

SEPTEMBER 2025

Sarasota Overview

Market data for homes with a Sarasota, Longboat Key or Lakewood Ranch address.

MEDIAN PRICE

\$504,495 **-11%**
vs 2024

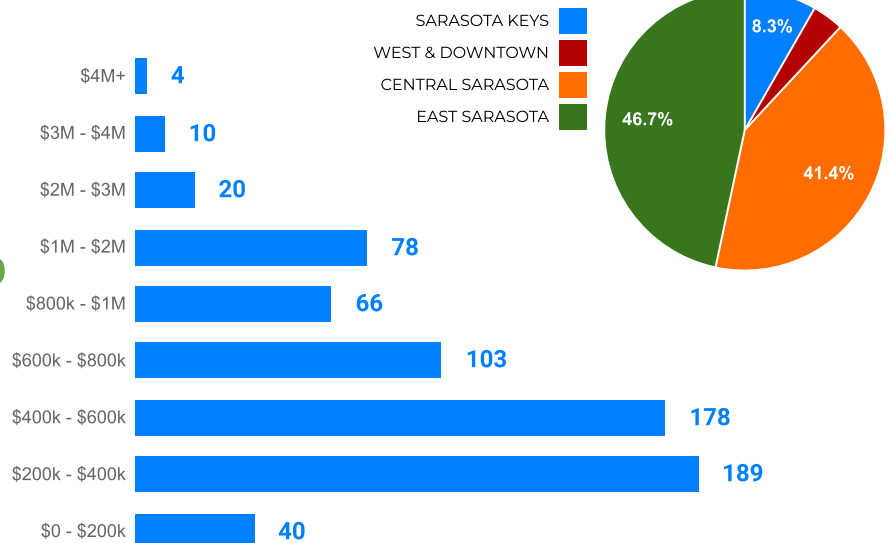
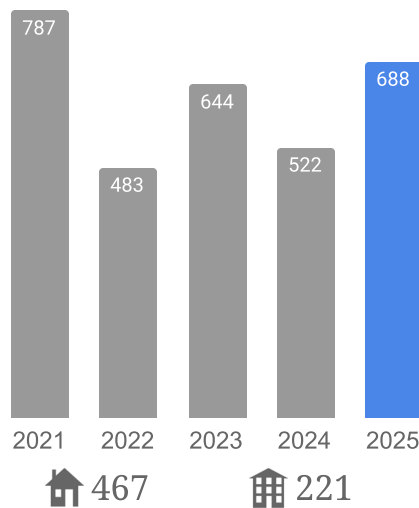
🏠 \$616k
🏡 \$330k

AVERAGE PRICE

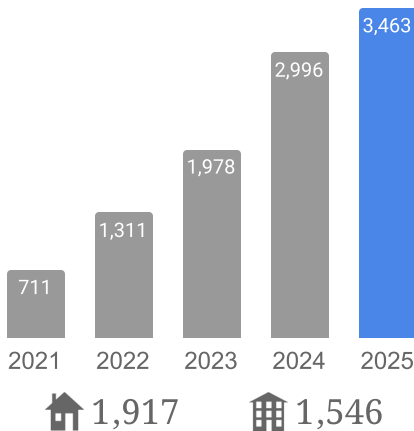
\$704,318 **-9%**
vs 2024

🏠 \$829k
🏡 \$440k

HOME SALES



INVENTORY



DAYS ON MARKET

76 **+58%**
DAYS

🏠 61 🏡 99

WHAT DO THESE NUMBERS MEAN FOR YOU?

For more detailed information, check out the full report at ZarghamiGroup.com or call us at **941-900-4855** for a personalized analysis of your specific situation.

SEPTEMBER 2025

Sarasota Luxury

Market data for homes with a Sarasota, Longboat Key, or Lakewood Ranch address that sold with a price in the 90th percentile.

