

January 2025

32738, Deltona, FL

Sold Summary

	Jan 2025	Jan 2024	% Change
Sold Dollar Volume	\$10,313,422	\$10,370,360	-0.55%
Avg Sold Price	\$343,781	\$314,253	9.40%
Median Sold Price	\$323,000	\$307,500	5.04%
Units Sold	30	33	-9.09%
Avg Days on Market	50	40	25.00%
Avg List Price for Solds	\$353,438	\$318,906	10.83%
Avg SP to OLP Ratio	95.3%	95.4%	-0.10%
Ratio of Avg SP to Avg OLP	94.8%	95.3%	-0.61%
Attached Avg Sold Price	\$0	\$0	%
Detached Avg Sold Price	\$343,781	\$314,253	9.40%
Attached Units Sold	0	0	%
Detached Units Sold	30	33	-9.09%

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 2025	Jan 2024	% Change
Active Listings	185	119	55.46%
New Listings	54	54	0.00%
New Under Contracts	47	61	-22.95%
New Pendings	47	69	-31.88%
All Pendings	59	64	-7.81%

Financing (Sold)

Assumption	0
Cash	5
Conventional	8
FHA	15
Other	0
Owner	0
VA	2

Days on Market (Sold)

0	2
1 to 10	4
11 to 20	3
21 to 30	4
31 to 60	5
61 to 90	6
91 to 120	5
121 to 180	1
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	0	0	0	0	0	0	0	0
\$150K to \$199,999	0	0	0	0	0	0	0	0	2	0
\$200K to \$249,999	2	0	2	0	0	0	0	4	10	0
\$250K to \$299,999	0	0	3	0	0	0	0	3	39	0
\$300K to \$399,999	0	0	12	0	8	0	0	20	100	0
\$400K to \$499,999	0	0	0	0	0	0	0	0	19	0
\$500K to \$599,999	0	0	1	0	0	0	0	1	7	0
\$600K to \$799,999	0	0	2	0	0	0	0	2	6	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	2	0
Total	2	0	20	0	8	0	0	30	185	0
Avg Sold Price	\$218,000	\$0	\$354,222	\$0	\$349,124	\$0	\$0	\$343,781		
Prev Year - Avg Sold Price	\$251,250	\$0	\$283,727	\$0	\$364,961	\$0	\$0	\$314,253		
Avg Sold % Change	-13.23%	0.00%	24.85%	0.00%	-4.34%	0.00%	0.00%	9.40%		
Prev Year - # of Solds	4	0	15	0	14	0	0	33		

Active Detail