

January 2024

32720, Deland, FL

Sold Summary

	Jan 2024	Jan 2023	% Change
Sold Dollar Volume	\$13,719,746	\$9,452,260	45.15%
Avg Sold Price	\$311,812	\$255,466	22.06%
Median Sold Price	\$303,000	\$238,700	26.94%
Units Sold	44	37	18.92%
Avg Days on Market	48	55	-12.73%
Avg List Price for Solds	\$321,612	\$263,673	21.97%
Avg SP to OLP Ratio	93.4%	90.9%	2.76%
Ratio of Avg SP to Avg OLP	94.8%	89.9%	5.41%
Attached Avg Sold Price	\$0	\$198,500	0%
Detached Avg Sold Price	\$311,812	\$258,722	20.52%
Attached Units Sold	0	2	0%
Detached Units Sold	44	35	25.71%

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

	Jan 2024	Jan 2023	% Change
Active Listings	93	114	-18.42%
New Listings	38	45	-15.56%
New Under Contracts	44	63	-30.16%
New Pendings	45	67	-32.84%
All Pendings	47	71	-33.80%

Financing (Sold)

Assumption	0
Cash	10
Conventional	18
FHA	10
Other	1
Owner	1
VA	4

Days on Market (Sold)

0	2
1 to 10	7
11 to 20	6
21 to 30	5
31 to 60	11
61 to 90	6
91 to 120	4
121 to 180	2
181 to 360	1
361 to 720	0
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	1	1	0	0
\$125K to \$149,999	0	0	0	0	0	0	0	0	0	0
\$150K to \$199,999	1	0	1	0	1	0	0	3	4	1
\$200K to \$249,999	2	0	4	0	0	0	1	7	5	1
\$250K to \$299,999	1	0	6	0	4	0	0	11	7	0
\$300K to \$399,999	0	0	12	0	2	0	0	14	35	1
\$400K to \$499,999	0	0	4	0	2	0	0	6	28	0
\$500K to \$599,999	0	0	0	0	2	0	0	2	4	0
\$600K to \$799,999	0	0	0	0	0	0	0	0	2	0
\$800K to \$999,999	0	0	0	0	0	0	0	0	0	0
\$1,000,000+	0	0	0	0	0	0	0	0	1	0
Total	4	0	27	0	11	0	2	44	86	3
Avg Sold Price	\$229,200	\$0	\$315,218	\$0	\$359,732	\$0	\$167,500	\$311,812		
Prev Year - Avg Sold Price	\$200,822	\$175,000	\$273,459	\$222,000	\$356,049	\$0	\$71,667	\$255,466		
Avg Sold % Change	14.13%	0.00%	15.27%	0.00%	1.03%	0.00%	133.72%	22.06%		
Prev Year - # of Solds	9	1	14	1	9	0	3	37		

Active Detail

Active Listings	
SFH/Villa	Cnd/Coop/TH
0	0
0	0
0	0
4	1
5	1
7	0
35	1
28	0
4	0
2	0
0	0
0	0
1	0
86	3