

December 2023

32724, Deland, FL

Sold Summary

	Dec 2023	Dec 2022	% Change
Sold Dollar Volume	\$24,526,220	\$27,592,756	-11.11%
Avg Sold Price	\$366,063	\$405,776	-9.79%
Median Sold Price	\$358,361	\$382,849	-6.40%
Units Sold	67	68	-1.47%
Avg Days on Market	66	58	13.79%
Avg List Price for Solds	\$373,846	\$419,226	-10.82%
Avg SP to OLP Ratio	96.0%	95.2%	0.86%
Ratio of Avg SP to Avg OLP	96.1%	94.0%	2.23%
Attached Avg Sold Price	\$232,500	\$247,250	-5.97%
Detached Avg Sold Price	\$374,543	\$410,580	-8.78%
Attached Units Sold	4	2	100.00%
Detached Units Sold	63	66	-4.55%

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

	Dec 2023	Dec 2022	% Change
Active Listings	202	186	8.60%
New Listings	45	69	-34.78%
New Under Contracts	48	66	-27.27%
New Pendings	48	68	-29.41%
All Pendings	72	110	-34.55%

Financing (Sold)

Assumption	1
Cash	12
Conventional	28
FHA	14
Other	2
Owner	0
VA	10

Days on Market (Sold)

0	5
1 to 10	14
11 to 20	7
21 to 30	3
31 to 60	12
61 to 90	11
91 to 120	5
121 to 180	5
181 to 360	3
361 to 720	2
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	2	0	0	0	0	0	2	0	1
\$150K to \$199,999	1	0	0	0	0	0	1	2	5	12
\$200K to \$249,999	0	0	1	0	0	0	0	1	6	0
\$250K to \$299,999	1	0	2	0	2	0	0	5	10	1
\$300K to \$399,999	1	0	21	2	9	0	0	33	84	6
\$400K to \$499,999	1	0	4	0	15	0	0	20	43	0
\$500K to \$599,999	0	0	2	0	1	0	0	3	16	0
\$600K to \$799,999	0	0	0	0	1	0	0	1	10	0
\$800K to \$999,999	0	0	0	0	0	0	0	0	3	0
\$1,000,000+	0	0	0	0	0	0	0	0	2	0
Total	4	2	30	2	28	0	1	67	179	20
Avg Sold Price	\$296,975	\$132,500	\$359,573	\$332,500	\$409,041	\$0	\$168,000	\$366,063		
Prev Year - Avg Sold Price	\$274,213	\$247,250	\$354,452	\$0	\$510,092	\$0	\$107,000	\$405,776		
Avg Sold % Change	8.30%	-46.41%	1.44%	0.00%	-19.81%	0.00%	57.01%	-9.79%		
Prev Year - # of Solds	7	2	29	0	29	0	1	68		

Active Detail