

April 2025

32720, Deland, FL

Sold Summary

	Apr 2025	Apr 2024	% Change
Sold Dollar Volume	\$16,577,334	\$14,793,037	12.06%
Avg Sold Price	\$352,709	\$344,024	2.52%
Median Sold Price	\$349,990	\$339,990	2.94%
Units Sold	47	43	9.30%
Avg Days on Market	78	26	200.00%
Avg List Price for Solds	\$358,558	\$350,291	2.36%
Avg SP to OLP Ratio	94.4%	97.0%	-2.74%
Ratio of Avg SP to Avg OLP	94.2%	97.3%	-3.17%
Attached Avg Sold Price	\$160,000	\$0	0%
Detached Avg Sold Price	\$360,385	\$344,024	4.76%
Attached Units Sold	1	0	0%
Detached Units Sold	45	43	4.65%

- 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

	Apr 2025	Apr 2024	% Change
Active Listings	189	140	35.00%
New Listings	71	69	2.90%
New Under Contracts	56	44	27.27%
New Pending	62	45	37.78%
All Pending	68	62	9.68%

Financing (Sold)

Assumption	0
Cash	7
Conventional	14
FHA	18
Other	4
Owner	0
VA	4

Days on Market (Sold)

0	2
1 to 10	9
11 to 20	3
21 to 30	5
31 to 60	8
61 to 90	5
91 to 120	3
121 to 180	6
181 to 360	6
361 to 720	0
721+	0

Sold Detail

	2 or Less BR		3 BR		4 or More BR		All		Active Listings	
Price Ranges	SFH/Villa	Cnd/Coop/TH	SFH/Villa	Cnd/Coop/TH	SFH/Villa	Cnd/Coop/TH	MH/Man/Mod	Total	SFH/Villa	Cnd/Coop/TH
< \$50,000	0	0	0	0	0	0	1	1	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	1	0
\$125K to \$149,999	0	0	0	0	0	0	0	0	0	1
\$150K to \$199,999	1	1	1	0	0	0	0	3	4	3
\$200K to \$249,999	2	0	2	0	0	0	1	6	10	0
\$250K to \$299,999	0	0	4	0	1	0	0	5	15	0
\$300K to \$399,999	0	0	7	0	9	0	2	18	65	2
\$400K to \$499,999	0	0	1	0	7	0	0	8	53	0
\$500K to \$599,999	1	0	2	0	1	0	0	4	8	0
\$600K to \$799,999	0	0	1	0	1	0	0	2	10	0
\$800K to \$999,999	0	0	0	0	0	0	0	0	6	0
\$1,000,000+	0	0	0	0	0	0	0	0	4	0
Total	4	1	18	0	19	0	4	47	176	6
Avg Sold Price	\$286,350	\$160,000	\$343,806	\$0	\$413,365	\$0	\$257,375	\$352,709		
Prev Year - Avg Sold Price	\$301,750	\$0	\$326,655	\$0	\$437,130	\$0	\$142,833	\$344,024		
Avg Sold % Change	-5.10%	0.00%	5.25%	0.00%	-5.44%	0.00%	80.19%	2.52%		
Prev Year - # of Solds	4	0	20	0	15	0	3	43		

Active Detail