



Monday Morning Quarterback Summary

Week of November 13, 2022 - November 19, 2022

Single-family existing homes

- Sales of single-family homes increased to 438 during the week of Nov 13, from 203 the week prior
- The median price of single family homes decreased to \$398,950, a change of -3.9%
- The number of single-family home foreclosure transactions increased to 3 last week, from 0 the week of Nov 06
- The number of single-family home short-sale transactions increased to 1 from 0 the week prior
- Single-family inventory increased by 23, and now sits at 5,411

Condos, townhomes, and villas

- Sales of condos, townhomes, and villas increased to 158 during the week of Nov 13, from 73 the week prior
- The median price of condos, townhomes, and villas increased to \$273,300, a change of 9.3%
- The number of condo, townhome and villa foreclosure transactions remains constant at 1
- The number of condo, townhome and villa short-sale transactions remains constant at 0
- Condo inventory decreased by 13, and now sits at 1,635

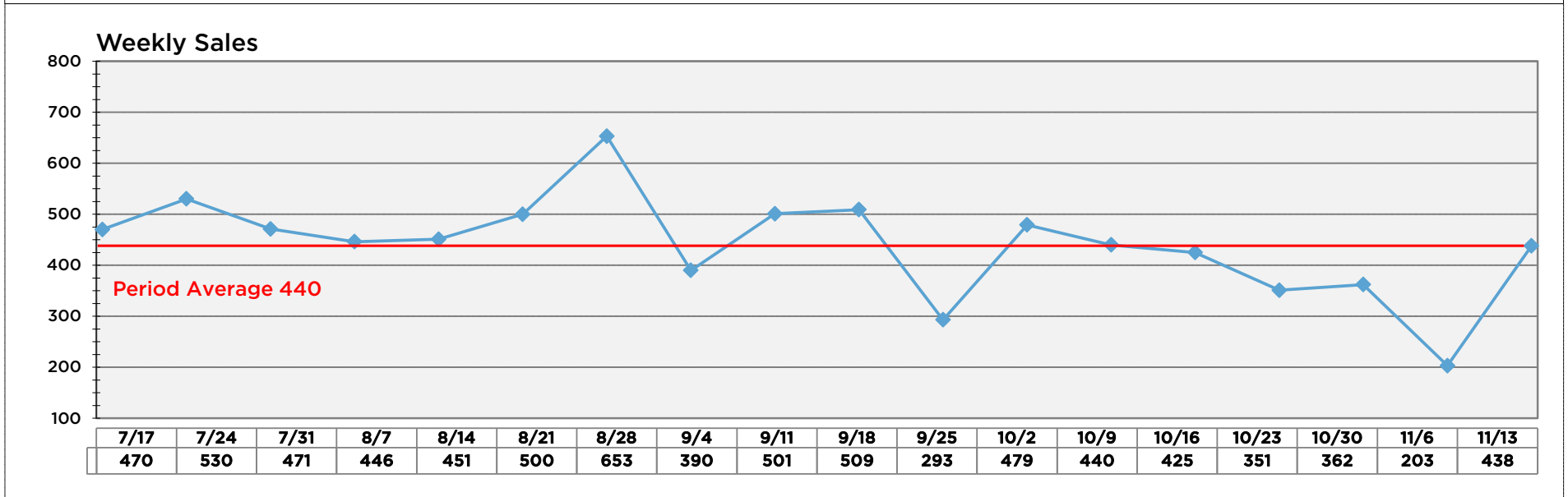
Detailed charts and graphs begin on page 2 of this report.

Monday Morning Quarterback
11/13/2022 - 11/19/2022
Lake, Orange, Osceola & Seminole Counties

Single Family Homes

	Total	Under \$250k	\$250K to \$300K	\$300K to \$400K	\$400K to \$500K	\$500K to \$1M	Over \$1M
Weekly Sales	438	65	37	118	100	104	14
Bank Owned	3	1	1	0	1	0	0
Short Sales	1	1	0	0	0	0	0
Other	434	63	36	118	99	104	14
Active Listings	5,411	348	345	1,263	1,196	1,781	478
Bank Owned	41	16	5	5	6	9	0
Short Sales	10	3	1	3	3	0	0
Other	5,360	329	339	1,255	1,187	1,772	478
Months of Inventory	2.85	1.24	2.15	2.47	2.76	3.95	7.88
<i>List Price</i>							
Average Original List Price	\$491,100	\$201,744	\$299,065	\$373,971	\$473,488	\$729,163	\$1,686,636
Average Final List Price	\$470,897	\$192,023	\$286,524	\$360,749	\$454,357	\$698,116	\$1,611,564
<i>Sale Price</i>							
Average Price	\$457,735	\$184,834	\$275,859	\$351,958	\$441,983	\$681,017	\$1,550,850
Median Price	\$398,950	\$193,000	\$280,000	\$355,000	\$439,950	\$651,500	\$1,297,450
<i>Price Differences</i>							
<i>Original</i> to <i>Final</i> List Price	-\$20,203	-\$9,721	-\$12,541	-\$13,222	-\$19,131	-\$31,047	-\$75,072
<i>Original</i> List to <i>Sale</i> Price - \$	-\$33,365	-\$16,910	-\$23,206	-\$22,013	-\$31,505	-\$48,146	-\$135,786
<i>Final</i> List to <i>Sale</i> Price - \$	-\$13,162	-\$7,189	-\$10,665	-\$8,791	-\$12,374	-\$17,099	-\$60,714
<i>Original</i> List to <i>Sale</i> Price - %	93.21%	91.62%	92.24%	94.11%	93.35%	93.40%	91.95%
<i>Final</i> List to <i>Sale</i> Price - %	97.20%	96.26%	96.28%	97.56%	97.28%	97.55%	96.23%
<i>Days on the Market</i>							
Avg Days Listing to Contract	47	51	52	40	48	45	75
Combined Avg Days to Contract	48	51	53	41	53	46	75
Avg Days Listing to Closing	84	83	87	77	84	86	114
Avg Days Contract to Close	36	32	34	36	35	41	38
<i>Beds / Baths</i>							
Average Bedrooms	3	3	3	3	4	4	4
Average Full Baths	2	2	2	2	2	3	4
Average Half Baths	0	0	0	0	0	0	1
<i>Square Footage</i>							
Average Square Feet	2,021	1,224	1,400	1,634	2,097	2,841	3,978

