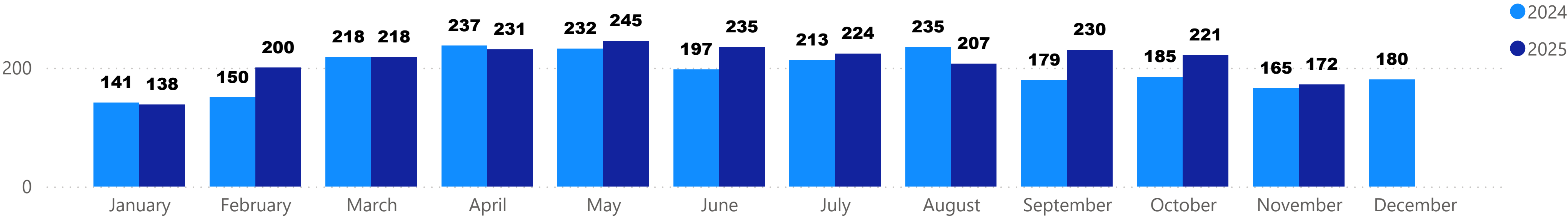




West Volusia Association of REALTORS®
Monthly Sales Trend Indicator 2025

Sales by Price Range - Single Family Homes & Villas

Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999			1	1	1		1		1				5
\$ 50,000 - 59,999			1										1
\$ 60,000 - 69,999					1				1				2
\$ 70,000 - 79,999							1						1
\$ 80,000 - 89,999				1	1								2
\$ 90,000 - 99,999		1	2	1									4
\$ 100,000 - 119,999	1				1			2	2	1	2		9
\$ 120,000 - 139,999		2		2	1			4	2	1			12
\$ 140,000 - 159,999		2	1	2	2	3	6	3	1	3	1		24
\$ 160,000 - 179,999	7	5	4	5	4	5	2	1	2	3	5		43
\$ 180,000 - 199,999	7	4	8	6	6	7	4	5	1	2	2		52
\$ 200,000 - 249,999	12	19	16	24	22	26	27	20	27	27	19		239
\$ 250,000 - 299,999	17	36	48	39	61	34	37	44	47	36	31		430
\$ 300,000 - 349,999	39	39	45	41	49	40	40	41	39	42	43		458
\$ 350,000 - 399,999	18	29	27	26	35	34	34	29	20	25	29		306
\$ 400,000 - 499,999	13	24	28	42	27	36	34	25	38	39	22		328
\$ 500,000 - 599,999	16	16	17	16	12	23	14	14	24	16	4		172
\$ 600,000 - 699,999	4	11	8	9	7	14	10	9	8	9	4		93
\$ 700,000 - 799,999	1	8	5	6	6	5	7	4	7	2	5		56
\$ 800,000 - 899,999	1	1	3	2	1	3	1	3	2	7	2		26
\$ 900,000 - 999,999	2		1	4	5		1		1	3	1		18
\$ 1,000,000 - and over		3	3	4	3	5	5	3	7	5	2		40
Total	138	200	218	231	245	235	224	207	230	221	172		2321

