

April 2021

32724, Deland, FL

Sold Summary

| | Apr 2021 | Apr 2020 | % Change |
|----------------------------|--------------|--------------|----------|
| Sold Dollar Volume | \$20,756,545 | \$14,928,318 | 39.04% |
| Avg Sold Price | \$273,112 | \$261,900 | 4.28% |
| Median Sold Price | \$273,995 | \$254,992 | 7.45% |
| Units Sold | 76 | 57 | 33.33% |
| Avg Days on Market | 24 | 40 | -40.00% |
| Avg List Price for Solds | \$273,844 | \$262,970 | 4.14% |
| Avg SP to OLP Ratio | 99.7% | 97.8% | 1.97% |
| Ratio of Avg SP to Avg OLP | 99.7% | 97.7% | 1.98% |
| Attached Avg Sold Price | \$182,238 | \$200,000 | -8.88% |
| Detached Avg Sold Price | \$285,577 | \$263,006 | 8.58% |
| Attached Units Sold | 8 | 1 | 700.00% |
| Detached Units Sold | 67 | 56 | 19.64% |

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 | 38 | 218 | -82.57% |
| New Listings | 84 | 54 | 55.56% |
| New Under Contracts | 101 | 68 | 48.53% |
| New Pendings | 114 | 73 | 56.16% |
| All Pendings | 141 | 98 | 43.88% |

Financing (Sold)

| | |
|--------------|----|
| Assumption | 0 |
| Cash | 27 |
| Conventional | 31 |
| FHA | 12 |
| Other | 1 |
| Owner | 0 |
| VA | 5 |

Days on Market (Sold)

| | |
|------------|----|
| 0 | 4 |
| 1 to 10 | 40 |
| 11 to 20 | 7 |
| 21 to 30 | 5 |
| 31 to 60 | 14 |
| 61 to 90 | 0 |
| 91 to 120 | 2 |
| 121 to 180 | 3 |
| 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 | 1 | 0 | 0 | 0 | 0 | 1 | 2 | 1 | 1 |
| \$100K to \$124,999 | 0 | 3 | 1 | 0 | 0 | 0 | 1 | 5 | 0 | 0 |
| \$125K to \$149,999 | 0 | 0 | 0 | 0 | 0 | 0 | 1 | 1 | 1 | 0 |
| \$150K to \$199,999 | 1 | 0 | 3 | 0 | 0 | 0 | 0 | 5 | 6 | 0 |
| \$200K to \$249,999 | 0 | 1 | 9 | 2 | 3 | 0 | 0 | 15 | 3 | 1 |
| \$250K to \$299,999 | 2 | 0 | 13 | 0 | 5 | 0 | 0 | 20 | 3 | 0 |
| \$300K to \$399,999 | 6 | 1 | 12 | 0 | 6 | 0 | 0 | 25 | 14 | 0 |
| \$400K to \$499,999 | 0 | 0 | 0 | 0 | 2 | 0 | 0 | 2 | 2 | 0 |
| \$500K to \$599,999 | 0 | 0 | 0 | 0 | 1 | 0 | 0 | 1 | 1 | 0 |
| \$600K to \$799,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 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 | 9 | 6 | 38 | 2 | 17 | 0 | 3 | 76 | 33 | 2 |
| Avg Sold Price | \$300,100 | \$164,650 | \$275,436 | \$235,000 | \$333,658 | \$0 | \$98,000 | \$273,112 | | |
| Prev Year - Avg Sold Price | \$227,500 | \$0 | \$222,287 | \$200,000 | \$312,662 | \$0 | \$0 | \$261,900 | | |
| Avg Sold % Change | 31.91% | 0.00% | 23.91% | 17.50% | 6.72% | 0.00% | 0.00% | 4.28% | | |
| Prev Year - # of Solds | 4 | 0 | 27 | 1 | 25 | 0 | 0 | 57 | | |

Active Detail