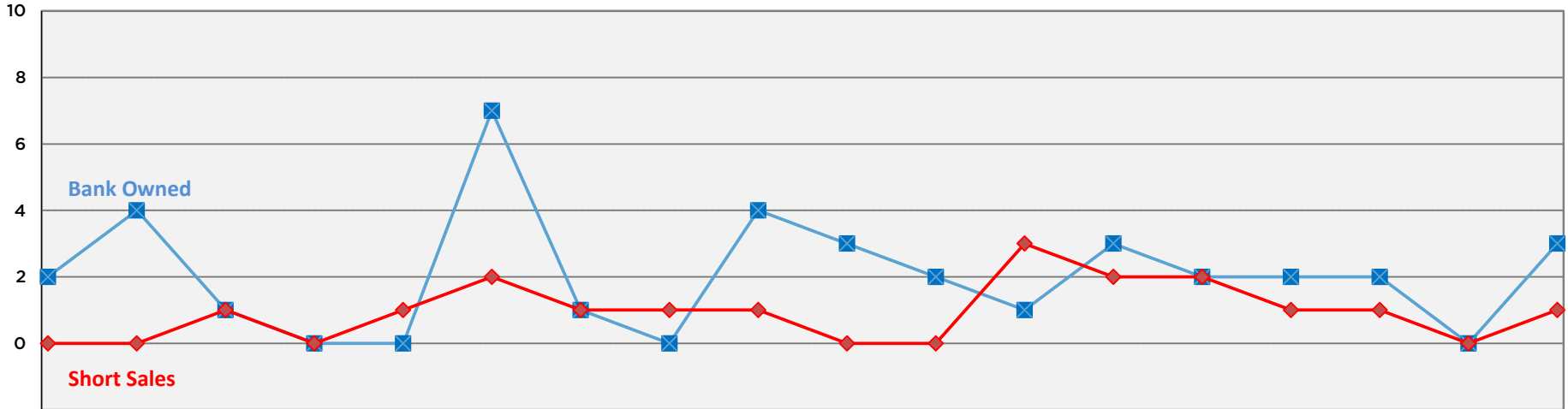
Single Family Homes





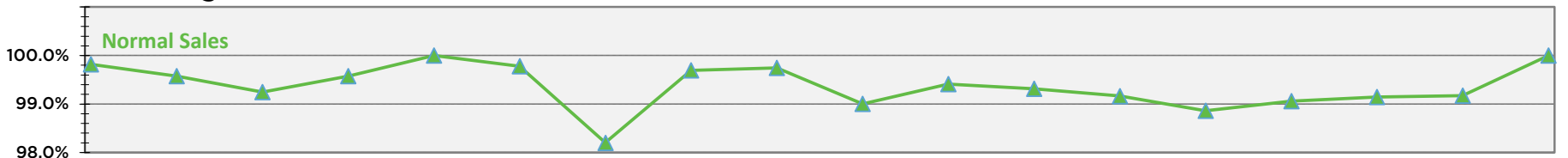
Single Family Homes

Foreclosure Sales

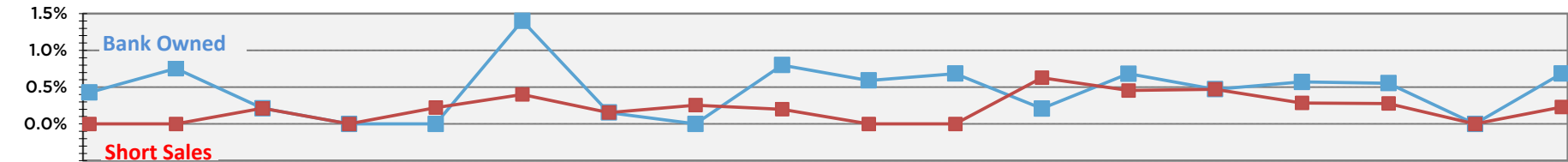


	7/17	7/24	7/31	8/7	8/14	8/21	8/28	9/4	9/11	9/18	9/25	10/2	10/9	10/16	10/23	10/30	11/6	11/13
BO	2	4	1	0	0	7	1	0	4	3	2	1	3	2	2	2	0	3
SS	0	0	1	0	1	2	1	1	1	0	0	3	2	2	1	1	0	1

Percentage of Sales



	7/10	7/17	7/24	7/31	8/7	8/14	8/21	8/28	9/4	9/11	9/18	9/25	10/2	10/9	10/16	10/23	10/30	11/6
Normal Sales	99.8%	99.6%	99.2%	99.6%	100.0%	99.8%	98.2%	99.7%	99.7%	99.0%	99.4%	99.3%	99.2%	98.9%	99.1%	99.1%	99.2%	100.0%

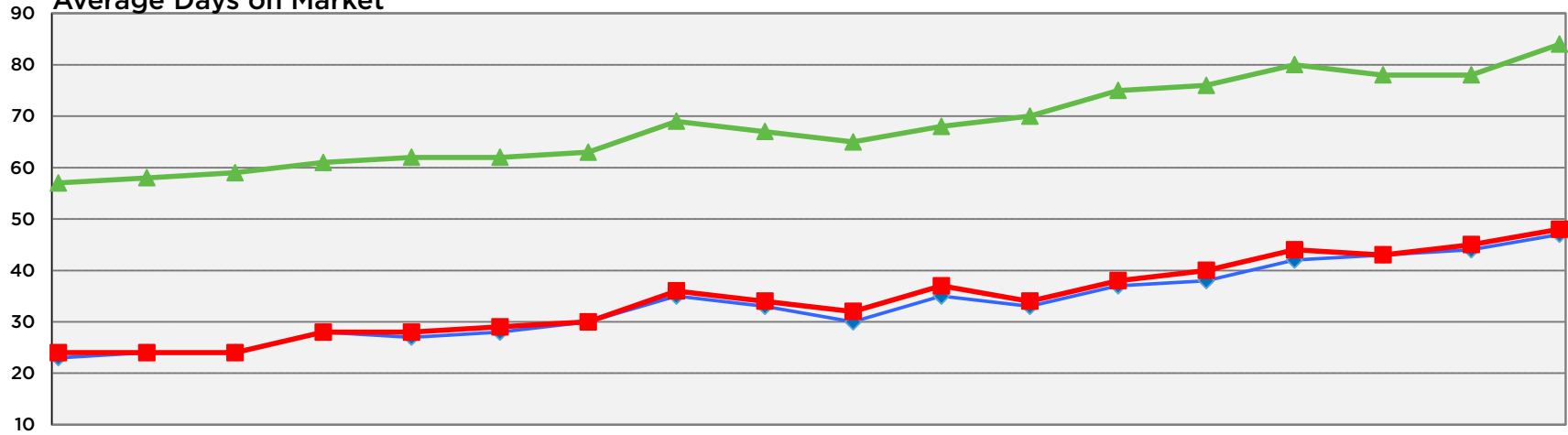


	7/17	7/24	7/31	8/7	8/14	8/21	8/28	9/4	9/11	9/18	9/25	10/2	10/9	10/16	10/23	10/30	11/6	11/13
BO	0.4%	0.8%	0.2%	0.0%	0.0%	1.4%	0.2%	0.0%	0.8%	0.6%	0.7%	0.2%	0.7%	0.5%	0.6%	0.6%	0.0%	0.7%
SS	0.0%	0.0%	0.2%	0.0%	0.2%	0.4%	0.2%	0.3%	0.2%	0.0%	0.0%	0.6%	0.5%	0.5%	0.3%	0.3%	0.0%	0.2%



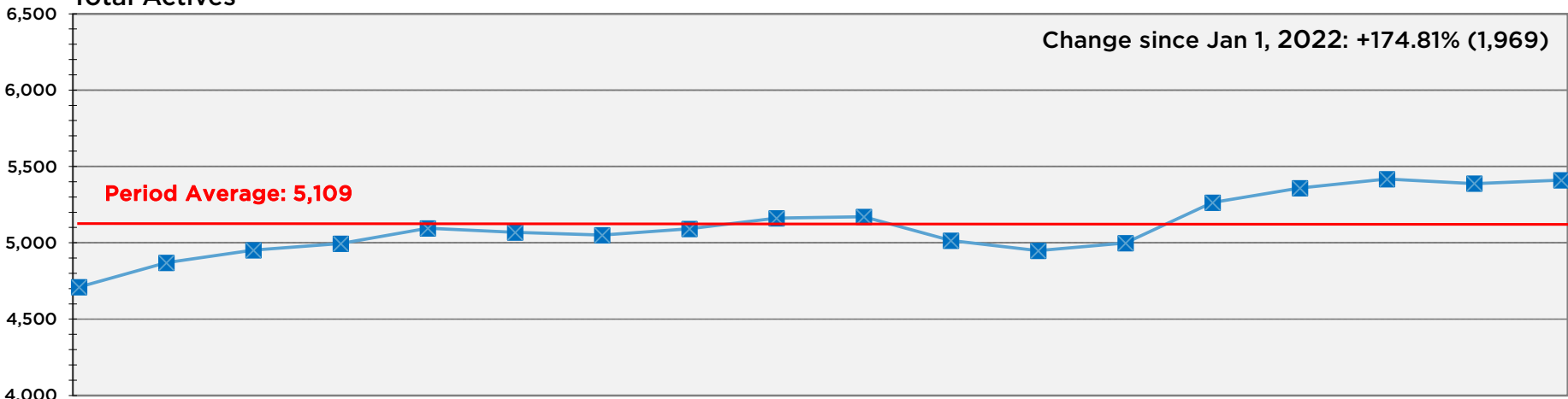
Single Family Homes

Average Days on Market



	7/17	7/24	7/31	8/7	8/14	8/21	8/28	9/4	9/11	9/18	9/25	10/2	10/9	10/16	10/23	10/30	11/6	11/13
ListToContract	23	24	24	28	27	28	30	35	33	30	35	33	37	38	42	43	44	47
CombDaysOnMkt	24	24	24	28	28	29	30	36	34	32	37	34	38	40	44	43	45	48
ListToClose	57	58	59	61	62	62	63	69	67	65	68	70	75	76	80	78	78	84