MEDIAN PRICE

\$1,415,000 **-28%**
vs 2024

🏠 \$1.5M
🏡 \$1.2M

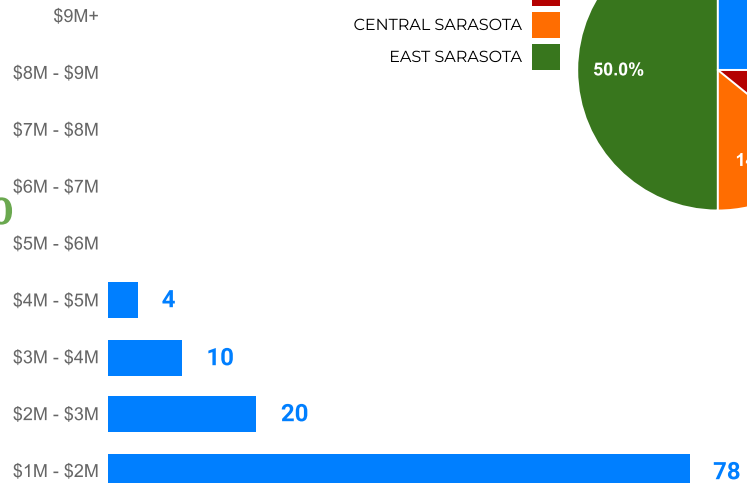
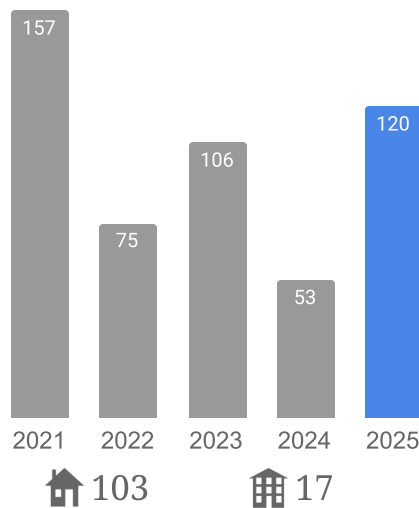
AVERAGE PRICE

\$1,770,004 **-27%**
vs 2024

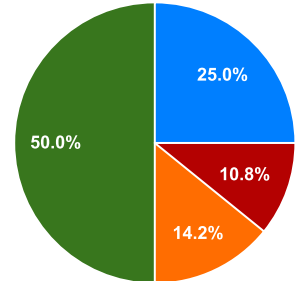
🏠 \$1.8M
🏡 \$1.6M

HOME SALES

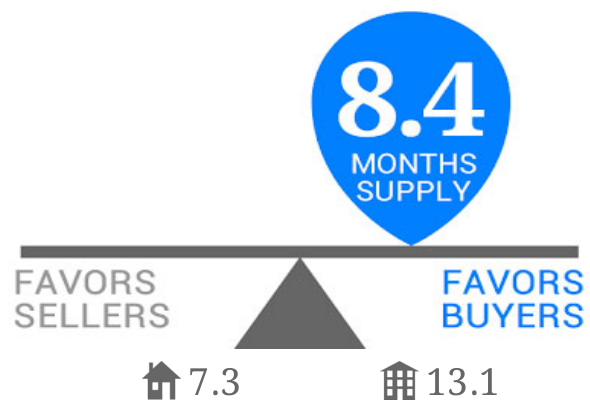
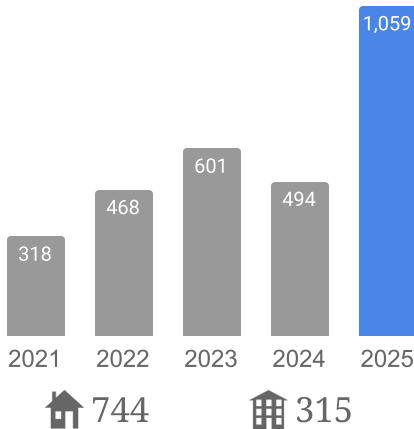
LUXURY THRESHOLD: \$934,871



SARASOTA KEYS
WEST & DOWNTOWN
CENTRAL SARASOTA
EAST SARASOTA



INVENTORY



DAYS ON MARKET

73 **+121%**
DAYS

🏠 67 | 🏡 130

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THE ZARGHAMI REPORT

SEPTEMBER
2025

Sarasota Keys

Market data for homes on
Siesta Key, Lido Key,
Bird Key, and Longboat Key.

