

March 2024

32744, Lake Helen, FL

Sold Summary

	Mar 2024	Mar 2023	% Change
Sold Dollar Volume	\$745,000	\$2,881,299	-74.14%
Avg Sold Price	\$372,500	\$480,217	-22.43%
Median Sold Price	\$372,500	\$484,400	-23.10%
Units Sold	2	6	-66.67%
Avg Days on Market	182	35	420.00%
Avg List Price for Solds	\$382,500	\$492,267	-22.30%
Avg SP to OLP Ratio	90.8%	91.9%	-1.27%
Ratio of Avg SP to Avg OLP	86.1%	90.9%	-5.28%
Attached Avg Sold Price	\$0	\$0	%
Detached Avg Sold Price	\$372,500	\$480,217	-22.43%
Attached Units Sold	0	0	%
Detached Units Sold	2	6	-66.67%

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

	Mar 2024	Mar 2023	% Change
Active Listings	11	10	10.00%
New Listings	2	8	-75.00%
New Under Contracts	5	6	-16.67%
New Pendings	5	9	-44.44%
All Pendings	6	6	0.00%

Financing (Sold)

Assumption	0
Cash	2
Conventional	0
FHA	0
Other	0
Owner	0
VA	0

Days on Market (Sold)

0	0
1 to 10	1
11 to 20	0
21 to 30	0
31 to 60	0
61 to 90	0
91 to 120	0
121 to 180	0
181 to 360	0
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	0	0	0	0	0	0	0	0	0
\$150K to \$199,999	0	0	0	0	0	0	0	0	0	0
\$200K to \$249,999	1	0	0	0	0	0	0	1	0	0
\$250K to \$299,999	0	0	0	0	0	0	0	0	3	0
\$300K to \$399,999	0	0	0	0	0	0	0	0	0	0
\$400K to \$499,999	0	0	0	0	0	0	0	0	2	0
\$500K to \$599,999	0	0	0	0	1	0	0	1	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	0	0
\$1,000,000+	0	0	0	0	0	0	0	0	1	0
Total	1	0	0	0	1	0	0	2	10	0
Avg Sold Price	\$215,000	\$0	\$0	\$0	\$530,000	\$0	\$0	\$372,500		
Prev Year - Avg Sold Price	\$0	\$0	\$496,600	\$0	\$463,833	\$0	\$0	\$480,217		
Avg Sold % Change	0.00%	0.00%	0.00%	0.00%	14.27%	0.00%	0.00%	-22.43%		
Prev Year - # of Solds	0	0	3	0	3	0	0	6		

Active Detail