Total Actives



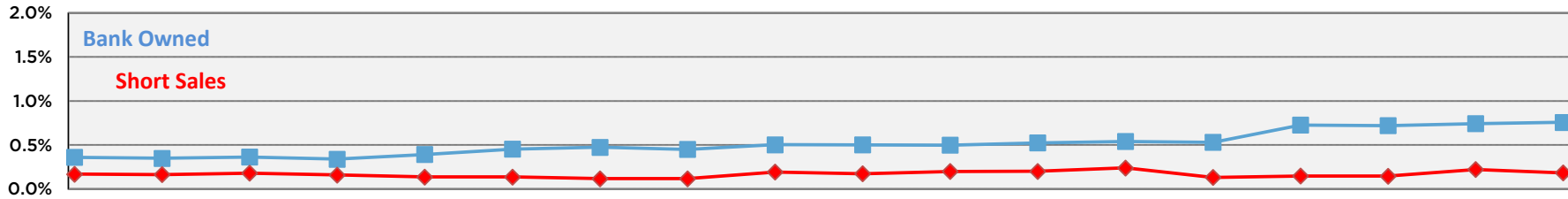
	7/17	7/24	7/31	8/7	8/14	8/21	8/28	9/4	9/11	9/18	9/25	10/2	10/9	10/16	10/23	10/30	11/6	11/13
Total Actives	4,711	4,869	4,952	4,995	5,096	5,069	5,050	5,092	5,162	5,171	5,014	4,948	4,998	5,264	5,358	5,418	5,388	5,411

Single Family Homes

Percentage of Actives

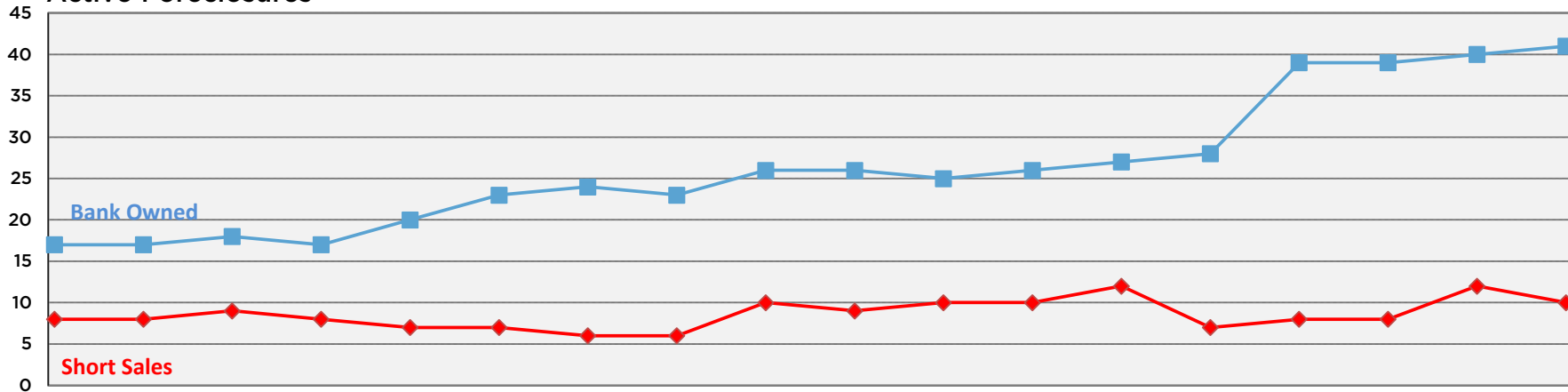


	7/17	7/24	7/31	8/7	8/14	8/21	8/28	9/4	9/11	9/18	9/25	10/2	10/9	10/16	10/23	10/30	11/6	11/13
Normal Sales	99.47%	99.49%	99.45%	99.50%	99.47%	99.41%	99.41%	99.43%	99.30%	99.32%	99.30%	99.27%	99.22%	99.34%	99.12%	99.13%	99.03%	99.06%



	7/17	7/24	7/31	8/7	8/14	8/21	8/28	9/4	9/11	9/18	9/25	10/2	10/9	10/16	10/23	10/30	11/6	11/13
BO	0.36%	0.35%	0.36%	0.34%	0.39%	0.45%	0.48%	0.45%	0.50%	0.50%	0.50%	0.53%	0.54%	0.53%	0.73%	0.72%	0.74%	0.76%
SS	0.17%	0.16%	0.18%	0.16%	0.14%	0.14%	0.12%	0.12%	0.19%	0.17%	0.20%	0.20%	0.24%	0.13%	0.15%	0.15%	0.22%	0.18%

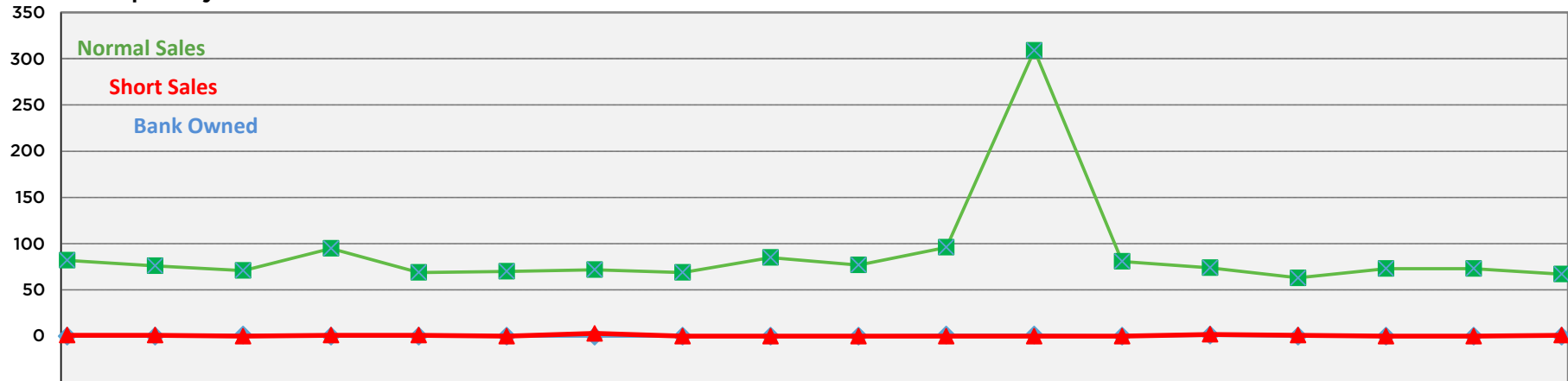
Active Foreclosures



	7/17	7/24	7/31	8/7	8/14	8/21	8/28	9/4	9/11	9/18	9/25	10/2	10/9	10/16	10/23	10/30	11/6	11/13
BO	17	17	18	17	20	23	24	23	26	26	25	26	27	28	39	39	40	41
SS	8	8	9	8	7	7	6	6	10	9	10	10	12	7	8	8	12	10

