

# Local Market Update – July 2022

A Research Tool Provided by Bonita Springs-Estero Board of Realtors®



**BONITA SPRINGS-ESTERO**  
REALTORS®

## Bonita Springs-Estero

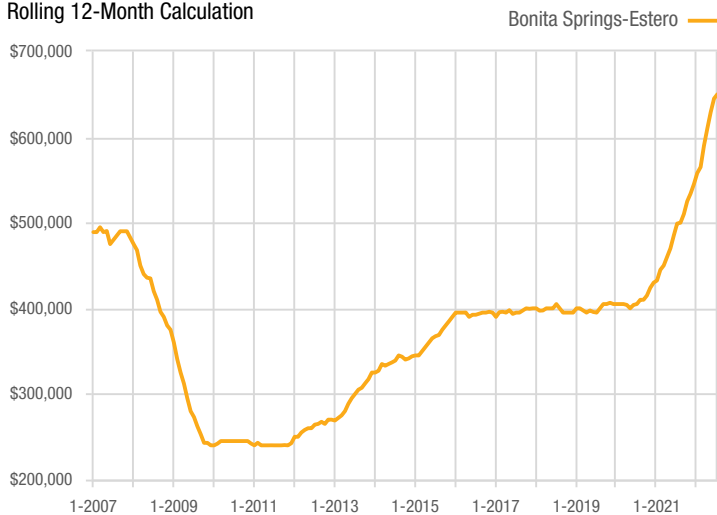
Single Family	July			Year to Date		
	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
<b>Key Metrics</b>						
New Listings	148	<b>134</b>	- 9.5%	1,329	<b>1,310</b>	- 1.4%
Pending Sales	138	<b>113</b>	- 18.1%	1,414	<b>1,020</b>	- 27.9%
Closed Sales	166	<b>97</b>	- 41.6%	1,451	<b>1,012</b>	- 30.3%
Days on Market Until Sale	23	<b>18</b>	- 21.7%	42	<b>15</b>	- 64.3%
Median Sales Price*	\$558,750	<b>\$705,900</b>	+ 26.3%	\$525,000	<b>\$700,000</b>	+ 33.3%
Average Sales Price*	\$647,166	<b>\$856,212</b>	+ 32.3%	\$688,680	<b>\$867,930</b>	+ 26.0%
Percent of List Price Received*	99.4%	<b>99.0%</b>	- 0.4%	98.4%	<b>101.0%</b>	+ 2.6%
Inventory of Homes for Sale	158	<b>266</b>	+ 68.4%	—	—	—
Months Supply of Inventory	0.8	<b>1.9</b>	+ 137.5%	—	—	—

Condo	July			Year to Date		
	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
<b>Key Metrics</b>						
New Listings	117	<b>102</b>	- 12.8%	1,268	<b>1,324</b>	+ 4.4%
Pending Sales	120	<b>94</b>	- 21.7%	1,552	<b>1,100</b>	- 29.1%
Closed Sales	151	<b>113</b>	- 25.2%	1,575	<b>1,051</b>	- 33.3%
Days on Market Until Sale	17	<b>20</b>	+ 17.6%	53	<b>12</b>	- 77.4%
Median Sales Price*	\$340,000	<b>\$435,000</b>	+ 27.9%	\$305,000	<b>\$430,000</b>	+ 41.0%
Average Sales Price*	\$468,259	<b>\$489,959</b>	+ 4.6%	\$407,666	<b>\$540,216</b>	+ 32.5%
Percent of List Price Received*	100.2%	<b>98.8%</b>	- 1.4%	98.1%	<b>101.6%</b>	+ 3.6%
Inventory of Homes for Sale	116	<b>226</b>	+ 94.8%	—	—	—
Months Supply of Inventory	0.6	<b>1.6</b>	+ 166.7%	—	—	—

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

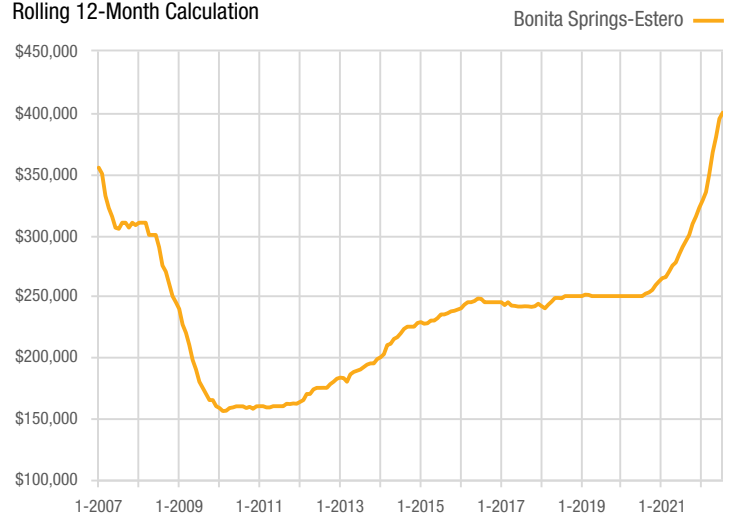
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.