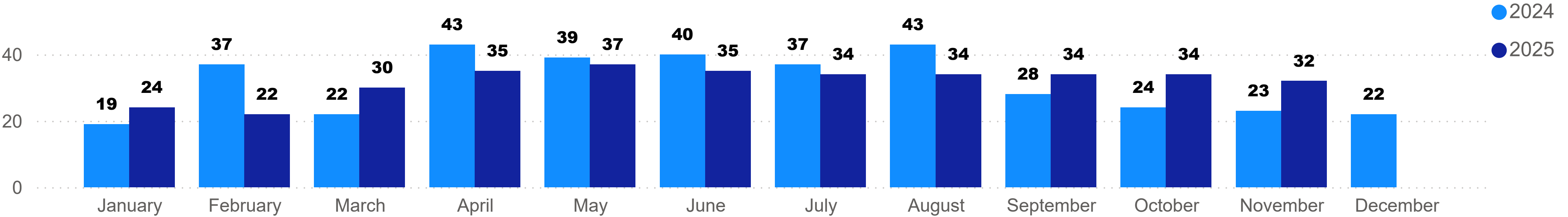




West Volusia Association of REALTORS®
Monthly Sales Trend Indicator 2025

Sales by Price Range - Condominiums, Townhouses and Co-Ops

Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999					1								1
\$ 50,000 - 59,999													
\$ 60,000 - 69,999			1			1			1				3
\$ 70,000 - 79,999													
\$ 80,000 - 89,999						1	1						2
\$ 90,000 - 99,999						1	1	2			3		7
\$ 100,000 - 119,999		2	1	1	4		4		2	4	1		19
\$ 120,000 - 139,999	2	1	1	1	3	1	1	3	5	3			21
\$ 140,000 - 159,999	1	1	1		5	4	5	2	1	4	4		28
\$ 160,000 - 179,999	3		3	5	1	4	3		1	4	4		28
\$ 180,000 - 199,999	1	1		1	3	1	3	1	1		1		13
\$ 200,000 - 249,999	4	8	5	5	6	9	3	6	6	6	2		60
\$ 250,000 - 299,999	4	3	5	3	6	4	3	8	4	5	4		49
\$ 300,000 - 349,999		3	3	8	2	3	5	5	5	4	1		39
\$ 350,000 - 399,999	2		4	1		2	1	1	3	1	3		18
\$ 400,000 - 499,999	2		2	4	2	1	3	2	2	1	5		24
\$ 500,000 - 599,999	2	1		3		1		1		1	1		10
\$ 600,000 - 699,999	2	1	1	2	1	1		1	1		1		11
\$ 700,000 - 799,999	1		2	1	2			1		1	1		9
\$ 800,000 - 899,999													
\$ 900,000 - 999,999					1		1		1				3
\$ 1,000,000 - and over		1	1			1		1	1		1		6
Total	24	22	30	35	37	35	34	34	34	34	32		351

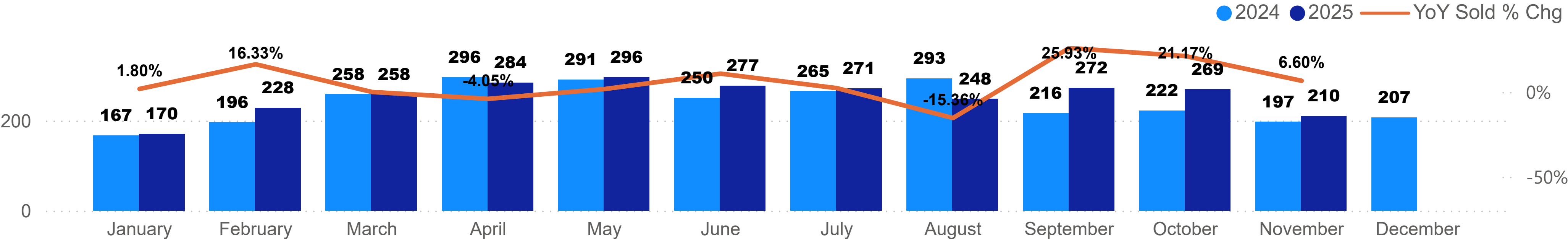




West Volusia Association of REALTORS®
Monthly Sales Trend Indicator 2025

Sales by Price Range - Overall

Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999			1	2	2		1		1				7
\$ 50,000 - 59,999	1	1	2	1	1				2				8
\$ 60,000 - 69,999			1		2	1	1	1	2				8
\$ 70,000 - 79,999				1	1		2	1					5
\$ 80,000 - 89,999		1		1	2	1	1			1			7
\$ 90,000 - 99,999	1	1	3	1		1	2	2			3		14
\$ 100,000 - 119,999	1	2	1	3	6		6	2	4	8	5		38
\$ 120,000 - 139,999	2	3	1	6	4	1	2	8	8	5			40
\$ 140,000 - 159,999	1	3	3	2	9	8	12	6	3	10	6		63
\$ 160,000 - 179,999	12	5	7	12	6	11	6	2	3	7	9		80
\$ 180,000 - 199,999	8	6	9	8	9	9	8	6	2	3	3		71
\$ 200,000 - 249,999	17	28	25	32	30	36	33	27	36	36	21		321
\$ 250,000 - 299,999	21	40	54	43	68	40	40	52	52	41	35		486
\$ 300,000 - 349,999	41	42	48	49	52	43	46	46	44	46	46		503
\$ 350,000 - 399,999	20	29	31	30	36	36	35	30	23	26	32		328
\$ 400,000 - 499,999	15	25	30	46	30	37	37	28	40	42	27		357
\$ 500,000 - 599,999	18	17	17	19	12	24	14	15	24	17	5		182
\$ 600,000 - 699,999	6	12	10	11	8	15	10	10	9	9	5		105
\$ 700,000 - 799,999	2	8	7	7	8	5	7	5	7	3	6		65
\$ 800,000 - 899,999	2	1	3	2	1	3	1	3	2	7	2		27
\$ 900,000 - 999,999	2		1	4	6		2		2	3	2		22
\$ 1,000,000 - and over		4	4	4	3	6	5	4	8	5	3		46
Total	170	228	258	284	296	277	271	248	272	269	210		2783