MEDIAN PRICE

\$1,020,000 **-18%**
vs 2024

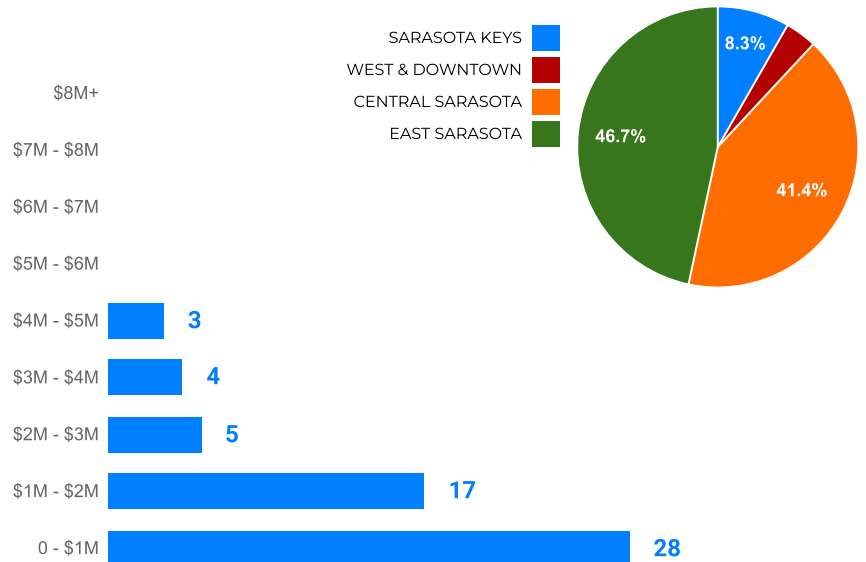
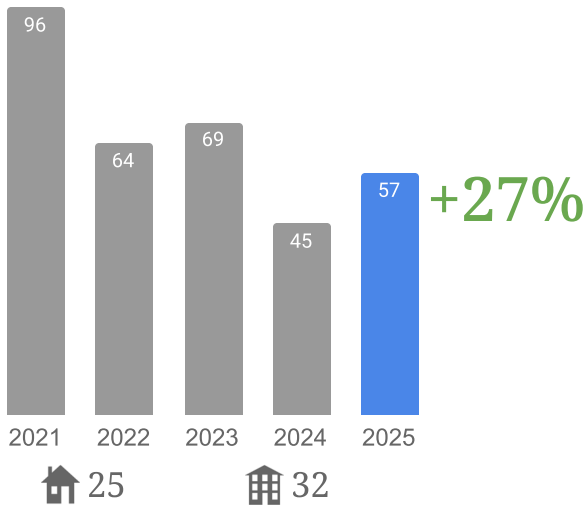
🏠 \$1.6M
🏢 \$638k

AVERAGE PRICE

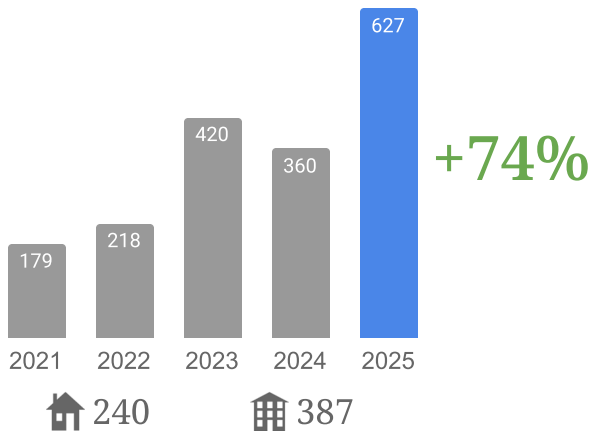
\$1,380,737 **-19%**
vs 2024

🏠 \$1.9M
🏢 \$951k

HOME SALES



INVENTORY



DAYS ON MARKET

115 **-13%**
DAYS

🏠 78 🏢 137

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kw COASTAL
LIVING III
KELLER WILLIAMS.

THE ZARGHAMI REPORT

SEPTEMBER 2025 West Sarasota

Market data for homes in
Downtown Sarasota
& West of Tamiami Trail.

