

January 2025

32725, Deltona, FL

Sold Summary

	Jan 2025	Jan 2024	% Change
Sold Dollar Volume	\$13,101,439	\$10,299,289	27.21%
Avg Sold Price	\$291,143	\$286,091	1.77%
Median Sold Price	\$278,500	\$295,000	-5.59%
Units Sold	45	36	25.00%
Avg Days on Market	60	32	87.50%
Avg List Price for Solds	\$298,916	\$288,227	3.71%
Avg SP to OLP Ratio	93.3%	96.6%	-3.45%
Ratio of Avg SP to Avg OLP	93.5%	96.5%	-3.16%
Attached Avg Sold Price	\$149,500	\$165,667	-9.76%
Detached Avg Sold Price	\$301,260	\$297,039	1.42%
Attached Units Sold	3	3	0.00%
Detached Units Sold	42	33	27.27%

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	221	133	66.17%
New Listings	71	71	0.00%
New Under Contracts	84	72	16.67%
New Pending	87	76	14.47%
All Pending	86	86	0.00%

Financing (Sold)

Assumption	0
Cash	9
Conventional	16
FHA	19
Other	1
Owner	0
VA	0

Days on Market (Sold)

0	3
1 to 10	8
11 to 20	6
21 to 30	2
31 to 60	11
61 to 90	4
91 to 120	5
121 to 180	4
181 to 360	1
361 to 720	1
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	1	0	0	0	0	0	1	0	0
\$150K to \$199,999	2	2	4	0	0	0	0	8	3	12
\$200K to \$249,999	3	0	2	0	1	0	0	6	16	0
\$250K to \$299,999	1	0	8	0	1	0	0	10	62	0
\$300K to \$399,999	0	0	10	0	5	0	0	15	103	1
\$400K to \$499,999	0	0	0	0	3	0	0	3	19	0
\$500K to \$599,999	0	0	0	0	2	0	0	2	3	0
\$600K to \$799,999	0	0	0	0	0	0	0	0	1	0
\$800K to \$999,999	0	0	0	0	0	0	0	0	1	0
\$1,000,000+	0	0	0	0	0	0	0	0	0	0
Total	6	3	24	0	12	0	0	45	208	13
Avg Sold Price	\$218,905	\$149,500	\$272,111	\$0	\$400,738	\$0	\$0	\$291,143		
Prev Year - Avg Sold Price	\$235,000	\$165,667	\$298,174	\$0	\$376,165	\$0	\$0	\$286,091		
Avg Sold % Change	-6.85%	-9.76%	-8.74%	0.00%	6.53%	0.00%	0.00%	1.77%		
Prev Year - # of Solds	8	3	19	0	6	0	0	36		

Active Detail