

August 2024

32738, Deltona, FL

Sold Summary

	Aug 2024	Aug 2023	% Change
Sold Dollar Volume	\$21,540,473	\$27,800,005	-22.52%
Avg Sold Price	\$321,500	\$361,039	-10.95%
Median Sold Price	\$310,000	\$340,000	-8.82%
Units Sold	67	77	-12.99%
Avg Days on Market	50	29	72.41%
Avg List Price for Solds	\$325,982	\$363,794	-10.39%
Avg SP to OLP Ratio	95.6%	98.1%	-2.56%
Ratio of Avg SP to Avg OLP	95.5%	98.0%	-2.59%
Attached Avg Sold Price	\$0	\$0	%
Detached Avg Sold Price	\$321,500	\$361,039	-10.95%
Attached Units Sold	0	0	%
Detached Units Sold	67	77	-12.99%

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	155	91	70.33%
New Listings	63	78	-19.23%
New Under Contracts	57	81	-29.63%
New Pendings	63	91	-30.77%
All Pendings	72	98	-26.53%

Financing (Sold)

Assumption	1
Cash	12
Conventional	22
FHA	25
Other	2
Owner	0
VA	5

Days on Market (Sold)

0	1
1 to 10	13
11 to 20	14
21 to 30	7
31 to 60	11
61 to 90	9
91 to 120	6
121 to 180	5
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	0	0	0	0
\$125K to \$149,999	1	0	0	0	0	0	0	1	0	0
\$150K to \$199,999	1	0	2	0	0	0	0	3	2	0
\$200K to \$249,999	4	0	1	0	0	0	0	5	5	0
\$250K to \$299,999	0	0	17	0	1	0	0	18	26	0
\$300K to \$399,999	0	0	21	0	11	0	0	32	88	0
\$400K to \$499,999	0	0	0	0	5	0	0	5	21	0
\$500K to \$599,999	0	0	1	0	1	0	0	2	7	0
\$600K to \$799,999	0	0	0	0	1	0	0	1	4	0
\$800K to \$999,999	0	0	0	0	0	0	0	0	2	0
\$1,000,000+	0	0	0	0	0	0	0	0	0	0
Total	6	0	42	0	19	0	0	67	155	0
Avg Sold Price	\$200,247	\$0	\$305,333	\$0	\$395,526	\$0	\$0	\$321,500		
Prev Year - Avg Sold Price	\$193,650	\$0	\$326,002	\$0	\$450,127	\$0	\$0	\$361,039		
Avg Sold % Change	3.41%	0.00%	-6.34%	0.00%	-12.13%	0.00%	0.00%	-10.95%		
Prev Year - # of Solds	4	0	47	0	26	0	0	77		

Active Detail

Active Listings	
SFH/Villa	Cnd/Coop/TH
0	0
0	0
0	0
0	0
2	0
5	0
26	0
88	0
21	0
7	0
4	0
2	0
0	0
155	0