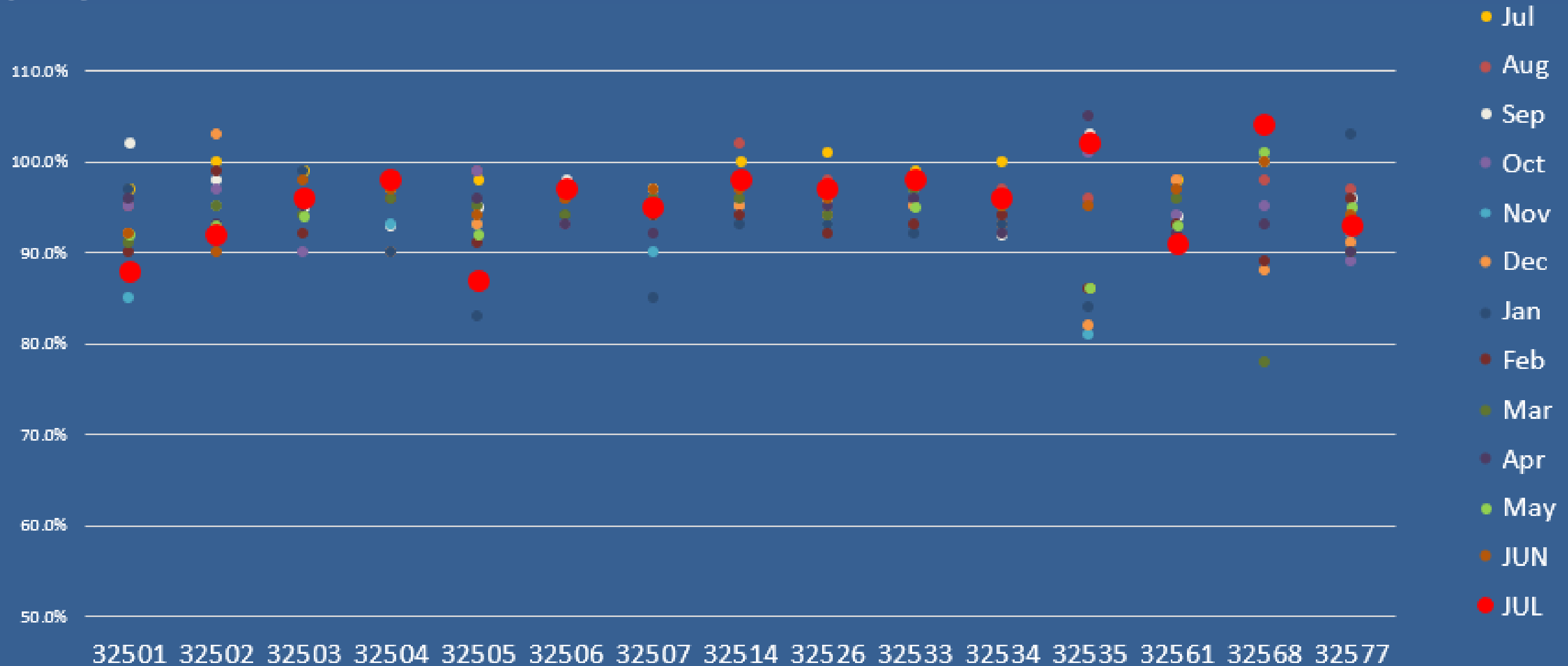
SINGLE FAMILY & CONDO UNITS

THE FOLLOWING SLIDES DISPLAY THE **AVERAGE** PERCENTAGE OF SALE PRICE TO ORIGINAL LIST PRICE OF SINGLE-FAMILY AND CONDO UNITS BY ZIP CODE FOR THE MONTH OF JULY 2023 FOR ESCAMBIA AND SANTA ROSA COUNTIES. DISTRESSED PROPERTIES ARE NOT INCLUDED.

