

# Local Market Update – September 2022

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



**BONITA SPRINGS-ESTERO**  
REALTORS®

## Bonita Springs-Estero

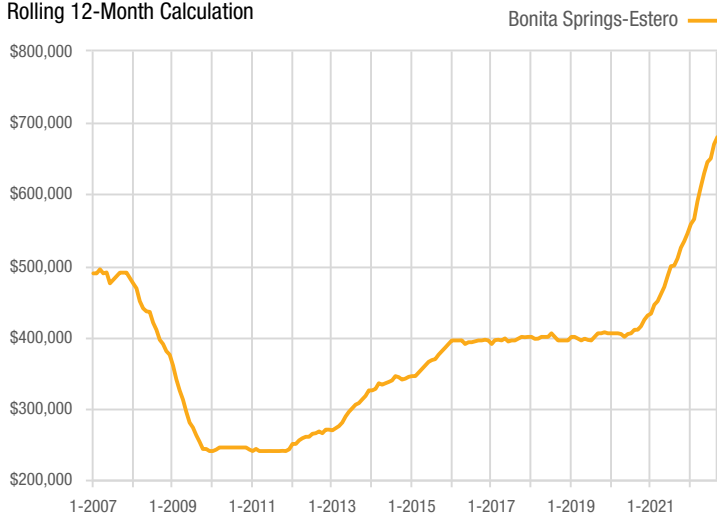
Single Family	September			Year to Date		
	2021	2022	% Change	Thru 9-2021	Thru 9-2022	% Change
<b>Key Metrics</b>						
New Listings	164	<b>106</b>	- 35.4%	1,634	<b>1,547</b>	- 5.3%
Pending Sales	136	<b>102</b>	- 25.0%	1,699	<b>1,228</b>	- 27.7%
Closed Sales	140	<b>76</b>	- 45.7%	1,735	<b>1,195</b>	- 31.1%
Days on Market Until Sale	18	<b>35</b>	+ 94.4%	39	<b>17</b>	- 56.4%
Median Sales Price*	\$560,000	<b>\$677,500</b>	+ 21.0%	\$525,000	<b>\$700,000</b>	+ 33.3%
Average Sales Price*	\$630,370	<b>\$838,316</b>	+ 33.0%	\$678,399	<b>\$868,234</b>	+ 28.0%
Percent of List Price Received*	98.8%	<b>96.8%</b>	- 2.0%	98.6%	<b>100.4%</b>	+ 1.8%
Inventory of Homes for Sale	159	<b>231</b>	+ 45.3%	—	—	—
Months Supply of Inventory	0.8	<b>1.7</b>	+ 112.5%	—	—	—

Condo	September			Year to Date		
	2021	2022	% Change	Thru 9-2021	Thru 9-2022	% Change
<b>Key Metrics</b>						
New Listings	141	<b>84</b>	- 40.4%	1,531	<b>1,521</b>	- 0.7%
Pending Sales	127	<b>72</b>	- 43.3%	1,801	<b>1,258</b>	- 30.1%
Closed Sales	113	<b>65</b>	- 42.5%	1,822	<b>1,206</b>	- 33.8%
Days on Market Until Sale	14	<b>30</b>	+ 114.3%	48	<b>14</b>	- 70.8%
Median Sales Price*	\$329,000	<b>\$425,000</b>	+ 29.2%	\$310,000	<b>\$430,000</b>	+ 38.7%
Average Sales Price*	\$405,527	<b>\$557,001</b>	+ 37.4%	\$409,150	<b>\$541,056</b>	+ 32.2%
Percent of List Price Received*	100.5%	<b>97.7%</b>	- 2.8%	98.5%	<b>101.2%</b>	+ 2.7%
Inventory of Homes for Sale	110	<b>215</b>	+ 95.5%	—	—	—
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.

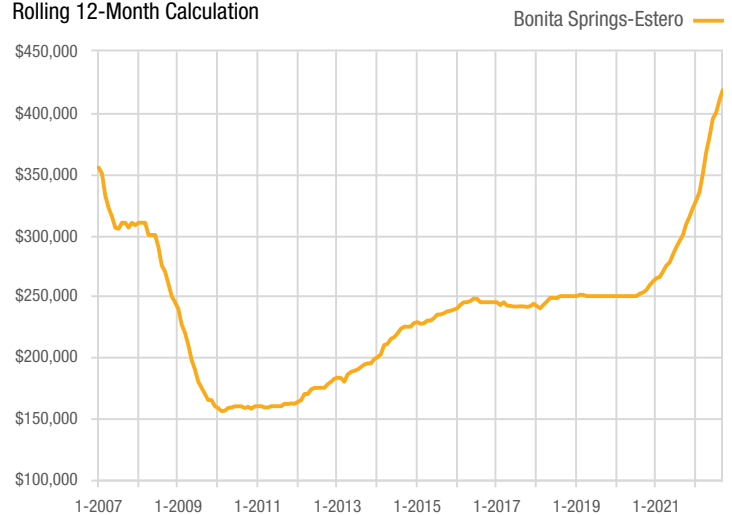
### Median Sales Price - Single Family

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.