West Volusia Association of REALTORS®
Monthly Sales Trend Indicator 2025

Sales by Bedroom Count

Bedrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
0					1		1			1			3
1	6	2	4	3	3	5	4	3	3	6	2		41
2	35	53	58	73	76	58	63	64	63	57	48		648
3	87	121	136	147	162	144	150	136	144	148	116		1491
4	37	44	54	51	47	55	40	38	52	51	39		508
5	4	8	5	10	6	13	9	6	8	5	5		79
6+	1		1		1	2	4	1	2	1			13
Total	170	228	258	284	296	277	271	248	272	269	210		2783

Sales by Bathroom Count

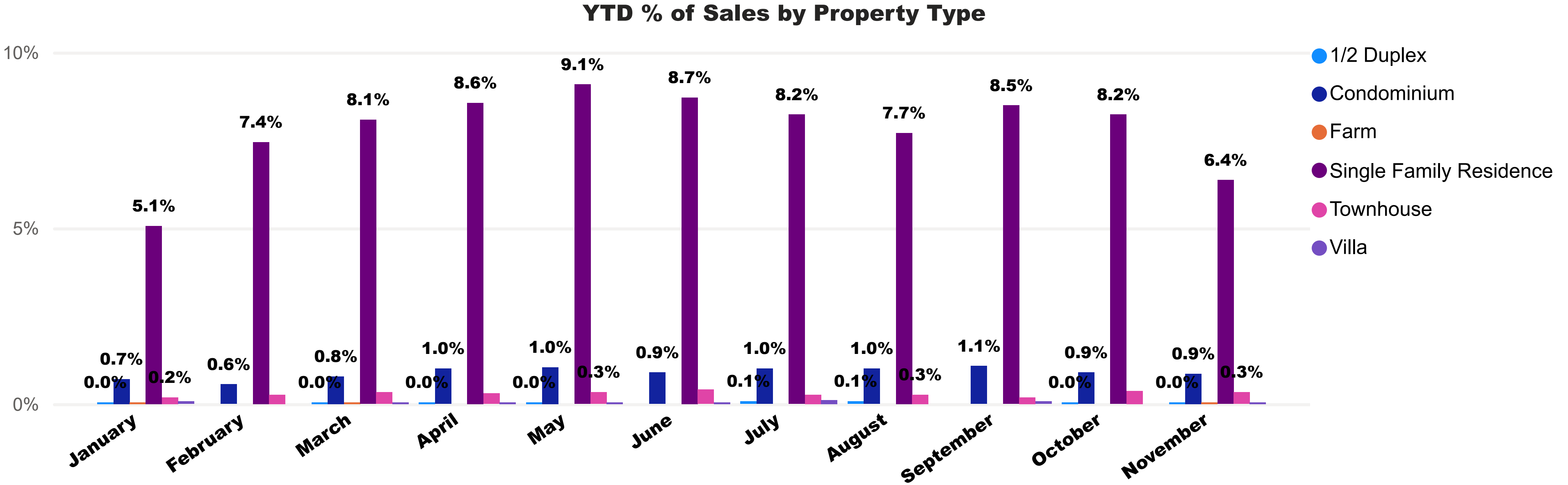
Bathrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
1	16	17	22	25	29	21	28	18	25	28	15		244
2	120	154	176	184	211	179	185	179	174	165	149		1876
3	28	46	50	57	46	62	42	42	57	56	41		527
4	5	9	10	16	8	10	12	4	9	13	4		100
5	1	1		1	2	3	2	3	3	7	1		24
6+		1		1		2	2	2	4				12
Total	170	228	258	284	296	277	271	248	272	269	210		2783



