

November 2023

32713, Debarry, FL

Sold Summary

	Nov 2023	Nov 2022	% Change
Sold Dollar Volume	\$17,369,290	\$6,596,303	163.32%
Avg Sold Price	\$434,232	\$366,461	18.49%
Median Sold Price	\$407,745	\$354,000	15.18%
Units Sold	40	18	122.22%
Avg Days on Market	64	28	128.57%
Avg List Price for Solds	\$441,548	\$376,722	17.21%
Avg SP to OLP Ratio	96.8%	93.6%	3.33%
Ratio of Avg SP to Avg OLP	96.4%	94.8%	1.68%
Attached Avg Sold Price	\$270,000	\$0	0%
Detached Avg Sold Price	\$438,443	\$366,461	19.64%
Attached Units Sold	1	0	0%
Detached Units Sold	39	18	116.67%

Notes:

- SP = Sold Price
- OLP = Original List Price
- LP = List Price (at time of sale)
- Garage/Parking Spaces are not included in Detached/Attached section totals.

Inventory

	Nov 2023	Nov 2022	% Change
Active Listings	115	148	-22.30%
New Listings	41	56	-26.79%
New Under Contracts	46	32	43.75%
New Pending	49	35	40.00%
All Pending	68	91	-25.27%

Financing (Sold)

Assumption	0
Cash	6
Conventional	23
FHA	6
Other	0
Owner	0
VA	5

Days on Market (Sold)

0	0
1 to 10	7
11 to 20	5
21 to 30	5
31 to 60	10
61 to 90	4
91 to 120	2
121 to 180	4
181 to 360	2
361 to 720	1
721+	0

Sold Detail

Price Ranges	2 or Less BR		3 BR		4 or More BR		All	Total	Active Listings	
	SFH/Villa	Cnd/Coop/TH	SFH/Villa	Cnd/Coop/TH	SFH/Villa	Cnd/Coop/TH	MH/Man/Mod		SFH/Villa	Cnd/Coop/TH
< \$50,000	0	0	0	0	0	0	0	0	0	0
\$50K to \$99,999	0	0	0	0	0	0	0	0	0	0
\$100K to \$124,999	0	0	0	0	0	0	0	0	0	1
\$125K to \$149,999	0	0	0	0	0	0	0	0	0	1
\$150K to \$199,999	0	0	0	0	0	0	0	0	1	0
\$200K to \$249,999	1	0	1	0	0	0	0	2	1	0
\$250K to \$299,999	2	1	2	0	0	0	0	5	4	0
\$300K to \$399,999	0	0	6	0	6	0	0	12	30	18
\$400K to \$499,999	0	0	4	0	6	0	0	10	31	0
\$500K to \$599,999	0	0	0	0	4	0	0	4	9	0
\$600K to \$799,999	0	0	0	0	6	0	0	6	9	0
\$800K to \$999,999	0	0	0	0	1	0	0	1	2	0
\$1,000,000+	0	0	0	0	0	0	0	0	2	0
Total	3	1	13	0	23	0	0	40	89	20
Avg Sold Price	\$254,000	\$270,000	\$355,867	\$0	\$509,174	\$0	\$0	\$434,232		
Prev Year - Avg Sold Price	\$245,000	\$0	\$383,786	\$0	\$547,220	\$0	\$121,500	\$366,461		
Avg Sold % Change	3.67%	0.00%	-7.27%	0.00%	-6.95%	0.00%	0.00%	18.49%		
Prev Year - # of Solds	2	0	11	0	3	0	2	18		

Active Detail