

April 2026

32713, Debarry, FL

Sold Summary

	Apr 2026	Apr 2025	% Change
Sold Dollar Volume	\$16,494,566	\$17,623,812	-6.41%
Avg Sold Price	\$336,624	\$400,541	-15.96%
Median Sold Price	\$320,000	\$382,495	-16.34%
Units Sold	49	44	11.36%
Avg Days on Market	64	56	14.29%
Avg List Price for Solds	\$342,521	\$402,427	-14.89%
Avg SP to OLP Ratio	95.2%	95.8%	-0.66%
Ratio of Avg SP to Avg OLP	95.6%	95.9%	-0.40%
Attached Avg Sold Price	\$259,378	\$359,500	-27.85%
Detached Avg Sold Price	\$347,402	\$402,496	-13.69%
Attached Units Sold	6	2	200.00%
Detached Units Sold	43	42	2.38%

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

	Apr 2026	Apr 2025	% Change
Active Listings	109	157	-30.57%
New Listings	47	74	-36.49%
New Under Contracts	57	50	14.00%
New Pending	59	53	11.32%
All Pending	69	75	-8.00%

Financing (Sold)

Assumption	0
Cash	15
Conventional	23
FHA	6
Other	2
Owner	0
VA	3

Days on Market (Sold)

0	2
1 to 10	13
11 to 20	6
21 to 30	3
31 to 60	8
61 to 90	5
91 to 120	4
121 to 180	2
181 to 360	6
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	1	1	0	0
\$150K to \$199,999	1	2	3	0	1	0	0	7	0	0
\$200K to \$249,999	0	0	2	0	0	0	0	2	2	0
\$250K to \$299,999	2	0	5	0	0	0	0	7	8	1
\$300K to \$399,999	2	0	11	4	2	0	0	19	27	7
\$400K to \$499,999	0	0	5	0	5	0	0	10	21	0
\$500K to \$599,999	0	0	0	0	2	0	0	2	16	0
\$600K to \$799,999	0	0	0	0	1	0	0	1	14	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	2	0
Total	5	2	26	4	11	0	1	49	90	8
Avg Sold Price	\$279,000	\$160,000	\$328,055	\$309,066	\$442,897	\$0	\$142,000	\$336,624		
Prev Year - Avg Sold Price	\$236,250	\$0	\$413,728	\$359,500	\$520,887	\$0	\$171,633	\$400,541		
Avg Sold % Change	18.10%	0.00%	-20.71%	-14.03%	-14.97%	0.00%	-17.27%	-15.96%		
Prev Year - # of Solds	4	0	26	2	9	0	3	44		

Active Detail