

April 2023

32130, De Leon Springs, FL

Sold Summary

	Apr 2023	Apr 2022	% Change
Sold Dollar Volume	\$3,229,900	\$997,500	223.80%
Avg Sold Price	\$403,738	\$249,375	61.90%
Median Sold Price	\$287,950	\$276,250	4.24%
Units Sold	8	4	100.00%
Avg Days on Market	52	64	-18.75%
Avg List Price for Solds	\$412,913	\$259,475	59.13%
Avg SP to OLP Ratio	92.0%	88.2%	4.37%
Ratio of Avg SP to Avg OLP	80.5%	93.8%	-14.10%
Attached Avg Sold Price	\$0	\$0	%
Detached Avg Sold Price	\$403,738	\$249,375	61.90%
Attached Units Sold	0	0	%
Detached Units Sold	8	4	100.00%

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 2023	Apr 2022	% Change
Active Listings	8	13	-38.46%
New Listings	3	6	-50.00%
New Under Contracts	4	4	0.00%
New Pending	4	5	-20.00%
All Pending	5	5	0.00%

Financing (Sold)

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

Days on Market (Sold)

0	0
1 to 10	4
11 to 20	1
21 to 30	0
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	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	0	0
\$200K to \$249,999	1	0	1	0	0	0	0	2	1	0
\$250K to \$299,999	0	0	2	0	1	0	0	3	0	0
\$300K to \$399,999	0	0	0	0	0	0	0	0	0	0
\$400K to \$499,999	0	0	1	0	0	0	0	1	3	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	1	0
\$800K to \$999,999	0	0	0	0	0	0	0	0	0	0
\$1,000,000+	0	0	0	0	1	0	0	1	2	0
Total	1	0	4	0	3	0	0	8	8	0
Avg Sold Price	\$200,000	\$0	\$296,000	\$0	\$615,300	\$0	\$0	\$403,738		
Prev Year - Avg Sold Price	\$0	\$0	\$249,375	\$0	\$0	\$0	\$0	\$249,375		
Avg Sold % Change	0.00%	0.00%	18.70%	0.00%	0.00%	0.00%	0.00%	61.90%		
Prev Year - # of Solds	0	0	4	0	0	0	0	4		

Active Detail