West Volusia Association of REALTORS®
Monthly Sales Trend Indicator 2025

Sales by Housing Style

Property Type	January	February	March	April	May	June	July	August	September	October	November	December	Total
1/2 Duplex	1		1	1	1		2	2		1	1		10
Condominium	19	15	21	27	28	24	27	27	29	24	23		264
Farm	1		1								1		3
Single Family Residence	136	200	217	230	244	234	221	207	228	221	171		2309
Townhouse	5	7	9	8	9	11	7	7	5	10	9		87
Villa	2		1	1	1	1	3		2		1		12
Total	164	222	250	267	283	270	260	243	264	256	206		2685





West Volusia Association of REALTORS®
Multiple Listing One Month Sales and Inventory Report - November
- 2025

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory
\$ 1 - 49,999							
\$ 50,000 - 59,999							
\$ 60,000 - 69,999							1
\$ 70,000 - 79,999							
\$ 80,000 - 89,999							3
\$ 90,000 - 99,999	3	1%	116,467	94,967	82%	68	3
\$ 100,000 - 119,999	3	1%	109,900	103,958	95%	70	3
\$ 120,000 - 139,999							14
\$ 140,000 - 159,999	5	2%	162,560	147,780	91%	86	28
\$ 160,000 - 179,999	9	4%	194,867	169,800	87%	57	29
\$ 180,000 - 199,999	3	1%	191,267	192,633	101%	50	36
\$ 200,000 - 249,999	21	10%	241,319	233,162	97%	91	97
\$ 250,000 - 299,999	35	17%	290,242	274,893	95%	93	162
\$ 300,000 - 349,999	45	22%	331,620	321,689	97%	89	183
\$ 350,000 - 399,999	32	16%	388,664	379,456	98%	53	152
\$ 400,000 - 499,999	27	13%	452,592	439,730	97%	59	195
\$ 500,000 - 599,999	5	2%	541,580	530,780	98%	113	93
\$ 600,000 - 699,999	5	2%	651,340	634,000	97%	65	49
\$ 700,000 - 799,999	6	3%	761,633	741,817	97%	70	38
\$ 800,000 - 899,999	2	1%	887,500	840,000	95%	74	26
\$ 900,000 - 999,999	1	0%	974,900	969,900	99%	90	12
\$ 1,000,000 - and over	3	1%	1,532,633	1,465,667	96%	108	61
Total	205	100%	373,210	359,865	96%	77	1185

This data represents all residential sales. Reported sales are dependent upon timeliness of sales and totality of information Reported by participants.
The data reflects only The sales published through Stellar MLS and does not include all sales in The Reported areas.
Neither The Association/Board nor Stellar MLS is in any way responsible for its accuracy.

West Volusia Association of REALTORS®

Multiple Listing Year to Date Sales and Inventory Report - 2025

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory
\$ 1 - 49,999	7	0.25%	52,199	39,468	76%	53	
\$ 50,000 - 59,999	8	0.29%	62,250	53,688	86%	24	
\$ 60,000 - 69,999	8	0.29%	70,438	64,750	92%	25	1
\$ 70,000 - 79,999	5	0.18%	77,780	74,780	96%	23	
\$ 80,000 - 89,999	7	0.25%	89,229	82,714	93%	61	3
\$ 90,000 - 99,999	14	0.50%	114,028	94,882	83%	59	3
\$ 100,000 - 119,999	38	1.37%	121,747	108,134	89%	88	3
\$ 120,000 - 139,999	40	1.44%	145,653	128,498	88%	54	14
\$ 140,000 - 159,999	63	2.26%	161,389	149,382	93%	90	28
\$ 160,000 - 179,999	80	2.87%	183,893	169,272	92%	70	29
\$ 180,000 - 199,999	71	2.55%	196,622	188,485	96%	55	36
\$ 200,000 - 249,999	321	11.53%	235,949	226,555	96%	66	97
\$ 250,000 - 299,999	486	17.46%	280,799	273,630	97%	61	162
\$ 300,000 - 349,999	503	18.07%	331,916	323,024	97%	70	183
\$ 350,000 - 399,999	328	11.79%	382,347	373,294	98%	67	152
\$ 400,000 - 499,999	357	12.83%	455,263	443,494	97%	64	195
\$ 500,000 - 599,999	182	6.54%	562,143	543,298	97%	75	93
\$ 600,000 - 699,999	105	3.77%	667,462	643,785	96%	73	49
\$ 700,000 - 799,999	65	2.34%	777,768	741,700	95%	91	38
\$ 800,000 - 899,999	27	0.97%	898,659	838,926	93%	81	26
\$ 900,000 - 999,999	22	0.79%	980,009	938,357	96%	78	12
\$ 1,000,000 - and over	46	1.65%	1,706,009	1,565,674	92%	88	61
Total	2783	100.00%	383,643	369,404	96%	68	1185