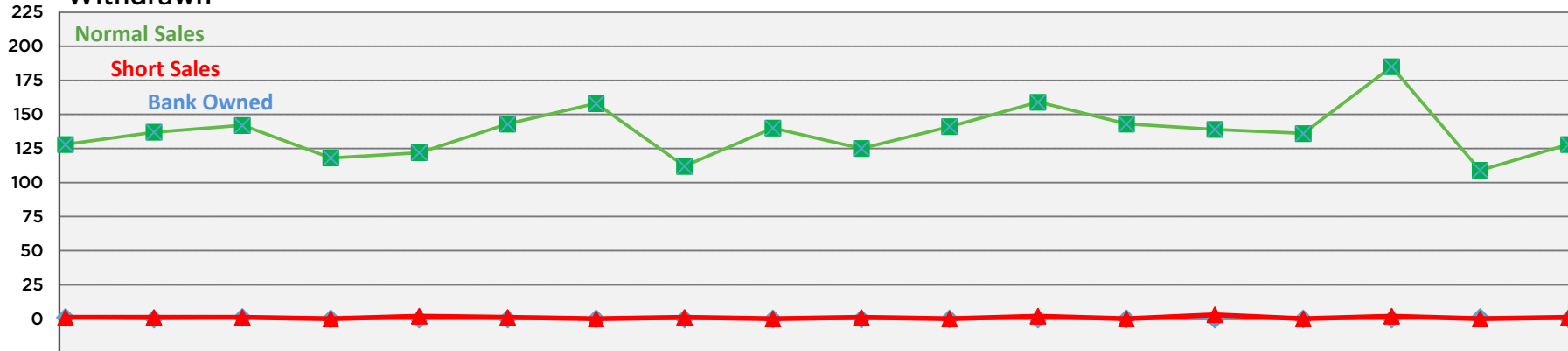
Single Family Homes

Temporary Off Market



	7/17	7/24	7/31	8/7	8/14	8/21	8/28	9/4	9/11	9/18	9/25	10/2	10/9	10/16	10/23	10/30	11/6	11/13
Norm	82	76	71	95	69	70	72	69	85	77	96	309	81	74	63	73	73	67
BO	0	0	1	0	0	0	0	0	0	0	1	1	0	1	0	0	0	0
SS	1	1	0	1	1	0	3	0	0	0	0	0	0	2	1	0	0	1

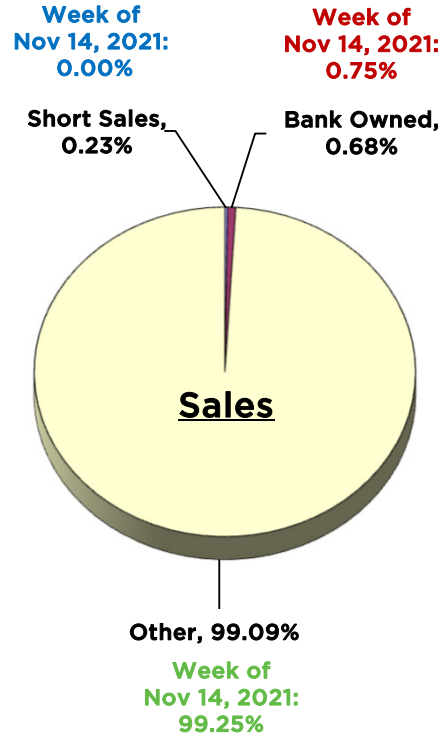
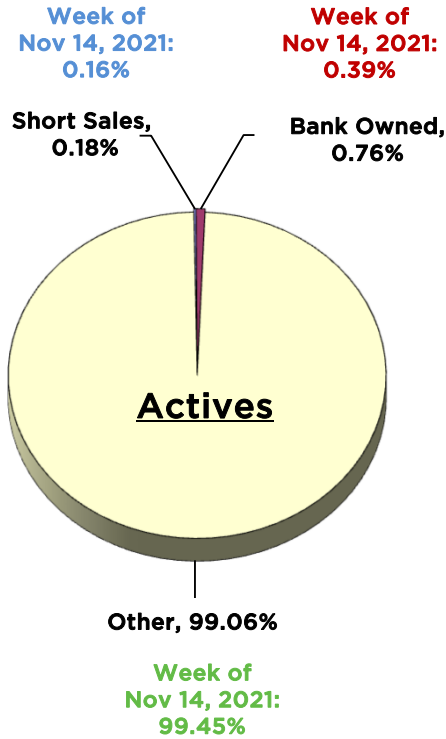
Withdrawn



	7/17	7/24	7/31	8/7	8/14	8/21	8/28	9/4	9/11	9/18	9/25	10/2	10/9	10/16	10/23	10/30	11/6	11/13
Norm	128	137	142	118	122	143	158	112	140	125	141	159	143	139	136	185	109	128
BO	1	0	1	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0
SS	1	1	1	0	2	1	0	1	0	1	0	2	0	3	0	2	0	1



Single Family Homes



Monday Morning Quarterback
11/13/2022 - 11/19/2022
Lake, Orange, Osceola & Seminole Counties

There are 52 Single Family Homes available for the Median Price of \$398,950 (± \$500)

