

January 2024

32725, Deltona, FL

Sold Summary

	Jan 2024	Jan 2023	% Change
Sold Dollar Volume	\$10,299,289	\$14,215,080	-27.55%
Avg Sold Price	\$286,091	\$278,727	2.64%
Median Sold Price	\$295,000	\$265,000	11.32%
Units Sold	36	51	-29.41%
Avg Days on Market	32	51	-37.25%
Avg List Price for Solds	\$288,227	\$285,291	1.03%
Avg SP to OLP Ratio	96.6%	93.8%	2.97%
Ratio of Avg SP to Avg OLP	96.5%	92.1%	4.77%
Attached Avg Sold Price	\$165,667	\$203,000	-18.39%
Detached Avg Sold Price	\$297,039	\$280,242	5.99%
Attached Units Sold	3	1	200.00%
Detached Units Sold	33	50	-34.00%

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

	Jan 2024	Jan 2023	% Change
Active Listings	132	142	-7.04%
New Listings	70	79	-11.39%
New Under Contracts	72	86	-16.28%
New Pendings	76	94	-19.15%
All Pendings	86	89	-3.37%

Financing (Sold)

Assumption	0
Cash	2
Conventional	13
FHA	15
Other	1
Owner	1
VA	4

Days on Market (Sold)

0	1
1 to 10	10
11 to 20	6
21 to 30	8
31 to 60	4
61 to 90	4
91 to 120	2
121 to 180	1
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	1	0	0	0	0	0	1	0	0
\$150K to \$199,999	1	2	2	0	0	0	0	5	3	1
\$200K to \$249,999	5	0	1	0	0	0	0	6	6	0
\$250K to \$299,999	2	0	4	0	0	0	0	6	20	0
\$300K to \$399,999	0	0	12	0	4	0	0	16	77	0
\$400K to \$499,999	0	0	0	0	2	0	0	2	19	0
\$500K to \$599,999	0	0	0	0	0	0	0	0	3	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	1	0
\$1,000,000+	0	0	0	0	0	0	0	0	1	0
Total	8	3	19	0	6	0	0	36	131	1
Avg Sold Price	\$235,000	\$165,667	\$298,174	\$0	\$376,165	\$0	\$0	\$286,091		
Prev Year - Avg Sold Price	\$224,529	\$203,000	\$277,424	\$0	\$392,989	\$0	\$0	\$278,727		
Avg Sold % Change	4.66%	-18.39%	7.48%	0.00%	-4.28%	0.00%	0.00%	2.64%		
Prev Year - # of Solds	17	1	24	0	9	0	0	51		

Active Detail