

October 2023

32744, Lake Helen, FL

Sold Summary

	Oct 2023	Oct 2022	% Change
Sold Dollar Volume	\$2,233,990	\$644,000	246.89%
Avg Sold Price	\$446,798	\$322,000	38.76%
Median Sold Price	\$500,000	\$322,000	55.28%
Units Sold	5	2	150.00%
Avg Days on Market	25	63	-60.32%
Avg List Price for Solds	\$453,778	\$343,700	32.03%
Avg SP to OLP Ratio	96.9%	87.3%	10.95%
Ratio of Avg SP to Avg OLP	96.1%	87.6%	9.72%
Attached Avg Sold Price	\$0	\$0	%
Detached Avg Sold Price	\$446,798	\$322,000	38.76%
Attached Units Sold	0	0	%
Detached Units Sold	5	2	150.00%

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

	Oct 2023	Oct 2022	% Change
Active Listings	15	15	0.00%
New Listings	7	10	-30.00%
New Under Contracts	3	5	-40.00%
New Pendings	4	5	-20.00%
All Pendings	3	7	-57.14%

Financing (Sold)

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

Days on Market (Sold)

0	1
1 to 10	2
11 to 20	0
21 to 30	0
31 to 60	1
61 to 90	1
91 to 120	0
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	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	1	0	0	0	0	1	0	0
\$200K to \$249,999	1	0	0	0	0	0	0	1	3	0
\$250K to \$299,999	0	0	0	0	0	0	0	0	5	0
\$300K to \$399,999	0	0	0	0	0	0	0	0	1	0
\$400K to \$499,999	0	0	0	0	0	0	0	0	0	0
\$500K to \$599,999	0	0	2	0	0	0	0	2	2	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	0	0
\$1,000,000+	0	0	0	0	0	0	0	0	0	0
Total	1	0	3	0	1	0	0	5	14	0
Avg Sold Price	\$239,000	\$0	\$414,997	\$0	\$750,000	\$0	\$0	\$446,798		
Prev Year - Avg Sold Price	\$0	\$0	\$322,000	\$0	\$0	\$0	\$0	\$322,000		
Avg Sold % Change	0.00%	0.00%	28.88%	0.00%	0.00%	0.00%	0.00%	38.76%		
Prev Year - # of Solds	0	0	2	0	0	0	0	2		

Active Detail

Active Listings	
SFH/Villa	Cnd/Coop/TH
0	0
0	0
0	0
0	0
0	0
1	0
3	0
5	0
1	0
0	0
0	0
2	0
3	0
0	0
0	0
14	0