

August 2023

32763, Orange City, FL

Sold Summary

	Aug 2023	Aug 2022	% Change
Sold Dollar Volume	\$11,713,899	\$10,346,500	13.22%
Avg Sold Price	\$316,592	\$287,403	10.16%
Median Sold Price	\$297,400	\$287,950	3.28%
Units Sold	37	36	2.78%
Avg Days on Market	18	18	0.00%
Avg List Price for Solds	\$324,008	\$291,469	11.16%
Avg SP to OLP Ratio	97.1%	96.4%	0.63%
Ratio of Avg SP to Avg OLP	97.1%	96.3%	0.84%
Attached Avg Sold Price	\$169,500	\$0	0%
Detached Avg Sold Price	\$324,997	\$287,403	13.08%
Attached Units Sold	2	0	0%
Detached Units Sold	35	36	-2.78%

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	45	67	-32.84%
New Listings	34	50	-32.00%
New Under Contracts	44	48	-8.33%
New Pendings	46	52	-11.54%
All Pendings	50	56	-10.71%

Financing (Sold)

Assumption	0
Cash	7
Conventional	13
FHA	14
Other	0
Owner	0
VA	3

Days on Market (Sold)

0	3
1 to 10	19
11 to 20	4
21 to 30	7
31 to 60	3
61 to 90	0
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	2	0	0	0	0	0	2	0	0
\$200K to \$249,999	2	0	6	0	0	0	0	8	2	0
\$250K to \$299,999	2	0	7	0	0	0	0	9	4	0
\$300K to \$399,999	0	0	10	0	1	0	0	11	22	0
\$400K to \$499,999	0	0	2	0	3	0	0	5	9	0
\$500K to \$599,999	0	0	0	0	1	0	0	1	3	0
\$600K to \$799,999	0	0	0	0	1	0	0	1	3	0
\$800K to \$999,999	0	0	0	0	0	0	0	0	2	0
\$1,000,000+	0	0	0	0	0	0	0	0	0	0
<b>Total</b>	<b>4</b>	<b>2</b>	<b>25</b>	<b>0</b>	<b>6</b>	<b>0</b>	<b>0</b>	<b>37</b>	<b>45</b>	<b>0</b>
Avg Sold Price	\$251,725	\$169,500	\$299,960	\$0	\$478,167	\$0	\$0	\$316,592		
Prev Year - Avg Sold Price	\$215,178	\$0	\$314,540	\$0	\$273,200	\$0	\$0	\$287,403		
Avg Sold % Change	16.98%	0.00%	-4.64%	0.00%	75.02%	0.00%	0.00%	10.16%		
Prev Year - # of Solds	9	0	25	0	2	0	0	36		

Active Detail