

**April 2021**

32130, De Leon Springs, FL

**Sold Summary**

|                            | Apr 2021    | Apr 2020    | % Change |
|----------------------------|-------------|-------------|----------|
| Sold Dollar Volume         | \$1,403,500 | \$1,638,000 | -14.32%  |
| Avg Sold Price             | \$280,700   | \$273,000   | 2.82%    |
| Median Sold Price          | \$285,000   | \$208,500   | 36.69%   |
| Units Sold                 | 5           | 6           | -16.67%  |
| Avg Days on Market         | 36          | 114         | -68.42%  |
| Avg List Price for Solds   | \$284,620   | \$287,817   | -1.11%   |
| Avg SP to OLP Ratio        | 98.0%       | 91.2%       | 7.45%    |
| Ratio of Avg SP to Avg OLP | 93.8%       | 84.3%       | 11.33%   |
| Attached Avg Sold Price    | \$0         | \$0         | %        |
| Detached Avg Sold Price    | \$280,700   | \$273,000   | 2.82%    |
| Attached Units Sold        | 0           | 0           | %        |
| Detached Units Sold        | 5           | 6           | -16.67%  |

**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 2021 | Apr 2020 | % Change |
|---------------------|----------|----------|----------|
| Active Listings     | 7        | 5        | 40.00%   |
| New Listings        | 6        | 2        | 200.00%  |
| New Under Contracts | 1        | 7        | -85.71%  |
| New Pending         | 2        | 7        | -71.43%  |
| All Pending         | 2        | 13       | -84.62%  |

**Financing (Sold)**

|              |   |
|--------------|---|
| Assumption   | 0 |
| Cash         | 1 |
| Conventional | 3 |
| FHA          | 0 |
| Other        | 1 |
| Owner        | 0 |
| VA           | 0 |

**Days on Market (Sold)**

|            |   |
|------------|---|
| 0          | 0 |
| 1 to 10    | 1 |
| 11 to 20   | 1 |
| 21 to 30   | 0 |
| 31 to 60   | 2 |
| 61 to 90   | 1 |
| 91 to 120  | 0 |
| 121 to 180 | 0 |
| 181 to 360 | 0 |
| 361 to 720 | 0 |
| 721+       | 0 |

**Sold Detail**

|                            | 2 or Less BR |             | 3 BR      |             | 4 or More BR |             | All        |           | Active Listings |             |
|----------------------------|--------------|-------------|-----------|-------------|--------------|-------------|------------|-----------|-----------------|-------------|
| Price Ranges               | SFH/Villa    | Cnd/Coop/TH | SFH/Villa | Cnd/Coop/TH | SFH/Villa    | Cnd/Coop/TH | MH/Man/Mod | Total     | 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        | 1            | 0           | 0         | 0           | 0            | 0           | 0          | 1         | 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         | 0               | 0           |
| \$200K to \$249,999        | 0            | 0           | 1         | 0           | 0            | 0           | 0          | 1         | 1               | 0           |
| \$250K to \$299,999        | 0            | 0           | 1         | 0           | 0            | 0           | 0          | 1         | 0               | 0           |
| \$300K to \$399,999        | 0            | 0           | 0         | 0           | 1            | 0           | 0          | 1         | 1               | 0           |
| \$400K to \$499,999        | 0            | 0           | 0         | 0           | 1            | 0           | 0          | 1         | 0               | 0           |
| \$500K to \$599,999        | 0            | 0           | 0         | 0           | 0            | 0           | 0          | 0         | 2               | 0           |
| \$600K to \$799,999        | 0            | 0           | 0         | 0           | 0            | 0           | 0          | 0         | 1               | 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                      | 1            | 0           | 2         | 0           | 2            | 0           | 0          | 5         | 6               | 0           |
| Avg Sold Price             | \$109,500    | \$0         | \$245,000 | \$0         | \$402,000    | \$0         | \$0        | \$280,700 |                 |             |
| Prev Year - Avg Sold Price | \$0          | \$0         | \$289,500 | \$0         | \$240,000    | \$0         | \$0        | \$273,000 |                 |             |
| Avg Sold % Change          | 0.00%        | 0.00%       | -15.37%   | 0.00%       | 67.50%       | 0.00%       | 0.00%      | 2.82%     |                 |             |
| Prev Year - # of Solds     | 0            | 0           | 4         | 0           | 2            | 0           | 0          | 6         |                 |             |

**Active Detail**