MEDIAN PRICE

\$950,000 **+19%**
vs 2024

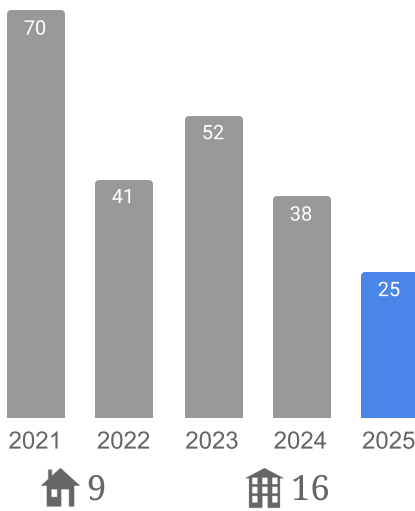
🏠 \$1.2M
🏢 \$898k

AVERAGE PRICE

\$1,150,126 **+5%**
vs 2024

🏠 \$1.7M
🏢 \$817k

HOME SALES



-34%

\$8M+

\$7M - \$8M

\$6M - \$7M

\$5M - \$6M

\$4M - \$5M

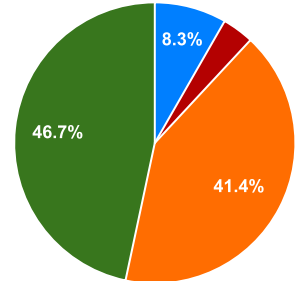
\$3M - \$4M 2

\$2M - \$3M 2

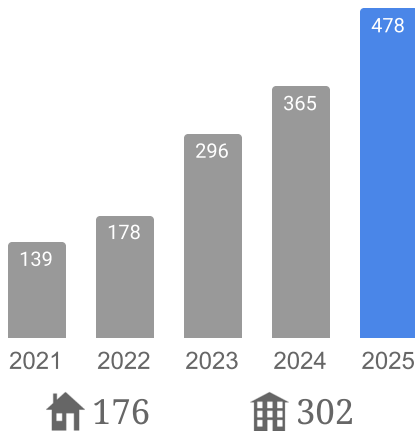
\$1M - \$2M 7

0 - \$1M 14

SARASOTA KEYS
WEST & DOWNTOWN
CENTRAL SARASOTA
EAST SARASOTA



INVENTORY



+31%

11.1
MONTHS
SUPPLY

FAVORS
SELLERS

FAVORS
BUYERS

🏠 8.5

🏢 13.6

DAYS ON MARKET

108 **+209%**
DAYS

🏠 41

🏢 117

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THE ZARGHAMI REPORT

SEPTEMBER 2025 Central Sarasota

Market data for homes
located between
Tamiami Trail and I-75.

MEDIAN PRICE

\$385,000 **-11%**
vs 2024

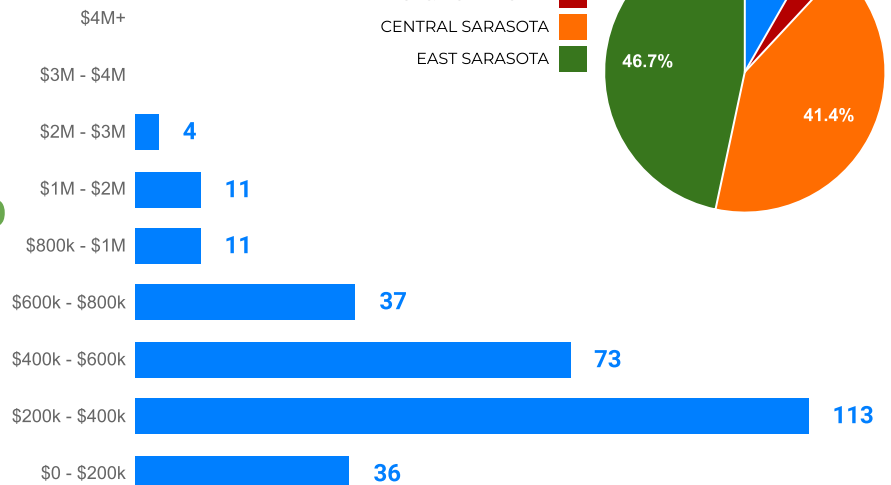
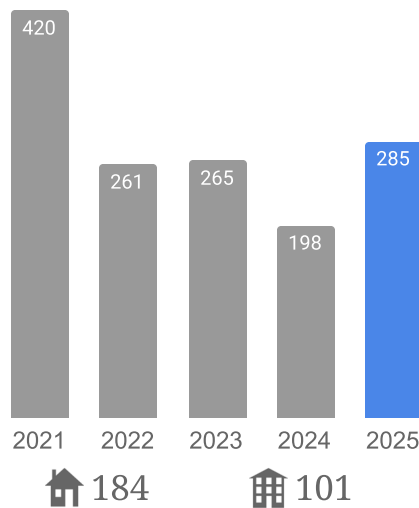
🏠 \$485k
🏢 \$255k

