

April 2024

32725, Deltona, FL

Sold Summary

	Apr 2024	Apr 2023	% Change
Sold Dollar Volume	\$24,329,415	\$25,320,370	-3.91%
Avg Sold Price	\$307,967	\$324,620	-5.13%
Median Sold Price	\$314,000	\$306,450	2.46%
Units Sold	79	78	1.28%
Avg Days on Market	27	32	-15.63%
Avg List Price for Solds	\$314,216	\$340,271	-7.66%
Avg SP to OLP Ratio	95.7%	96.0%	-0.30%
Ratio of Avg SP to Avg OLP	95.6%	92.9%	2.88%
Attached Avg Sold Price	\$165,000	\$185,000	-10.81%
Detached Avg Sold Price	\$309,233	\$328,294	-5.81%
Attached Units Sold	1	2	-50.00%
Detached Units Sold	77	76	1.32%

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

	Apr 2024	Apr 2023	% Change
Active Listings	150	89	68.54%
New Listings	80	80	0.00%
New Under Contracts	78	108	-27.78%
New Pending	86	117	-26.50%
All Pending	100	136	-26.47%

Financing (Sold)

Assumption	0
Cash	15
Conventional	31
FHA	28
Other	1
Owner	1
VA	3

Days on Market (Sold)

0	3
1 to 10	36
11 to 20	13
21 to 30	4
31 to 60	10
61 to 90	7
91 to 120	4
121 to 180	2
181 to 360	0
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	0	0	0	0
\$125K to \$149,999	0	0	1	0	0	0	0	1	0	0
\$150K to \$199,999	4	1	0	0	1	0	0	6	2	7
\$200K to \$249,999	4	0	5	0	0	0	0	9	5	2
\$250K to \$299,999	1	0	11	0	2	0	0	14	20	0
\$300K to \$399,999	0	0	38	0	4	0	0	43	82	0
\$400K to \$499,999	0	0	0	0	4	0	0	4	24	0
\$500K to \$599,999	0	0	0	0	1	0	0	1	4	0
\$600K to \$799,999	0	0	0	0	1	0	0	1	3	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
<b>Total</b>	<b>9</b>	<b>1</b>	<b>55</b>	<b>0</b>	<b>13</b>	<b>0</b>	<b>0</b>	<b>79</b>	<b>141</b>	<b>9</b>
Avg Sold Price	\$214,610	\$165,000	\$307,295	\$0	\$382,941	\$0	\$0	\$307,967		
Prev Year - Avg Sold Price	\$234,590	\$185,000	\$306,187	\$0	\$441,046	\$0	\$140,000	\$324,620		
Avg Sold % Change	-8.52%	-10.81%	0.36%	0.00%	-13.17%	0.00%	0.00%	-5.13%		
Prev Year - # of Solds	10	2	46	0	19	0	1	78		

Active Detail