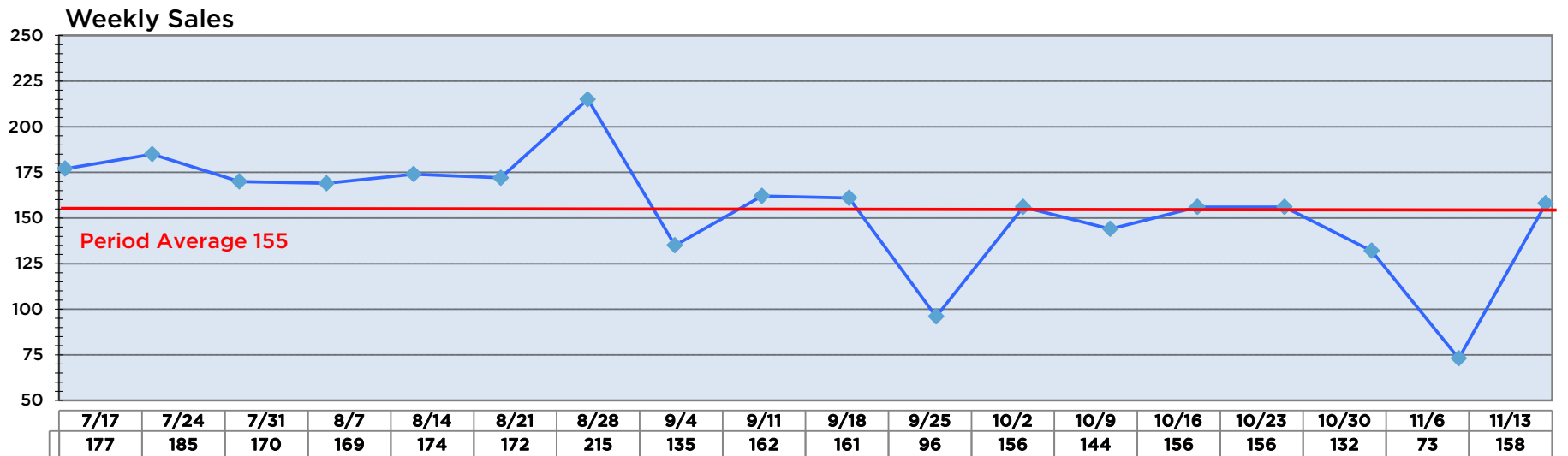
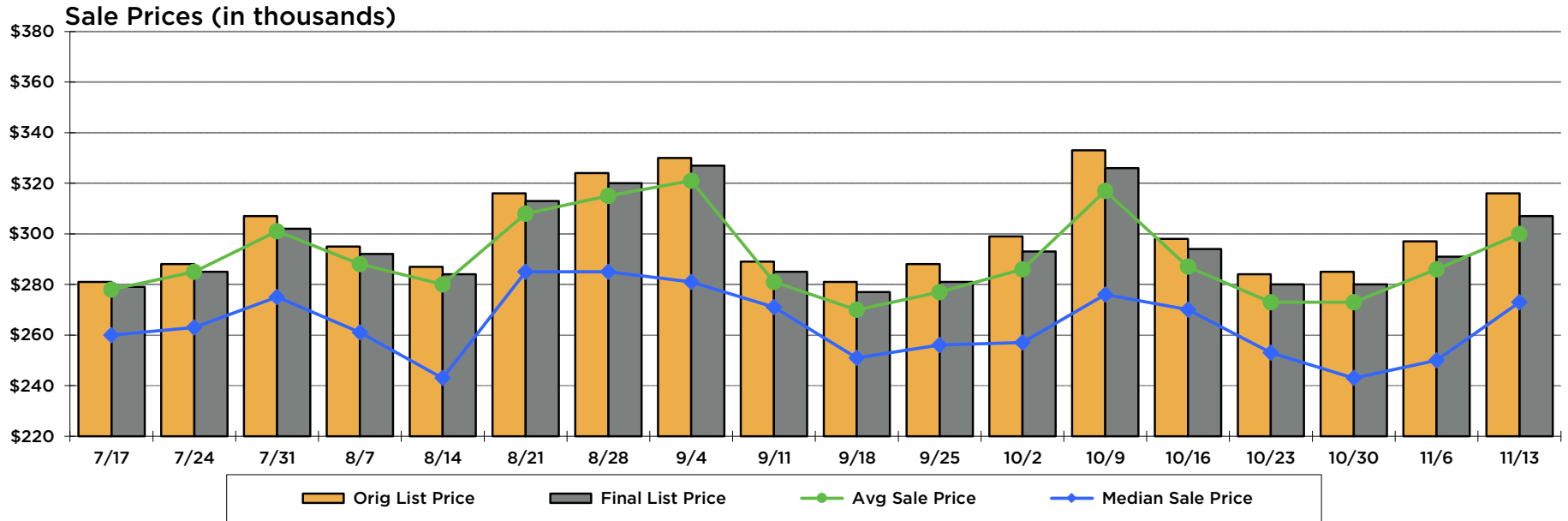
<u>County / City</u>	<u>Zip Code</u>	<u>Available</u>	<u>Average List Price</u>	<u>Average Beds</u>	<u>Average Baths</u>	<u>Average SqFt</u>	<u>List \$ per SqFt</u>
Seminole County		7	\$399,000	3.4	2.3	1,839	\$217.00
Casselberry	32707	1	\$399,000	3.0	2.0	1,629	\$244.94
Winter Springs / Tuskawilla	32708	1	\$399,000	3.0	2.0	1,687	\$236.51
Sanford / Lake Forest	32771	2	\$399,000	3.5	2.5	1,966	\$202.95
Longwood / Wekiva Springs	32779	2	\$399,000	3.5	2.5	1,929	\$206.84
Winter Park	32792	1	\$399,000	4.0	2.0	1,765	\$226.06
Orange County		16	\$398,994	3.3	2.1	1,711	\$233.17
Apopka / Hunt Club	32703	2	\$399,000	3.0	2.5	1,800	\$221.67
Apopka (North)	32712	1	\$399,000	3.0	2.0	2,631	\$151.65
Colonialtown	32803	3	\$399,000	3.0	2.3	1,233	\$323.60
Pine Hills	32805	1	\$399,000	3.0	2.0	1,633	\$244.34
Pine Hills / Rosemont	32808	1	\$399,000	4.0	2.0	1,549	\$257.59
Conway	32812	1	\$399,000	3.0	2.0	1,792	\$222.66
Hiawassee	32818	1	\$399,000	4.0	2.0	1,960	\$203.57
Bithlo	32820	1	\$399,000	4.0	2.0	1,948	\$204.83
Rio Pinar / Union Park	32825	2	\$399,000	4.0	2.0	1,814	\$219.96
Waterford Lakes	32828	1	\$399,000	3.0	2.0	1,552	\$257.09
Ocoee	34761	2	\$398,950	3.0	2.0	1,694	\$235.58
Osceola County		14	\$398,957	3.5	2.1	2,030	\$196.58
Kissimmee (East)	34744	1	\$399,000	4.0	2.0	2,261	\$176.47
Kissimmee (West) / Pleasant Hill	34746	5	\$399,000	3.4	2.0	1,893	\$210.75
Kissimmee / Celebration	34747	1	\$399,000	3.0	2.0	1,778	\$224.41
Kissimmee / Poinciana	34758	4	\$398,850	4.0	2.3	2,115	\$188.63
St Cloud / Narcoossee	34771	1	\$399,000	3.0	3.0	2,074	\$192.38
St Cloud / Canoe Creek	34772	2	\$399,000	3.0	2.0	2,188	\$182.36
Lake County		15	\$398,993	3.3	2.1	2,000	\$199.46
Eustis (West)	32726	1	\$399,000	3.0	2.0	1,869	\$213.48
Grand Island	32735	1	\$399,000	4.0	3.0	1,802	\$221.42
Mount Dora	32757	1	\$399,000	3.0	2.0	2,021	\$197.43
Sorrento / Mt Plymouth	32776	1	\$399,000	3.0	2.0	1,248	\$319.71
Clermont (Central)	34711	2	\$399,000	3.0	2.0	2,121	\$188.12
Fruitland Park	34731	1	\$399,000	3.0	2.0	1,626	\$245.39
Groveland	34736	3	\$399,000	3.7	2.0	1,985	\$201.04
Howey in the Hills	34737	1	\$399,000	3.0	2.0	2,169	\$183.96
Leesburg (West)	34748	3	\$398,967	3.0	2.0	2,050	\$194.59
Mascotte	34753	1	\$399,000	4.0	2.0	2,924	\$136.46

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Lake, Orange, Osceola & Seminole Counties