This data represents all residential sales. Reported sales are dependent upon timeliness of sales and totality of information Reported by participants. The data reflects only The sales published through Stellar MLS and does not include all sales in The Reported areas. Neither The Association/Board nor Stellar MLS is in any way responsible for its accuracy.

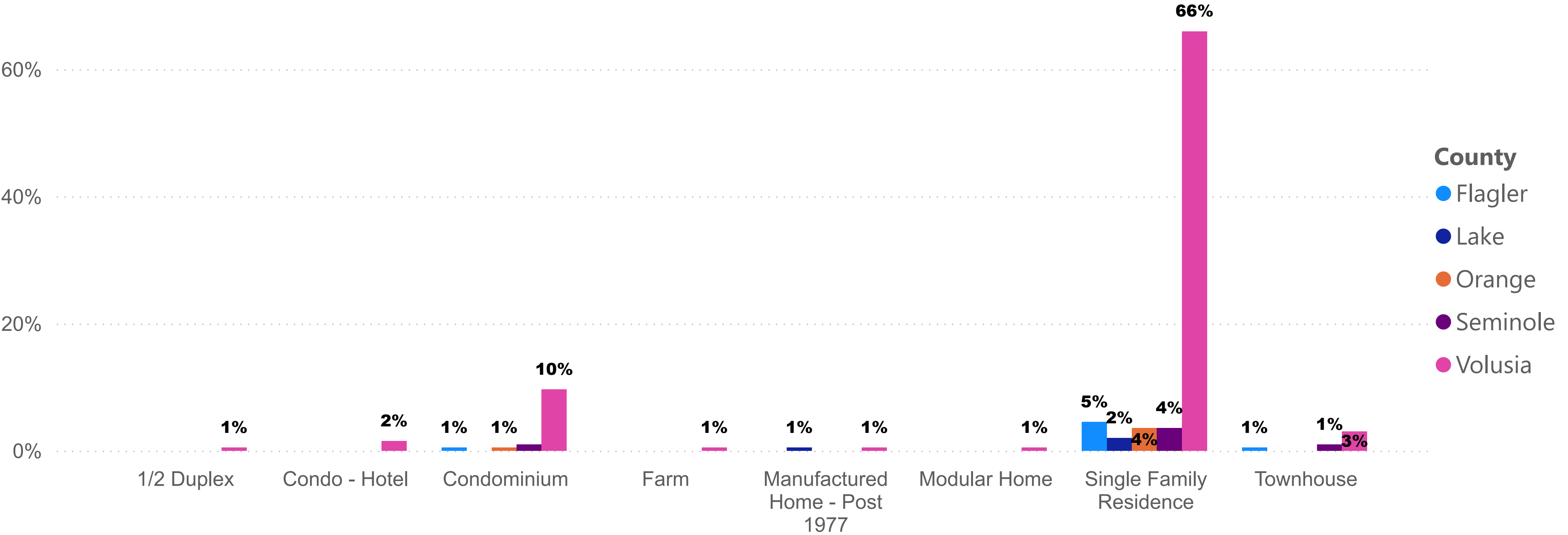
Four Year Sales and Inventory History 2021 - 2025. Compiled from Monthly Sales and Inventory Reports