IF NO MARKER SHOWS FOR ANY GIVEN MONTH, NO SALES WERE REPORTED IN THAT ZIP CODE FOR THAT MONTH.

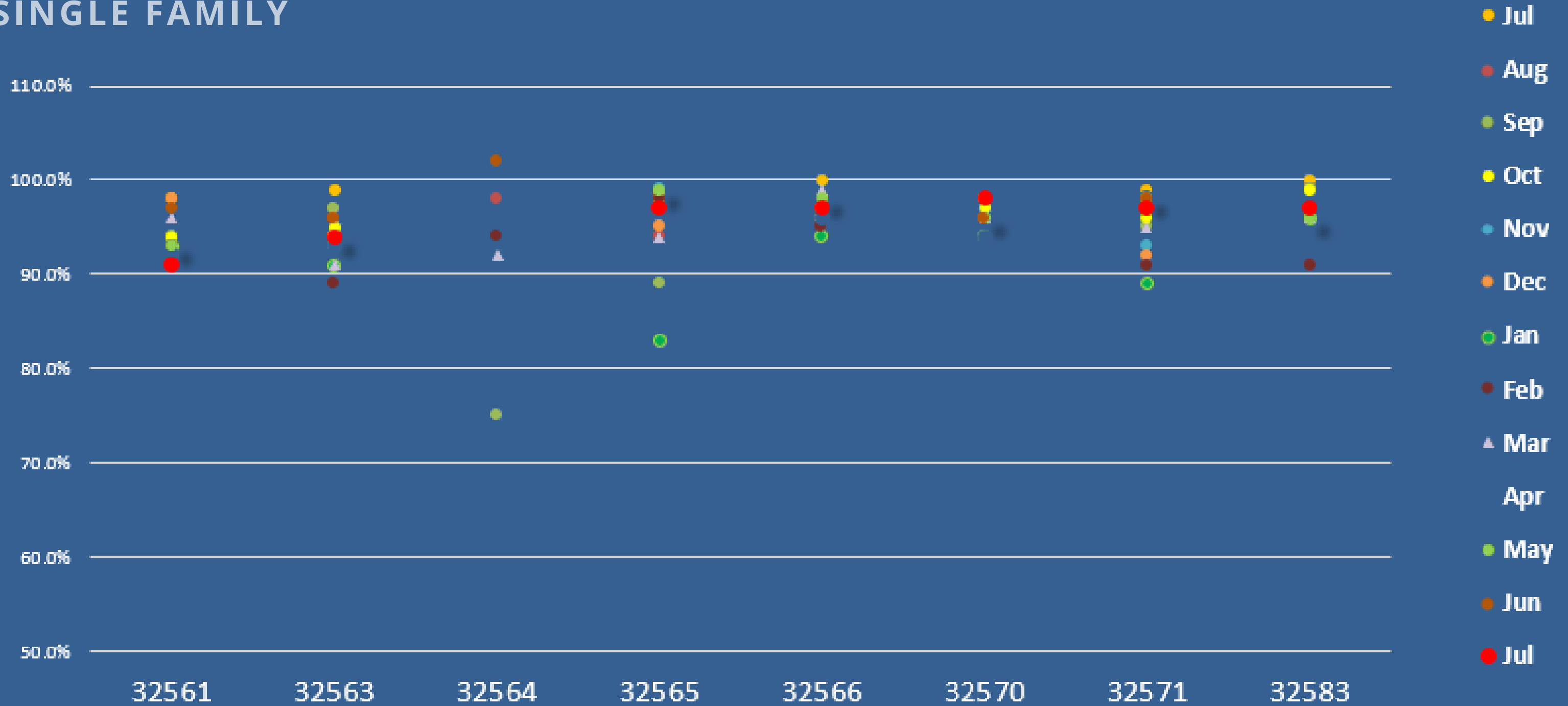
ESCAMBIA COUNTY

AVERAGE LIST TO SALE PRICE SINGLE FAMILY



