

August 2025

32724, Deland, FL

Sold Summary

	Aug 2025	Aug 2024	% Change
Sold Dollar Volume	\$22,418,196	\$29,964,603	-25.18%
Avg Sold Price	\$344,895	\$369,933	-6.77%
Median Sold Price	\$333,000	\$350,000	-4.86%
Units Sold	65	81	-19.75%
Avg Days on Market	74	55	34.55%
Avg List Price for Solds	\$354,761	\$376,700	-5.82%
Avg SP to OLP Ratio	92.2%	94.7%	-2.59%
Ratio of Avg SP to Avg OLP	92.5%	95.9%	-3.63%
Attached Avg Sold Price	\$218,750	\$197,500	10.76%
Detached Avg Sold Price	\$355,053	\$378,891	-6.29%
Attached Units Sold	4	4	0.00%
Detached Units Sold	60	77	-22.08%

- 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

	Aug 2025	Aug 2024	% Change
Active Listings	273	249	9.64%
New Listings	74	89	-16.85%
New Under Contracts	78	68	14.71%
New Pending	84	72	16.67%
All Pending	109	93	17.20%

Financing (Sold)

Assumption	0
Cash	17
Conventional	25
FHA	17
Other	1
Owner	0
VA	5

Days on Market (Sold)

0	7
1 to 10	8
11 to 20	6
21 to 30	2
31 to 60	11
61 to 90	11
91 to 120	5
121 to 180	10
181 to 360	5
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	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	1	0	1	0	0	3	0	2
\$150K to \$199,999	1	1	1	0	0	0	0	3	2	11
\$200K to \$249,999	3	0	3	0	0	0	0	7	6	3
\$250K to \$299,999	0	1	9	0	1	0	0	11	31	2
\$300K to \$399,999	1	1	10	0	11	0	0	23	99	4
\$400K to \$499,999	1	0	5	0	5	0	0	11	49	1
\$500K to \$599,999	0	0	3	0	2	0	0	5	29	0
\$600K to \$799,999	0	0	2	0	0	0	0	2	14	0
\$800K to \$999,999	0	0	0	0	0	0	0	0	4	0
\$1,000,000+	0	0	0	0	0	0	0	0	7	0
Total	6	4	34	0	20	0	0	65	241	23
Avg Sold Price	\$281,935	\$218,750	\$353,292	\$0	\$379,984	\$0	\$0	\$344,895		
Prev Year - Avg Sold Price	\$323,563	\$197,500	\$365,225	\$0	\$441,122	\$0	\$270,500	\$369,933		
Avg Sold % Change	-12.87%	10.76%	-3.27%	0.00%	-13.86%	0.00%	0.00%	-6.77%		
Prev Year - # of Solds	8	4	44	0	22	0	3	81		

Active Detail