

December 2024

32724, Deland, FL

Sold Summary

	Dec 2024	Dec 2023	% Change
Sold Dollar Volume	\$29,188,524	\$25,521,170	14.37%
Avg Sold Price	\$384,060	\$369,872	3.84%
Median Sold Price	\$367,495	\$360,000	2.08%
Units Sold	76	69	10.14%
Avg Days on Market	68	64	6.25%
Avg List Price for Solds	\$394,260	\$377,430	4.46%
Avg SP to OLP Ratio	95.3%	96.1%	-0.83%
Ratio of Avg SP to Avg OLP	94.9%	96.2%	-1.32%
Attached Avg Sold Price	\$180,169	\$232,500	-22.51%
Detached Avg Sold Price	\$392,439	\$378,326	3.73%
Attached Units Sold	3	4	-25.00%
Detached Units Sold	73	65	12.31%

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 2024	Dec 2023	% Change
Active Listings	230	202	13.86%
New Listings	55	47	17.02%
New Under Contracts	64	48	33.33%
New Pending	67	48	39.58%
All Pending	74	72	2.78%

Financing (Sold)

Assumption	1
Cash	15
Conventional	35
FHA	11
Other	1
Owner	0
VA	13

Days on Market (Sold)

0	10
1 to 10	14
11 to 20	5
21 to 30	1
31 to 60	14
61 to 90	12
91 to 120	6
121 to 180	6
181 to 360	8
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	3	0	0	0	0	0	3	6	13
\$200K to \$249,999	3	0	2	0	0	0	0	5	10	2
\$250K to \$299,999	0	0	4	0	0	0	0	4	25	2
\$300K to \$399,999	3	0	17	0	20	0	0	40	86	2
\$400K to \$499,999	0	0	8	0	4	0	0	12	43	0
\$500K to \$599,999	0	0	4	0	4	0	0	8	21	0
\$600K to \$799,999	0	0	2	0	2	0	0	4	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	6	3	37	0	30	0	0	76	206	19
Avg Sold Price	\$286,800	\$180,169	\$395,808	\$0	\$409,411	\$0	\$0	\$384,060		
Prev Year - Avg Sold Price	\$354,402	\$132,500	\$359,573	\$332,500	\$409,103	\$0	\$168,000	\$369,872		
Avg Sold % Change	-19.07%	35.98%	10.08%	0.00%	0.08%	0.00%	0.00%	3.84%		
Prev Year - # of Solds	5	2	30	2	29	0	1	69		

Active Detail