Month	Monthly Sales	Average List Price	Average Sales Price	% List to Sell	AVG DOM	Inventory	Months Inventory
12/31/2021	331	367,362	358,203	98%	28	564	1.70
01/31/2022	241	344,097	337,621	98%	29	543	2.25
02/28/2022	223	357,269	352,089	99%	23	538	2.41
03/31/2022	332	377,375	372,491	99%	24	567	1.71
04/30/2022	301	386,968	386,368	100%	20	589	1.96
05/31/2022	315	386,797	384,115	99%	16	670	2.13
06/30/2022	325	398,949	395,110	99%	13	764	2.35
07/31/2022	296	356,843	351,547	99%	18	678	2.29
08/31/2022	276	373,413	364,363	98%	19	744	2.70
09/30/2022	267	393,333	382,312	97%	26	732	2.74
10/31/2022	273	361,770	351,791	97%	29	729	2.67
11/30/2022	182	367,805	359,008	98%	34	772	4.24
12/31/2022	212	359,987	345,381	96%	47	747	3.52
01/31/2023	186	356,885	340,075	95%	49	762	4.10
02/28/2023	235	382,983	366,129	96%	52	753	3.20
03/31/2023	313	381,973	369,527	97%	48	729	2.33
04/30/2023	280	400,421	386,236	96%	50	726	2.59
05/31/2023	334	392,649	381,542	97%	44	725	2.17
06/30/2023	297	402,668	389,989	97%	42	710	2.39
07/31/2023	273	397,313	382,788	96%	39	755	2.77
08/31/2023	294	444,114	427,443	96%	44	790	2.69
09/30/2023	289	418,537	400,986	96%	41	885	3.06
10/31/2023	220	503,333	460,386	91%	53	920	4.18
11/30/2023	202	402,968	391,302	97%	43	963	4.77
12/31/2023	212	437,434	419,485	96%	55	895	4.22
01/31/2024	160	367,235	357,136	97%	55	924	5.78
02/29/2024	188	395,554	381,813	97%	60	920	4.89
03/31/2024	243	378,843	366,407	97%	57	950	3.91
04/30/2024	282	406,903	393,608	97%	57	985	3.49
05/31/2024	272	420,687	407,868	97%	57	1075	3.95
06/30/2024	238	385,564	373,592	97%	61	1116	4.69
07/31/2024	254	396,436	384,898	97%	65	1151	4.53
08/31/2024	281	407,851	393,807	97%	67	1161	4.13
09/30/2024	211	410,367	395,989	96%	60	1179	5.59
10/31/2024	209	391,297	378,458	97%	59	1140	5.45
11/30/2024	190	422,284	407,773	97%	73	1129	5.94
12/31/2024	203	381,580	368,536	97%	70	1101	5.42
01/31/2025	164	372,627	357,653	96%	78	1141	6.96
02/28/2025	222	391,956	379,323	97%	74	1179	5.31
03/31/2025	250	383,997	372,560	97%	70	1256	5.02
04/30/2025	267	394,362	381,504	97%	73	1314	4.92
05/31/2025	283	370,864	358,025	97%	73	1338	4.73
06/30/2025	270	416,435	398,082	96%	76	1346	4.99
07/31/2025	260	389,709	373,039	96%	76	1330	5.12
08/31/2025	243	383,655	370,058	96%	82	1306	5.37
09/30/2025	264	407,430	393,793	97%	77	1306	4.95
10/31/2025	256	401,834	384,404	96%	84	1253	4.89
11/30/2025	206	376,106	362,827	96%	86	1185	5.75

Top 5 Unit Sales by County and Property Type

* Counties with the same % of Sales maybe Included.

Property Type	Flagler	Lake	Orange	Seminole	Volusia	Total
1/2 Duplex					1%	1%
Condo - Hotel					2%	2%
Condominium	1%		1%	1%	10%	12%
Farm					1%	1%
Manufactured Home - Post 1977		1%			1%	1%
Modular Home					1%	1%
Single Family Residence	5%	2%	4%	4%	66%	80%
Townhouse	1%			1%	3%	5%
Total	6%	3%	4%	6%	82%	100%



Board/Association: State Month Year
▲
West Volusia FL November 2025

National Association of Realtors®
700 Eleventh Street, NW
Washington, DC 20001-4507

