

August 2021

32713, Debarry, FL

Sold Summary

	Aug 2021	Aug 2020	% Change
Sold Dollar Volume	\$21,175,170	\$13,811,352	53.32%
Avg Sold Price	\$325,772	\$281,864	15.58%
Median Sold Price	\$300,000	\$268,490	11.74%
Units Sold	65	49	32.65%
Avg Days on Market	15	48	-68.75%
Avg List Price for Solds	\$327,881	\$284,865	15.10%
Avg SP to OLP Ratio	98.8%	97.2%	1.71%
Ratio of Avg SP to Avg OLP	98.4%	95.7%	2.82%
Attached Avg Sold Price	\$165,000	\$161,250	2.33%
Detached Avg Sold Price	\$330,876	\$286,997	15.29%
Attached Units Sold	2	2	0.00%
Detached Units Sold	63	47	34.04%

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 2021	Aug 2020	% Change
Active Listings	48	58	-17.24%
New Listings	67	58	15.52%
New Under Contracts	64	53	20.75%
New Pendings	66	59	11.86%
All Pendings	85	72	18.06%

Financing (Sold)

Assumption	0
Cash	16
Conventional	34
FHA	10
Other	1
Owner	0
VA	4

Days on Market (Sold)

0	6
1 to 10	35
11 to 20	9
21 to 30	6
31 to 60	5
61 to 90	2
91 to 120	2
121 to 180	0
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	1	1	0	0
\$100K to \$124,999	0	0	0	0	0	0	0	0	0	0
\$125K to \$149,999	1	1	0	0	0	0	1	3	0	0
\$150K to \$199,999	4	0	2	1	0	0	1	8	3	0
\$200K to \$249,999	0	0	7	0	0	0	0	7	9	0
\$250K to \$299,999	2	0	10	0	1	0	0	13	7	1
\$300K to \$399,999	0	0	6	0	9	0	0	15	15	0
\$400K to \$499,999	0	0	3	0	8	0	0	11	5	0
\$500K to \$599,999	0	0	0	0	5	0	0	5	4	0
\$600K to \$799,999	0	0	0	0	2	0	0	2	3	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	7	1	28	1	25	0	3	65	47	1
Avg Sold Price	\$193,429	\$135,000	\$286,664	\$195,000	\$443,264	\$0	\$127,667	\$325,772		
Prev Year - Avg Sold Price	\$172,431	\$76,000	\$258,984	\$246,500	\$377,161	\$0	\$0	\$281,864		
Avg Sold % Change	12.18%	77.63%	10.69%	-20.89%	17.53%	0.00%	0.00%	15.58%		
Prev Year - # of Solds	8	1	22	1	17	0	0	49		

Active Detail