Condos, Townhomes, Villas

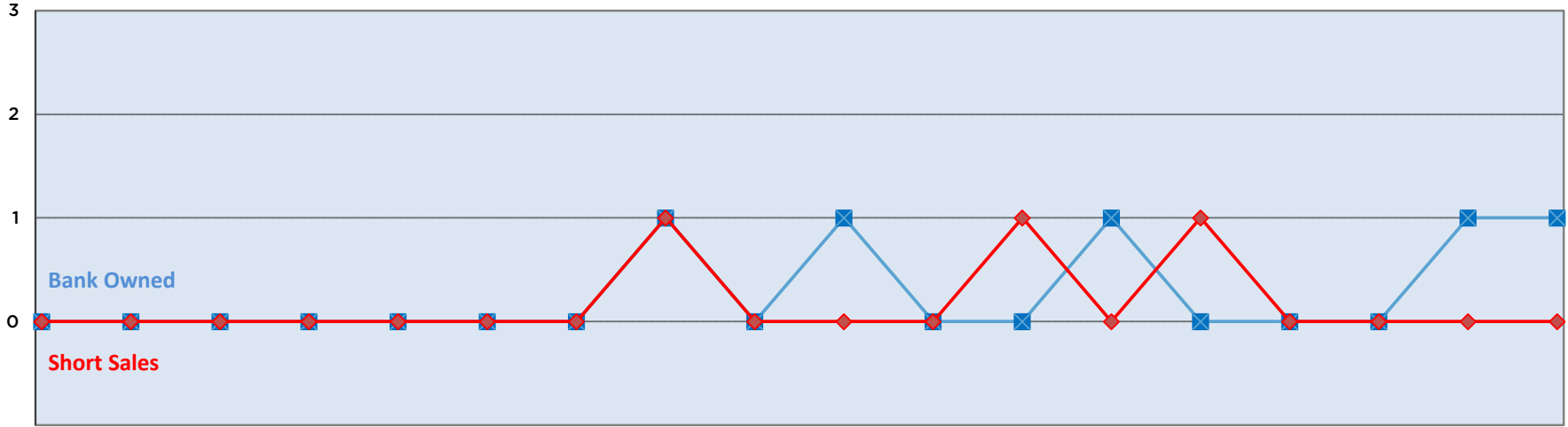
	Total	Under \$250k	\$250K to \$300K	\$300K to \$400K	\$400K to \$500K	\$500K to \$1M	Over \$1M
Weekly Sales	158	66	20	45	16	10	1
Bank Owned	1	0	1	0	0	0	0
Short Sales	0	0	0	0	0	0	0
Other	157	66	19	45	16	10	1
Active Listings	1,635	547	249	463	195	170	11
Bank Owned	7	5	2	0	0	0	0
Short Sales	1	1	0	0	0	0	0
Other	1,627	541	247	463	195	170	11
Months of Inventory	2.39	1.91	2.87	2.37	2.81	3.92	2.54
<i>List Price</i>							
Average Original List Price	\$316,204	\$194,913	\$275,238	\$364,977	\$460,337	\$667,690	\$1,125,000
Average Final List Price	\$307,451	\$191,849	\$271,638	\$354,247	\$448,475	\$625,490	\$1,125,000
<i>Sale Price</i>							
Average Price	\$299,671	\$184,789	\$268,050	\$345,454	\$440,463	\$614,800	\$1,050,000
Median Price	\$273,300	\$195,000	\$265,000	\$345,000	\$426,750	\$582,500	\$1,050,000
<i>Price Differences</i>							
<i>Original</i> to <i>Final</i> List Price	-\$8,753	-\$3,064	-\$3,600	-\$10,730	-\$11,862	-\$42,200	\$0
<i>Original</i> List to <i>Sale</i> Price - \$	-\$16,533	-\$10,124	-\$7,188	-\$19,523	-\$19,874	-\$52,890	-\$75,000
<i>Final</i> List to <i>Sale</i> Price - \$	-\$7,780	-\$7,060	-\$3,588	-\$8,793	-\$8,012	-\$10,690	-\$75,000
<i>Original</i> List to <i>Sale</i> Price - %	94.77%	94.81%	97.39%	94.65%	95.68%	92.08%	93.33%
<i>Final</i> List to <i>Sale</i> Price - %	97.47%	96.32%	98.68%	97.52%	98.21%	98.29%	93.33%
<i>Days on the Market</i>							
Avg Days Listing to Contract	41	37	30	44	46	72	24
Combined Avg Days to Contract	41	37	31	44	46	72	24
Avg Days Listing to Closing	71	66	58	76	76	102	42
Avg Days Contract to Close	29	29	27	31	30	29	17
<i>Beds / Baths</i>							
Average Bedrooms	2	2	3	3	3	3	2
Average Full Baths	2	2	2	2	2	3	2
Average Half Baths	0	0	0	1	1	0	0
<i>Square Footage</i>							
Average Square Feet	1,356	968	1,255	1,585	1,871	2,235	1,599

Condos, Townhomes, Villas



Condos, Townhomes, Villas

Foreclosure Sales

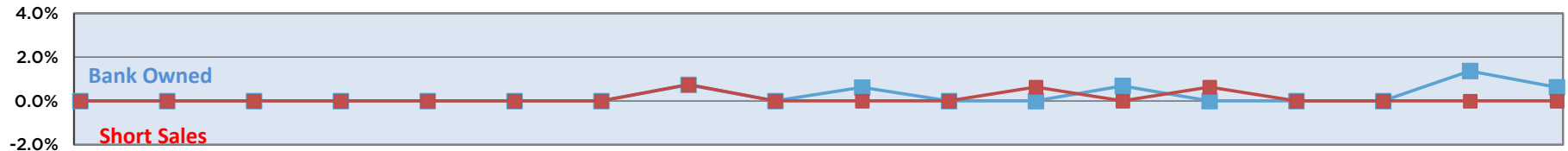


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BO	0	0	0	0	0	0	0	1	0	1	0	0	1	0	0	0	1	1
SS	0	0	0	0	0	0	0	1	0	0	0	1	0	1	0	0	0	0

Percentage of Sales



	7/17	7/24	7/31	8/7	8/14	8/21	8/28	9/4	9/11	9/18	9/25	10/2	10/9	10/16	10/23	10/30	11/6	11/13
Normal Sales	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	98.5%	100.0%	99.4%	100.0%	99.4%	99.3%	99.4%	100.0%	100.0%	98.6%	99.4%

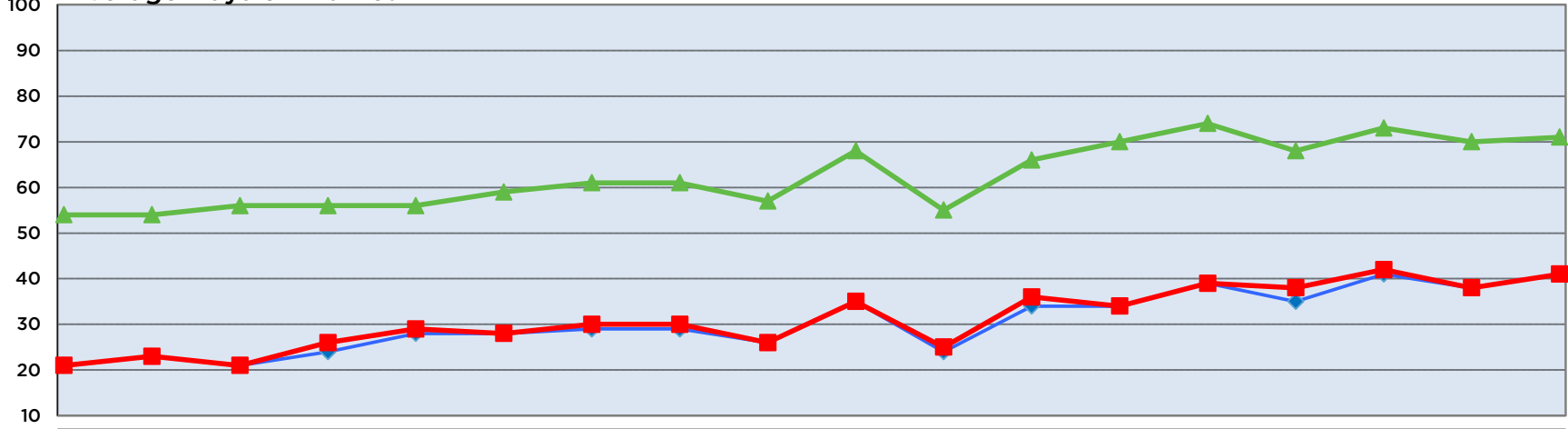


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BO	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.7%	0.0%	0.6%	0.0%	0.0%	0.7%	0.0%	0.0%	0.0%	1.4%	0.6%
SS	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.7%	0.0%	0.0%	0.0%	0.6%	0.0%	0.6%	0.0%	0.0%	0.0%	0.0%