Email: data@realtors.com
Fax: 202-383-7568
Questions: 202-383-1276

Single-Family Units
Number of Bedrooms

Price Range ▲	2 or Less	3	4 or More	Total
\$ 1 - 49,999				
\$ 50,000 - 59,999				
\$ 60,000 - 69,999				
\$ 70,000 - 79,999				
\$ 80,000 - 89,999				
\$ 90,000 - 99,999				
\$ 100,000 - 119,999	1	1		2
\$ 120,000 - 139,999				
\$ 140,000 - 159,999		1		1
\$ 160,000 - 179,999	3	1	1	5
\$ 180,000 - 199,999	1	1		2
\$ 200,000 - 249,999	7	9	3	19
\$ 250,000 - 299,999	6	21	4	31
\$ 300,000 - 349,999		35	8	43
\$ 350,000 - 399,999	2	20	7	29
\$ 400,000 - 499,999	2	11	9	22
\$ 500,000 - 599,999		3	1	4
\$ 600,000 - 699,999		1	3	4
\$ 700,000 - 799,999	1	1	3	5
\$ 800,000 - 899,999		1	1	2
\$ 900,000 - 999,999			1	1
\$ 1,000,000 - and over			2	2
Total	23	106	43	172

Condominium / Cooperative Units
Number of Bedrooms

Price Range	2 or Less	3	4 or More	Total
\$ 1 - 49,999				
\$ 50,000 - 59,999				
\$ 60,000 - 69,999				
\$ 70,000 - 79,999				
\$ 80,000 - 89,999				
\$ 90,000 - 99,999	3			3
\$ 100,000 - 119,999	1			1
\$ 120,000 - 139,999				
\$ 140,000 - 159,999	3	1		4
\$ 160,000 - 179,999	4			4
\$ 180,000 - 199,999	1			1
\$ 200,000 - 249,999	2			2
\$ 250,000 - 299,999	2	2		4
\$ 300,000 - 349,999	1			1
\$ 350,000 - 399,999	3			3
\$ 400,000 - 499,999	3	2		5
\$ 500,000 - 599,999	1			1
\$ 600,000 - 699,999		1		1
\$ 700,000 - 799,999		1		1
\$ 800,000 - 899,999				
\$ 900,000 - 999,999				
\$ 1,000,000 - and over	1			1
Total	25	7		32

Active Listings
(Unsold Homes)

Price Range ▲	M-SF	M-Condo
\$ 1 - 49,999		
\$ 50,000 - 59,999		
\$ 60,000 - 69,999		
\$ 70,000 - 79,999		
\$ 80,000 - 89,999		
\$ 90,000 - 99,999	1	1
\$ 100,000 - 119,999		2
\$ 120,000 - 139,999	2	10
\$ 140,000 - 159,999	2	21
\$ 160,000 - 179,999	9	17
\$ 180,000 - 199,999	8	23
\$ 200,000 - 249,999	52	35
\$ 250,000 - 299,999	111	47
\$ 300,000 - 349,999	139	27
\$ 350,000 - 399,999	145	12
\$ 400,000 - 499,999	160	28
\$ 500,000 - 599,999	78	14
\$ 600,000 - 699,999	37	8
\$ 700,000 - 799,999	27	9
\$ 800,000 - 899,999	26	
\$ 900,000 - 999,999	11	2
\$ 1,000,000 - and over	56	5
Total	864	261

Sales Pending
(Under Contract)

Price Range ▲	M-SF	M-Condo
\$ 1 - 49,999	1	
\$ 50,000 - 59,999		
\$ 60,000 - 69,999		
\$ 70,000 - 79,999		
\$ 80,000 - 89,999		
\$ 90,000 - 99,999		1
\$ 100,000 - 119,999	1	1
\$ 120,000 - 139,999	3	2
\$ 140,000 - 159,999	5	3
\$ 160,000 - 179,999	5	4
\$ 180,000 - 199,999	4	3
\$ 200,000 - 249,999	27	6
\$ 250,000 - 299,999	47	3
\$ 300,000 - 349,999	36	1
\$ 350,000 - 399,999	35	3
\$ 400,000 - 499,999	26	2
\$ 500,000 - 599,999	8	2
\$ 600,000 - 699,999	17	2
\$ 700,000 - 799,999	6	
\$ 800,000 - 899,999	3	
\$ 900,000 - 999,999	2	
\$ 1,000,000 - and over	2	2
Total	228	35

Time On Market Sort	M-SF	M-Condo
0 - 30	65	6
31-60	33	9
61-90	22	4
91-120	14	1
121-over	38	12
Total	172	32

