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Key West Real Estate Market Stats

FEBRUARY 2019

FOR SALE	SOLD	AVG SALES PRICE	DAYS ON MARKET
415	36	\$964,210	76

415 residential homes were listed “**For Sale**” in the Key West market.
 Only **36** homes sold during **February**.
 That’s an **11** month supply of homes ***if no other homes come on the market.***
72 additional homes came on the market, increasing inventory by **36** homes!

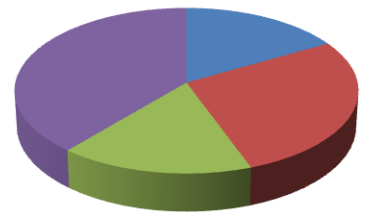
107 of those homes were priced \$1,500,000+.
 Only **6** of those homes sold during **February**.
 That’s a **17** month supply of homes ***if no other homes come on the market***
17 additional homes came on the market, increasing inventory by **11** homes!

99 of those homes were priced \$900,000-\$1,499,999.
 Only **10** of those homes sold during **February**.
 That’s a **9** month supply of homes ***if no other homes come on the market***
11 additional homes came on the market, increasing inventory by **1** home!

106 of those homes were priced \$600,000-\$899,999.
 Only **6** of those homes sold during **February**.
 That’s a **17** month supply ***if no other homes come on the market.***
17 additional homes came on the market, increasing inventory by **11** homes!

103 of those homes were priced \$599,999 or less.
 Only **14** of those homes sold during **February**.
 That’s a **7** month supply ***if no other homes come on the market.***
27 additional homes came on the market, increasing inventory by **14** homes!

SOLDS



- \$1,500,000+
- \$900,000-\$1,499,999
- \$600,000-\$899,999
- <\$599,999

FEBRUARY INVENTORY WAS UP 2.5% AND SALES INCREASED BY 1 TO 36 HOMES SOLD

With buyers looking for a good buy, we saw that 28% of the Sales in February were between \$900k-\$1,499,000, very similar to November 2018. Days on the market dropped from 129 to 76, so only those priced to sell are actually selling. This same pattern with steady Sales is anticipated for March as the pie chart above shows for February. **Price** is still the **most critical** factor in getting a sale. The Brokerage community sells 98% of all homes **SOLD** each year! Call us today and let’s get a **SOLD** sign in your yard!

*Based on information from the KWAR MLS for the period 2/1/2019 - 3/1/2019