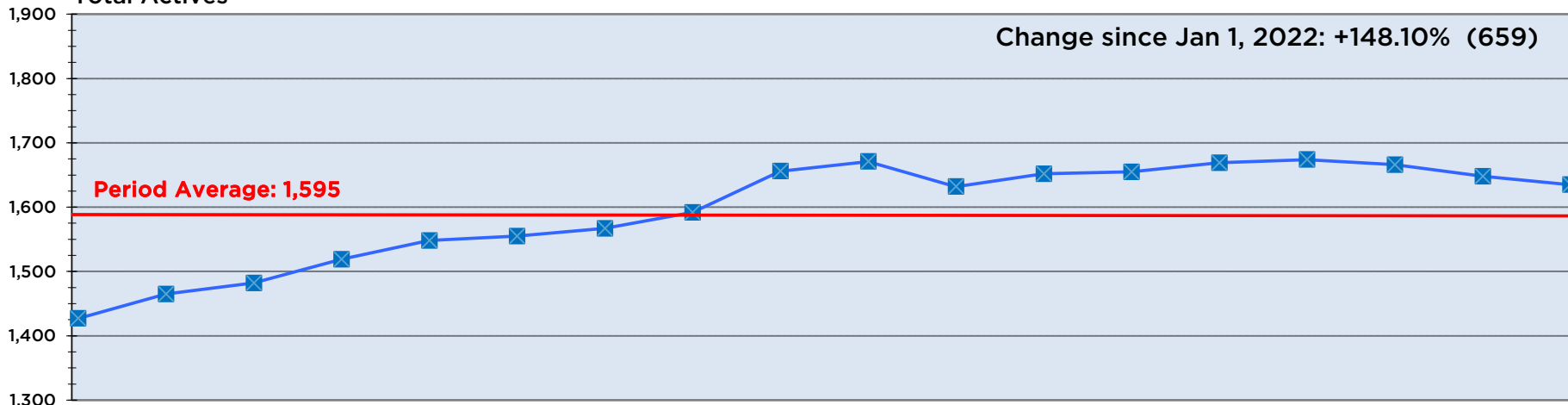
Condos, Townhomes, Villas

Average Days on Market



	7/17	7/24	7/31	8/7	8/14	8/21	8/28	9/4	9/11	9/18	9/25	10/2	10/9	10/16	10/23	10/30	11/6	11/13
ListToContract	21	23	21	24	28	28	29	29	26	35	24	34	34	39	35	41	38	41
CombDaysOnMkt	21	23	21	26	29	28	30	30	26	35	25	36	34	39	38	42	38	41
ListToClose	54	54	56	56	56	59	61	61	57	68	55	66	70	74	68	73	70	71

Total Actives

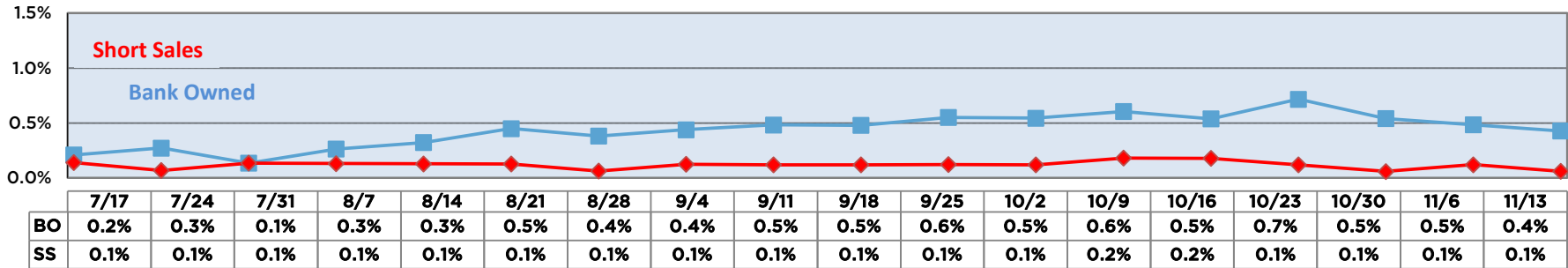
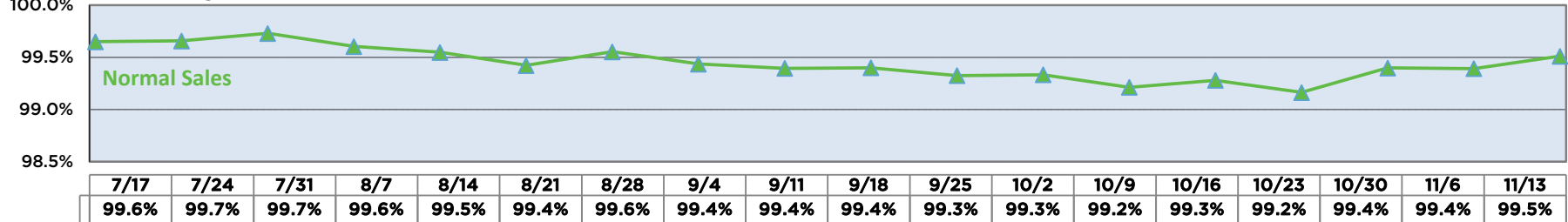


	7/17	7/24	7/31	8/7	8/14	8/21	8/28	9/4	9/11	9/18	9/25	10/2	10/9	10/16	10/23	10/30	11/6	11/13
Total Actives	1,427	1,465	1,482	1,519	1,548	1,555	1,567	1,592	1,656	1,671	1,632	1,652	1,655	1,669	1,674	1,666	1,648	1,635

