

February 2024
32725, Deltona, FL

Sold Summary

	Feb 2024	Feb 2023	% Change
Sold Dollar Volume	\$15,580,197	\$16,949,727	-8.08%
Avg Sold Price	\$299,619	\$319,806	-6.31%
Median Sold Price	\$298,750	\$305,000	-2.05%
Units Sold	52	53	-1.89%
Avg Days on Market	45	58	-22.41%
Avg List Price for Solds	\$304,673	\$324,891	-6.22%
Avg SP to OLP Ratio	95.8%	94.3%	1.53%
Ratio of Avg SP to Avg OLP	95.7%	95.9%	-0.24%
Attached Avg Sold Price	\$162,980	\$176,200	-7.50%
Detached Avg Sold Price	\$314,155	\$325,438	-3.47%
Attached Units Sold	5	2	150.00%
Detached Units Sold	47	51	-7.84%

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

	Feb 2024	Feb 2023	% Change
Active Listings	127	120	5.83%
New Listings	75	57	31.58%
New Under Contracts	82	95	-13.68%
New Pendings	84	104	-19.23%
All Pendings	101	121	-16.53%

Financing (Sold)

Assumption	0
Cash	13
Conventional	14
FHA	18
Other	2
Owner	1
VA	4

Days on Market (Sold)

0	2
1 to 10	13
11 to 20	4
21 to 30	5
31 to 60	12
61 to 90	10
91 to 120	3
121 to 180	2
181 to 360	1
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	1	2	0	0	0	0	0	3	0	0
\$150K to \$199,999	1	3	2	0	0	0	0	6	4	1
\$200K to \$249,999	3	0	0	0	0	0	0	3	7	1
\$250K to \$299,999	4	0	10	0	0	0	0	14	10	0
\$300K to \$399,999	1	0	14	0	6	0	0	21	74	0
\$400K to \$499,999	0	0	2	0	2	0	0	4	23	0
\$500K to \$599,999	0	0	1	0	0	0	0	1	3	0
\$600K to \$799,999	0	0	0	0	0	0	0	0	2	0
\$800K to \$999,999	0	0	0	0	0	0	0	0	0	0
\$1,000,000+	0	0	0	0	0	0	0	0	1	0
Total	10	5	29	0	8	0	0	52	124	2
Avg Sold Price	\$239,790	\$162,980	\$321,639	\$0	\$379,984	\$0	\$0	\$299,619		
Prev Year - Avg Sold Price	\$234,857	\$176,200	\$307,375	\$0	\$396,677	\$0	\$0	\$319,806		
Avg Sold % Change	2.10%	-7.50%	4.64%	0.00%	-4.21%	0.00%	0.00%	-6.31%		
Prev Year - # of Solds	7	2	28	0	16	0	0	53		

Active Detail