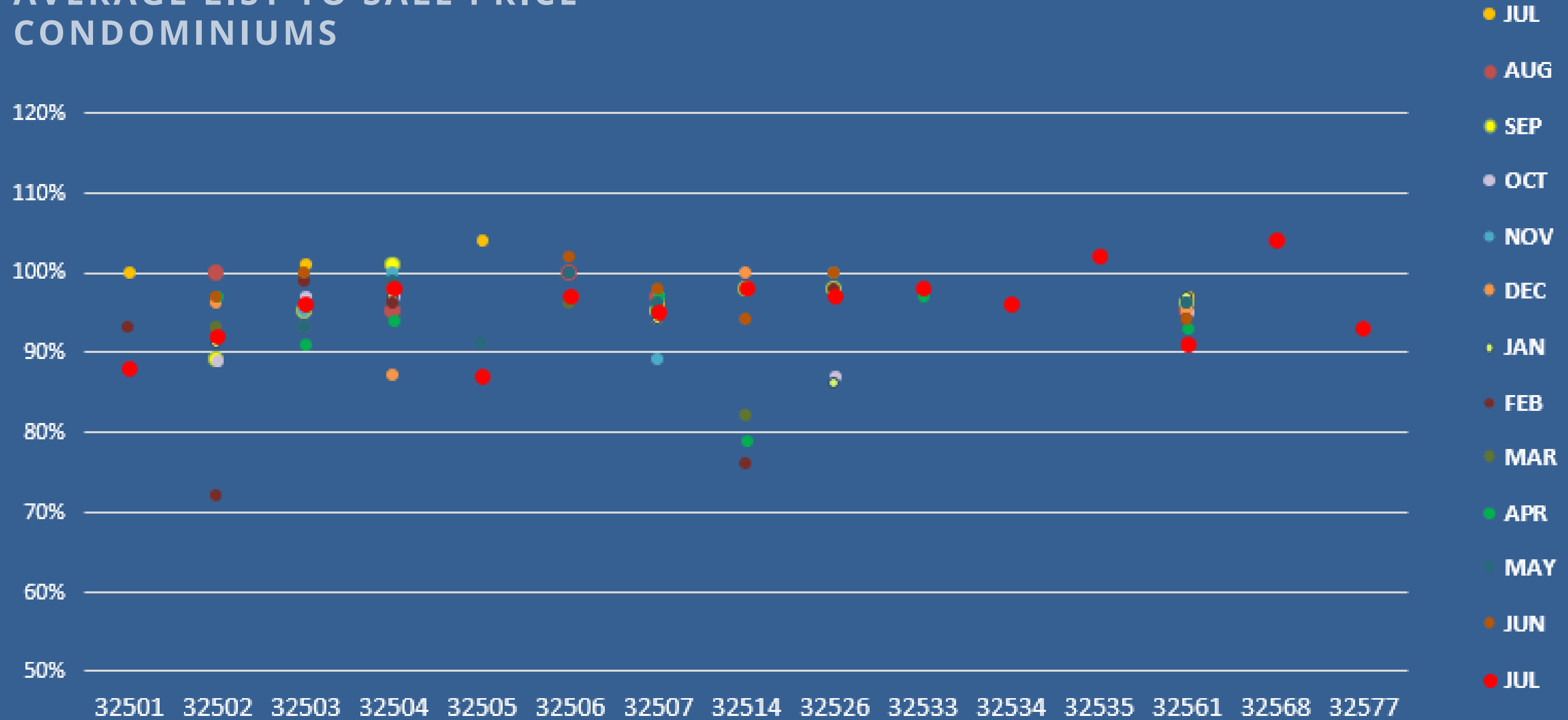
SANTA ROSA COUNTY

AVERAGE LIST TO SALE PRICE SINGLE FAMILY



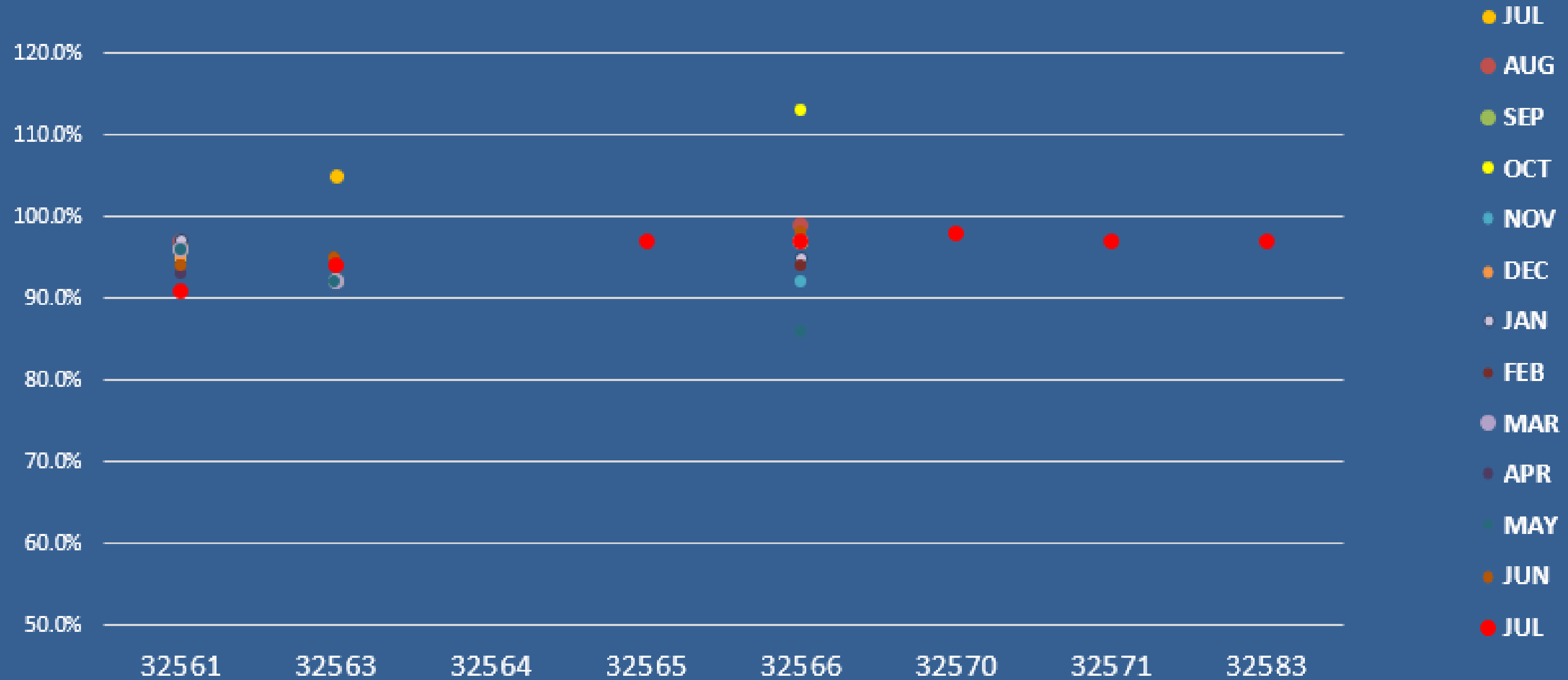
ESCAMBIA COUNTY

AVERAGE LIST TO SALE PRICE CONDOMINIUMS



SANTA ROSA COUNTY

AVERAGE LIST TO SALE PRICE CONDOMINIUMS



PENDING SALES

JULY 2021 - JULY 2023



PENSACOLA ASSOCIATION OF REALTORS®

MLS DEPARTMENT

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