

## August 2023

32724, Deland, FL

## Sold Summary

	Aug 2023	Aug 2022	% Change
Sold Dollar Volume	\$33,602,517	\$28,622,163	17.40%
Avg Sold Price	\$373,361	\$381,629	-2.17%
Median Sold Price	\$355,000	\$370,000	-4.05%
Units Sold	90	75	20.00%
Avg Days on Market	36	17	111.76%
Avg List Price for Solds	\$381,227	\$384,076	-0.74%
Avg SP to OLP Ratio	95.5%	100.5%	-4.97%
Ratio of Avg SP to Avg OLP	95.6%	99.5%	-3.89%
Attached Avg Sold Price	\$253,500	\$209,250	21.15%
Detached Avg Sold Price	\$376,085	\$394,045	-4.56%
Attached Units Sold	2	4	-50.00%
Detached Units Sold	88	70	25.71%

## 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 2023	Aug 2022	% Change
Active Listings	180	173	4.05%
New Listings	87	97	-10.31%
New Under Contracts	81	92	-11.96%
New Pending	85	96	-11.46%
All Pending	120	157	-23.57%

## Financing (Sold)

Assumption	0
Cash	29
Conventional	35
FHA	15
Other	3
Owner	0
VA	8

## Days on Market (Sold)

0	6
1 to 10	22
11 to 20	17
21 to 30	6
31 to 60	21
61 to 90	11
91 to 120	4
121 to 180	2
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	1	1	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	1	2	0	1
\$150K to \$199,999	1	1	0	0	0	0	1	3	4	11
\$200K to \$249,999	1	0	4	0	2	0	0	7	4	0
\$250K to \$299,999	1	0	4	0	1	0	0	6	7	0
\$300K to \$399,999	5	0	22	1	15	0	0	43	73	3
\$400K to \$499,999	2	0	6	0	6	0	0	14	51	1
\$500K to \$599,999	0	0	4	0	3	0	0	7	12	0
\$600K to \$799,999	0	0	3	0	2	0	0	5	6	0
\$800K to \$999,999	0	0	0	0	1	0	0	1	3	0
\$1,000,000+	0	0	0	0	0	0	0	0	2	0
<b>Total</b>	<b>11</b>	<b>1</b>	<b>44</b>	<b>1</b>	<b>30</b>	<b>0</b>	<b>3</b>	<b>90</b>	<b>162</b>	<b>16</b>
Avg Sold Price	\$306,773	\$152,000	\$375,520	\$355,000	\$426,281	\$0	\$136,567	\$373,361		
Prev Year - Avg Sold Price	\$278,363	\$155,667	\$387,187	\$370,000	\$429,396	\$0	\$0	\$381,629		
Avg Sold % Change	10.21%	-2.36%	-3.01%	-4.05%	-0.73%	0.00%	0.00%	-2.17%		
Prev Year - # of Solds	8	3	30	1	32	0	0	75		

## Active Detail