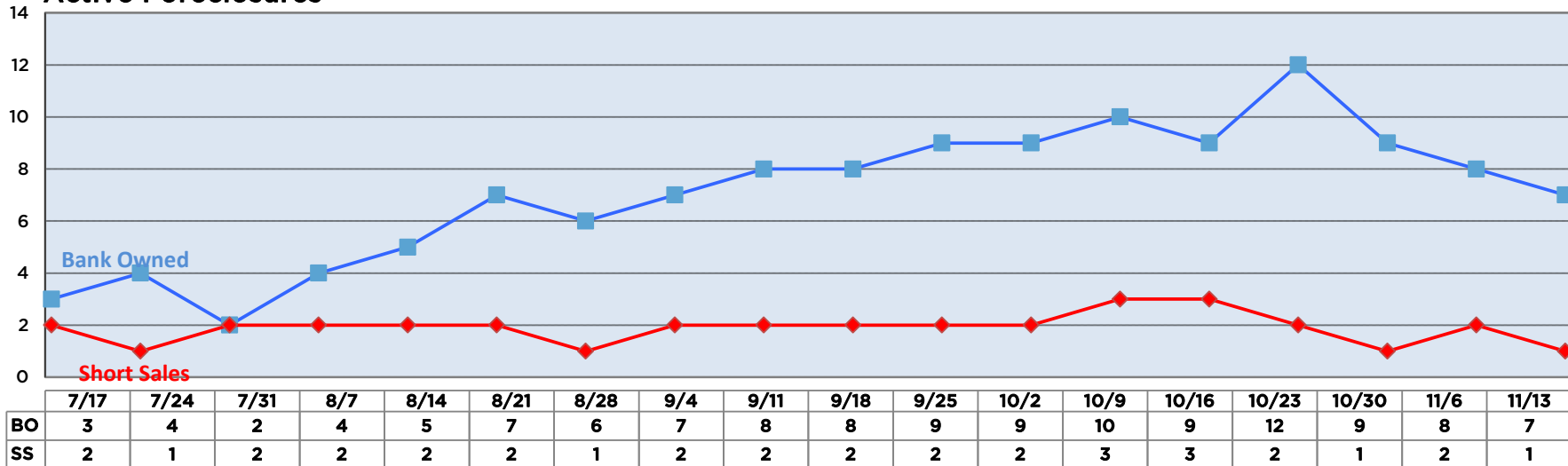


Condos, Townhomes, Villas

Percentage of Actives

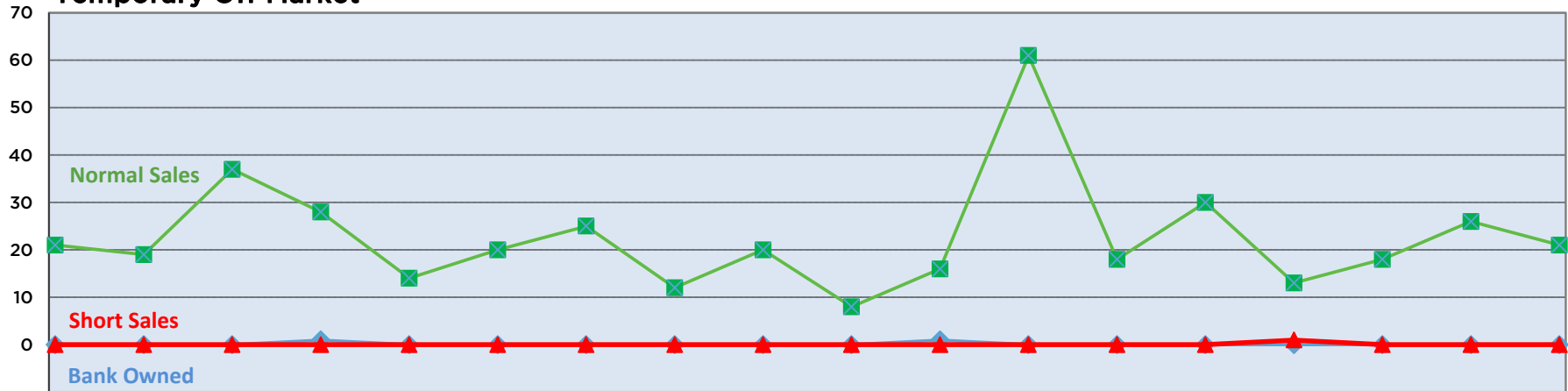


Active Foreclosures



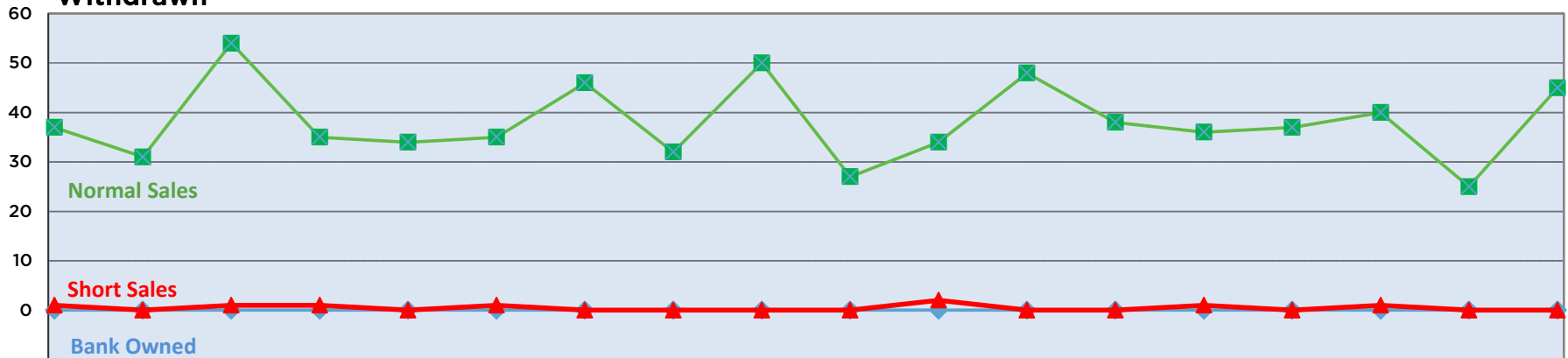
Condos, Townhomes, Villas

Temporary Off Market



	7/17	7/24	7/31	8/7	8/14	8/21	8/28	9/4	9/11	9/18	9/25	10/2	10/9	10/16	10/23	10/30	11/6	11/13
Norm	21	19	37	28	14	20	25	12	20	8	16	61	18	30	13	18	26	21
BO	0	0	0	1	0	0	0	0	0	0	1	0	0	0	0	0	0	0
SS	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1	0	0	0

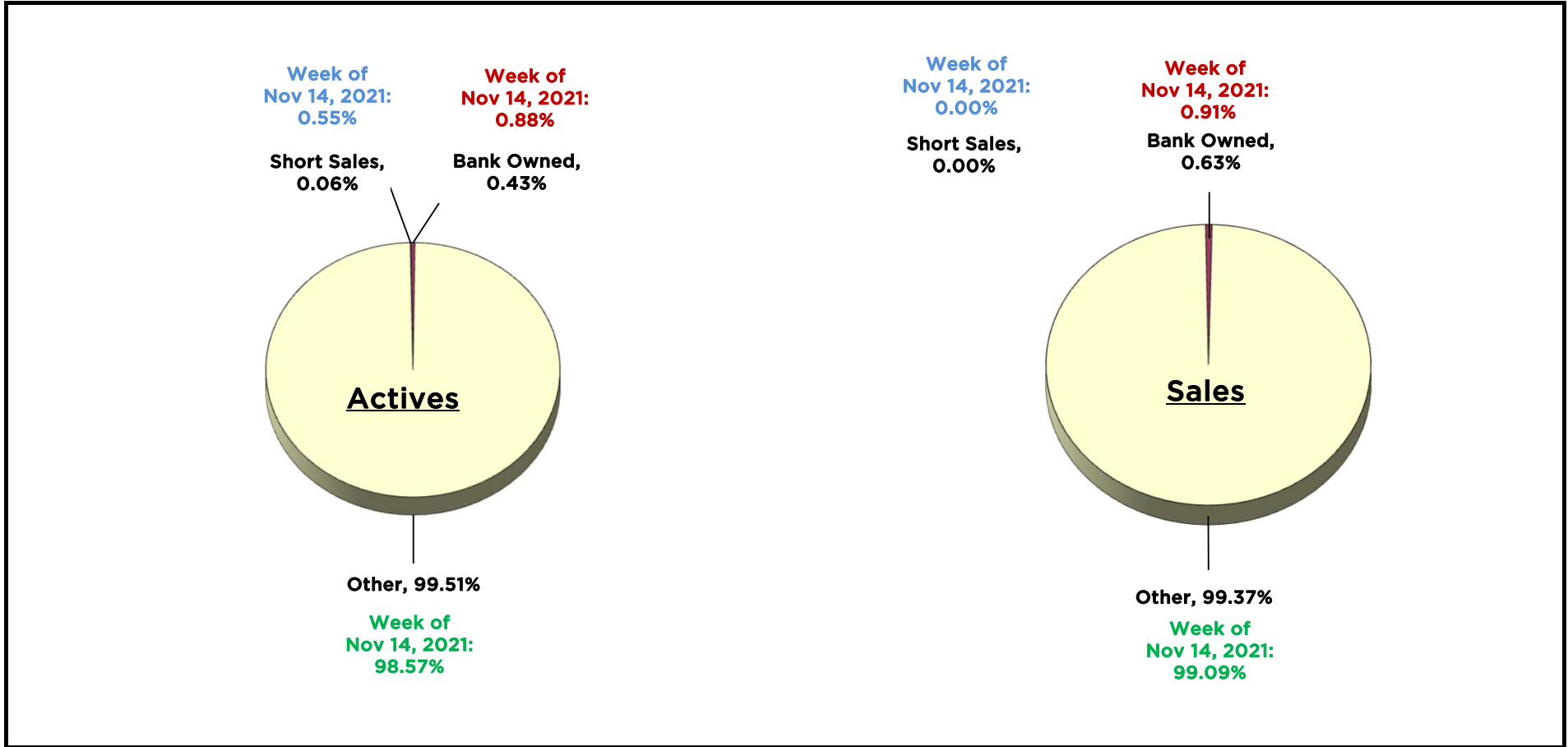
Withdrawn



	7/17	7/24	7/31	8/7	8/14	8/21	8/28	9/4	9/11	9/18	9/25	10/2	10/9	10/16	10/23	10/30	11/6	11/13
Norm	37	31	54	35	34	35	46	32	50	27	34	48	38	36	37	40	25	45
BO	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
SS	1	0	1	1	0	1	0	0	0	0	2	0	0	1	0	1	0	0



Condos, Townhomes, Villas





ORLANDO REGIONAL
REALTOR[®]
ASSOCIATION

Monday Morning Quarterback
11/13/2022 - 11/19/2022
Lake, Orange, Osceola & Seminole Counties

There are no Condos, Villas, or Townhomes available for the Median Price of \$273,300 (± \$500)