

August 2024

32725, Deltona, FL

Sold Summary

	Aug 2024	Aug 2023	% Change
Sold Dollar Volume	\$25,450,660	\$23,998,277	6.05%
Avg Sold Price	\$330,528	\$311,666	6.05%
Median Sold Price	\$315,000	\$300,000	5.00%
Units Sold	77	77	0.00%
Avg Days on Market	40	38	5.26%
Avg List Price for Solds	\$334,483	\$314,586	6.32%
Avg SP to OLP Ratio	96.7%	97.6%	-0.94%
Ratio of Avg SP to Avg OLP	95.6%	97.1%	-1.49%
Attached Avg Sold Price	\$186,475	\$164,500	13.36%
Detached Avg Sold Price	\$338,421	\$317,632	6.54%
Attached Units Sold	4	3	33.33%
Detached Units Sold	73	74	-1.35%

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

	Aug 2024	Aug 2023	% Change
Active Listings	185	96	92.71%
New Listings	59	81	-27.16%
New Under Contracts	64	83	-22.89%
New Pending	68	88	-22.73%
All Pending	81	95	-14.74%

Financing (Sold)

Assumption	0
Cash	11
Conventional	26
FHA	32
Other	2
Owner	0
VA	6

Days on Market (Sold)

0	3
1 to 10	26
11 to 20	8
21 to 30	9
31 to 60	14
61 to 90	10
91 to 120	2
121 to 180	2
181 to 360	3
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	1	0	0	0	0	0	1	0	0
\$150K to \$199,999	0	2	0	0	0	0	0	2	3	6
\$200K to \$249,999	6	0	2	1	0	0	0	9	12	1
\$250K to \$299,999	3	0	13	0	1	0	0	17	33	0
\$300K to \$399,999	1	0	30	0	7	0	0	38	98	0
\$400K to \$499,999	0	0	4	0	4	0	0	8	23	0
\$500K to \$599,999	0	0	0	0	1	0	0	1	5	0
\$600K to \$799,999	0	0	0	0	0	0	0	0	3	0
\$800K to \$999,999	0	0	0	0	0	0	0	0	0	0
\$1,000,000+	0	0	1	0	0	0	0	1	0	0
Total	10	3	50	1	13	0	0	77	177	7
Avg Sold Price	\$247,040	\$172,000	\$342,119	\$229,900	\$394,494	\$0	\$0	\$330,528		
Prev Year - Avg Sold Price	\$231,923	\$164,500	\$317,379	\$0	\$368,727	\$0	\$0	\$311,666		
Avg Sold % Change	6.52%	4.56%	7.80%	0.00%	6.99%	0.00%	0.00%	6.05%		
Prev Year - # of Solds	13	3	39	0	22	0	0	77		

Active Detail