Longboat Key Condos

ZIP 34228

Condos	Year	Jan	Feb	Year-to-Date Total/Avg	Mar	Apr	May	June	Jul	Aug	Sep	Oct	Nov	Dec
# of Properties for Sale	2025	306	329	318										
	2024	298	308	303	302	287	279	262	234	219	212	199	228	267
% Ch		3%	7%	5%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%
# Pendings	2025	48	51	99										
	2024	29	44	73	53	63	46	42	35	36	37	27	31	29
% Ch		66%	16%	36%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%
# of Closings (aka Sales	2025	18	20	38										
	2024	23	30	53	33	44	46	30	25	20	12	19	12	23
		-22%	-33%	-28%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%
Median Sale Price (000'	2025	$ 1,063	$ 815	939										
	2024	$ 1,020	$ 847	$ 934	$ 1,150	$ 1,113	$ 730	$ 898	$ 700	$ 775	$ 585	$ 1,000	$ 855	$ 950
% Ch		4%	-4%	1%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%
Sale Price/SF	2025	$ 659	$ 593	626										
	2024	$ 753	$ 667	710	$ 738	$ 804	$ 629	$ 694	$ 605	$ 554	$ 611	$ 634	$ 530	$ 724
% Ch		-12%	-11%	-12%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%
Median Days on Market	2025	60	32	46										
	2024	33	53	43	81	29	74	64	119	121	65	153	109	59
% Ch		82%	-40%	7%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%
# Months of Sales	2025	17	16	17										
	2024	13	10	12	9	7	6	9	9	11	18	10	19	12
% Ch		31%	60%	44%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%	-100%