

January 2025

32720, Deland, FL

Sold Summary

	Jan 2025	Jan 2024	% Change
Sold Dollar Volume	\$14,295,815	\$13,719,746	4.20%
Avg Sold Price	\$366,559	\$311,812	17.56%
Median Sold Price	\$351,234	\$303,000	15.92%
Units Sold	39	44	-11.36%
Avg Days on Market	65	48	35.42%
Avg List Price for Solds	\$379,027	\$321,612	17.85%
Avg SP to OLP Ratio	94.2%	93.4%	0.81%
Ratio of Avg SP to Avg OLP	93.7%	94.8%	-1.16%
Attached Avg Sold Price	\$269,900	\$0	0%
Detached Avg Sold Price	\$369,103	\$311,812	18.37%
Attached Units Sold	1	0	0%
Detached Units Sold	38	44	-13.64%

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 2025	Jan 2024	% Change
Active Listings	175	93	88.17%
New Listings	75	38	97.37%
New Under Contracts	68	44	54.55%
New Pending	68	45	51.11%
All Pending	71	47	51.06%

Financing (Sold)

Assumption	0
Cash	8
Conventional	14
FHA	11
Other	5
Owner	0
VA	1

Days on Market (Sold)

0	1
1 to 10	10
11 to 20	3
21 to 30	0
31 to 60	7
61 to 90	5
91 to 120	6
121 to 180	5
181 to 360	2
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	0	0	1	0	0	0	0	1	0	0
\$125K to \$149,999	0	0	0	0	0	0	0	0	1	0
\$150K to \$199,999	0	0	1	0	0	0	0	1	7	2
\$200K to \$249,999	0	0	2	0	0	0	1	3	10	0
\$250K to \$299,999	0	1	2	0	0	0	0	3	14	1
\$300K to \$399,999	0	0	8	0	12	0	0	20	50	2
\$400K to \$499,999	0	0	2	0	5	0	0	7	50	0
\$500K to \$599,999	0	0	0	0	1	0	0	1	15	0
\$600K to \$799,999	0	0	0	0	0	0	0	0	10	0
\$800K to \$999,999	0	0	1	0	1	0	0	2	4	0
\$1,000,000+	0	0	0	0	0	0	0	0	4	0
Total	0	1	17	0	19	0	2	39	165	5
Avg Sold Price	\$0	\$269,900	\$335,403	\$0	\$421,924	\$0	\$153,750	\$366,559		
Prev Year - Avg Sold Price	\$229,200	\$0	\$315,218	\$0	\$359,732	\$0	\$167,500	\$311,812		
Avg Sold % Change	0.00%	0.00%	6.40%	0.00%	17.29%	0.00%	-8.21%	17.56%		
Prev Year - # of Solds	4	0	27	0	11	0	2	44		

Active Detail