

April 2020

32744, Lake Helen, FL

Sold Summary

	Apr 2020	Apr 2019	% Change
Sold Dollar Volume	\$2,154,900	\$914,900	135.53%
Avg Sold Price	\$269,363	\$228,725	17.77%
Median Sold Price	\$233,450	\$205,000	13.88%
Units Sold	8	4	100.00%
Avg Days on Market	55	72	-23.61%
Avg List Price for Solds	\$279,575	\$230,650	21.21%
Avg SP to OLP Ratio	92.5%	88.9%	3.97%
Ratio of Avg SP to Avg OLP	94.0%	93.1%	0.95%
Attached Avg Sold Price	\$0	\$0	%
Detached Avg Sold Price	\$269,363	\$228,725	17.77%
Attached Units Sold	0	0	%
Detached Units Sold	8	4	100.00%

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 2020	Apr 2019	% Change
Active Listings	20	17	17.65%
New Listings	8	5	60.00%
New Under Contracts	3	4	-25.00%
New Pending	3	4	-25.00%
All Pending	7	6	16.67%

Financing (Sold)

Assumption	0
Cash	2
Conventional	4
FHA	0
Other	1
Owner	0
VA	1

Days on Market (Sold)

0	0
1 to 10	2
11 to 20	1
21 to 30	0
31 to 60	3
61 to 90	0
91 to 120	1
121 to 180	1
181 to 360	0
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	1	0	0	0	0	1	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	1	0
\$150K to \$199,999	1	0	1	0	0	0	0	2	3	0
\$200K to \$249,999	0	0	0	0	1	0	0	1	1	0
\$250K to \$299,999	0	0	1	0	0	0	0	1	1	0
\$300K to \$399,999	0	0	2	0	0	0	0	2	8	0
\$400K to \$499,999	0	0	0	0	0	0	0	0	4	0
\$500K to \$599,999	0	0	0	0	1	0	0	1	2	0
\$600K to \$799,999	0	0	0	0	0	0	0	0	0	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	0	0
Total	1	0	5	0	2	0	0	8	20	0
Avg Sold Price	\$150,500	\$0	\$252,480	\$0	\$371,000	\$0	\$0	\$269,363		
Prev Year - Avg Sold Price	\$245,000	\$0	\$125,000	\$0	\$419,900	\$0	\$0	\$228,725		
Avg Sold % Change	-38.57%	0.00%	101.98%	0.00%	-11.65%	0.00%	0.00%	17.77%		
Prev Year - # of Solds	1	0	2	0	1	0	0	4		

Active Detail