AVERAGE PRICE

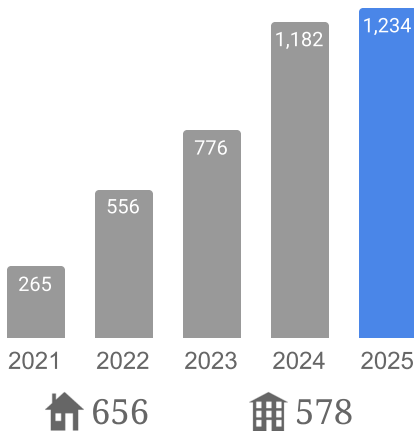
\$469,026 **-3%**
vs 2024

🏠 \$577k
🏢 \$273k

HOME SALES



INVENTORY



DAYS ON MARKET

69 **+53%**
DAYS

🏠 49 🏢 98

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LIVING III
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SEPTEMBER 2025

East Sarasota

Market data for homes
located East of I-75 or
in Lakewood Ranch.

MEDIAN PRICE

\$597,000 **-8%**
vs 2024

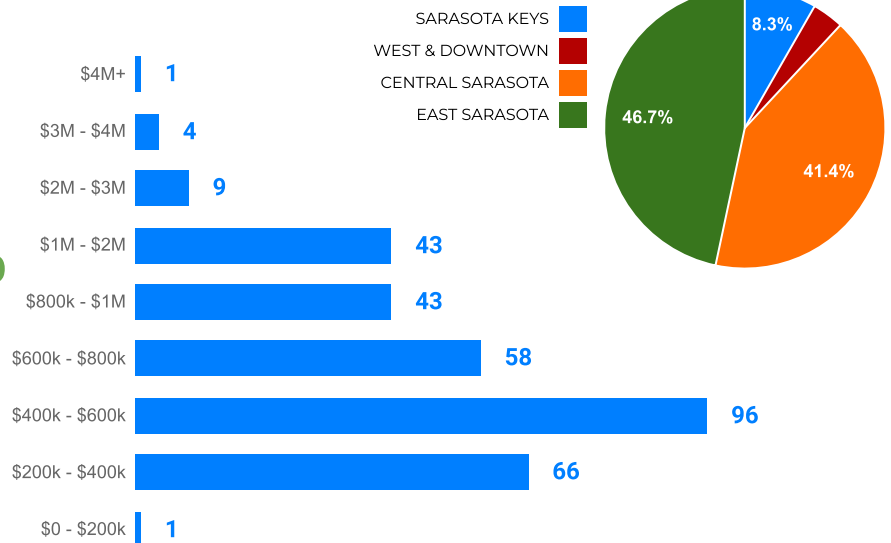
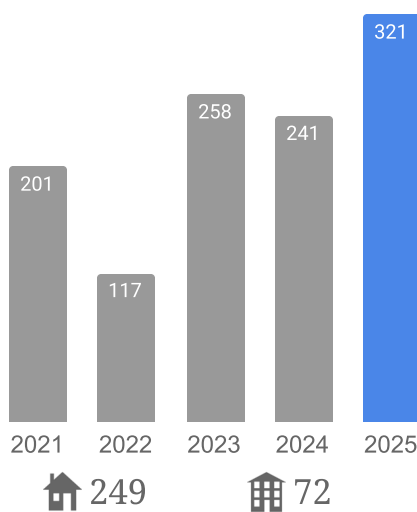
🏠 \$700k
🏢 \$353k

AVERAGE PRICE

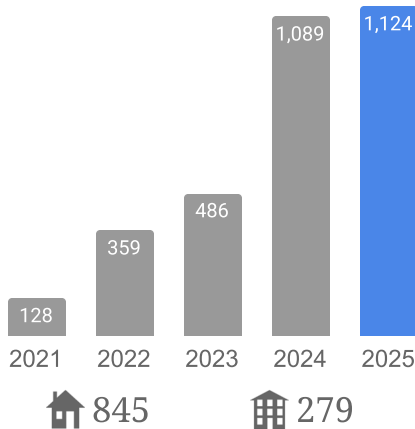
\$758,390 **-3%**
vs 2024

🏠 \$873k
🏢 \$363k

HOME SALES



INVENTORY



DAYS ON MARKET

72 **+71%**
DAYS

🏠 72 🏢 75

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