

Port Charlotte 33953

ZIP code · FL · Florida > Charlotte County > Port Charlotte

BALANCED MARKET

\$342K

MEDIAN SALE PRICE

+9.6%

1-YR CHANGE

498

SALES (12 MO)

\$336K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 48 / 100



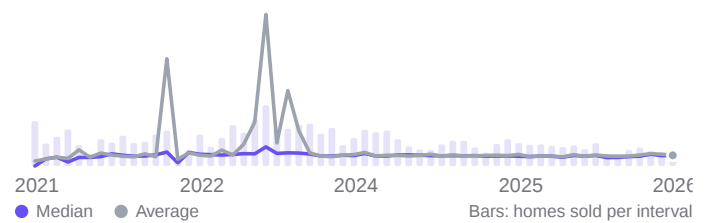
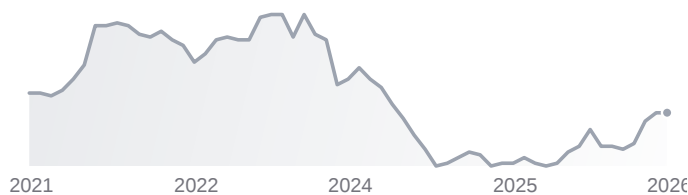
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

48 / 100

Sale prices

Median \$328K · Average \$337K

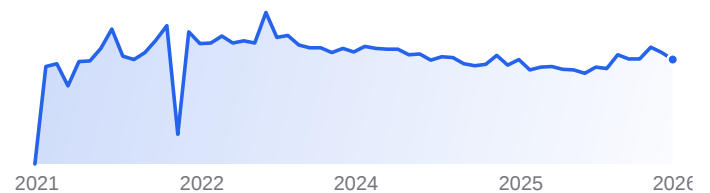
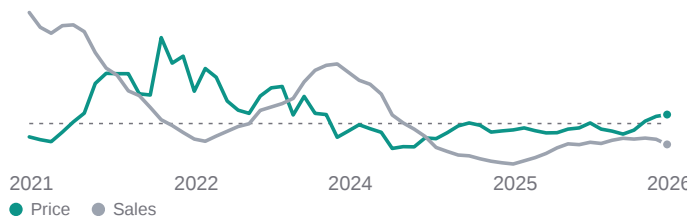


Growth (year over year)

Price +9.6% · Sales -21.9%

Price per square foot

\$182/ft²

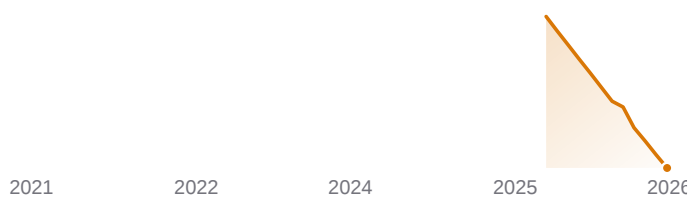


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

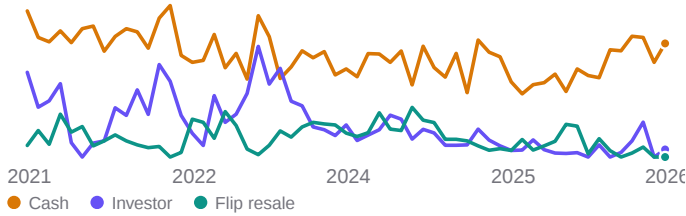
7.6%



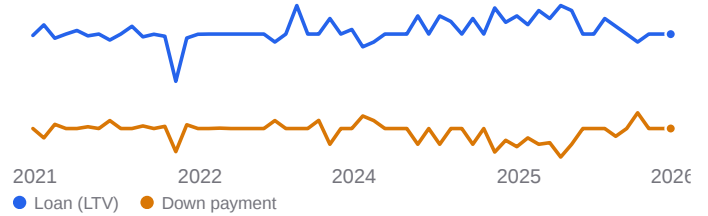
BUYERS & OUTCOMES

Buyer mix

Cash 60% · Investor 4.0% · Flip resale 0%



Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



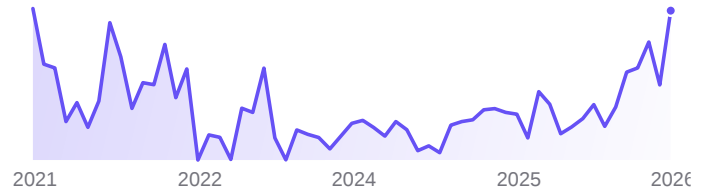
Sellers who sold at a gain

81%



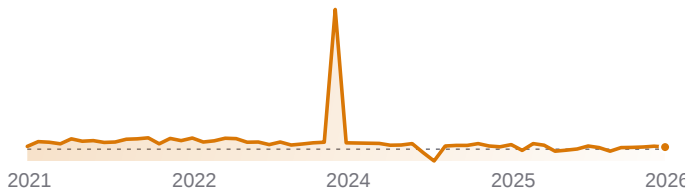
Typical hold before selling

10.0 yrs



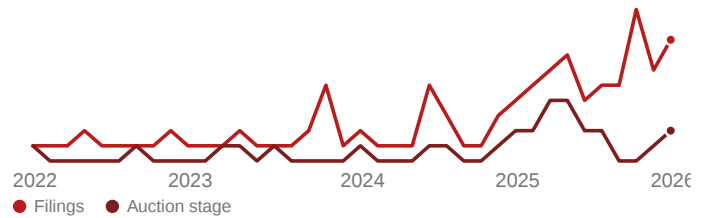
Median annualized return at resale

+2.6%



Preforeclosure filings

Filings 8 · Auction stage 2



HOUSING STOCK

Homes	6,519
Median value (AVM)	\$336K
Median size	1,766 ft²
Median bedrooms	3
Median year built	2007
Single family	76%
Condos	6.4%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	58%
Underwater (LTV 125% or more)	1.3%
Owner occupied	67%
Company owned	23%
Median loan-to-value	35%

Typical ownership tenure

4.7 yrs

COMMUNITY

Population	8,833
Density	415 / mi²
Median household income	\$76K
Average household income	\$91K
Crime index (US avg 100)	79
Air pollution index (US avg 100)	80
Earthquake index (US avg 100)	18
Homes occupied	78%
Bachelor's or higher	18%
Poverty rate	10.3%
Unemployment	1.0%
Average temp	73°F
Annual precip	53 in
Sunshine	68%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.