

April 2021

32744, Lake Helen, FL

## Sold Summary

	Apr 2021	Apr 2020	% Change
Sold Dollar Volume	\$2,351,000	\$2,154,900	9.10%
Avg Sold Price	\$335,857	\$269,363	24.69%
Median Sold Price	\$385,000	\$233,450	64.92%
Units Sold	7	8	-12.50%
Avg Days on Market	72	55	30.91%
Avg List Price for Solds	\$362,914	\$279,575	29.81%
Avg SP to OLP Ratio	90.2%	92.5%	-2.43%
Ratio of Avg SP to Avg OLP	91.3%	94.0%	-2.85%
Attached Avg Sold Price	\$0	\$0	%
Detached Avg Sold Price	\$335,857	\$269,363	24.69%
Attached Units Sold	0	0	%
Detached Units Sold	7	8	-12.50%

## 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	10	20	-50.00%
New Listings	8	8	0.00%
New Under Contracts	8	3	166.67%
New Pending	8	3	166.67%
All Pending	10	7	42.86%

## Financing (Sold)

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

## Days on Market (Sold)

0	0
1 to 10	1
11 to 20	1
21 to 30	2
31 to 60	1
61 to 90	1
91 to 120	0
121 to 180	0
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	1	0	0	0	0	0	0	1	0	0
\$125K to \$149,999	0	0	1	0	0	0	0	1	1	0
\$150K to \$199,999	0	0	0	0	0	0	0	0	0	0
\$200K to \$249,999	0	0	0	0	0	0	0	0	0	0
\$250K to \$299,999	0	0	0	0	0	0	0	0	2	0
\$300K to \$399,999	0	0	2	0	0	0	0	2	3	0
\$400K to \$499,999	0	0	1	0	2	0	0	3	3	0
\$500K to \$599,999	0	0	0	0	0	0	0	0	0	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	0	0
<b>Total</b>	<b>1</b>	<b>0</b>	<b>4</b>	<b>0</b>	<b>2</b>	<b>0</b>	<b>0</b>	<b>7</b>	<b>10</b>	<b>0</b>
Avg Sold Price	\$120,000	\$0	\$321,500	\$0	\$472,500	\$0	\$0	\$335,857		
Prev Year - Avg Sold Price	\$150,500	\$0	\$252,480	\$0	\$371,000	\$0	\$0	\$269,363		
Avg Sold % Change	-20.27%	0.00%	27.34%	0.00%	27.36%	0.00%	0.00%	24.69%		
Prev Year - # of Solds	1	0	5	0	2	0	0	8		

## Active Detail