

April 2022

All Home Types
Condo/Co-op/TH
SFH/Villa

Local Market Insight

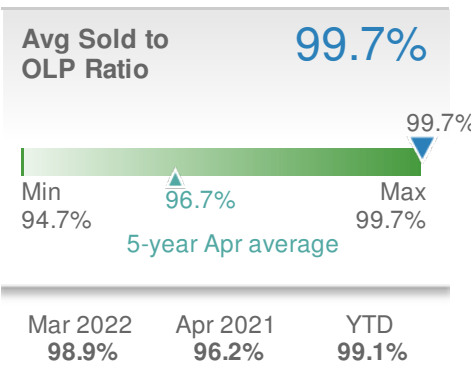
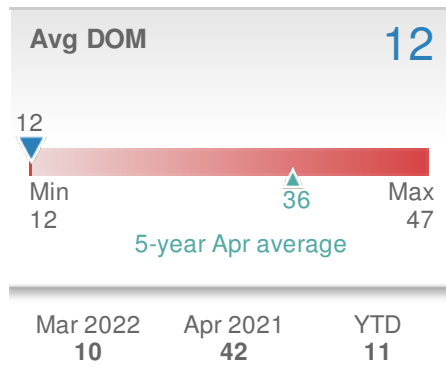
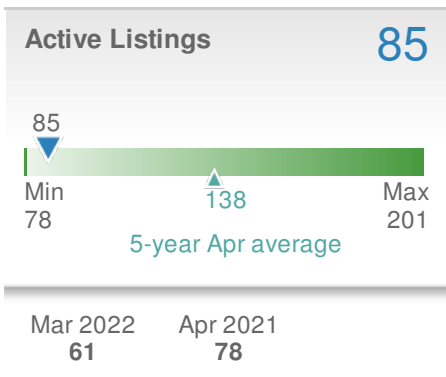
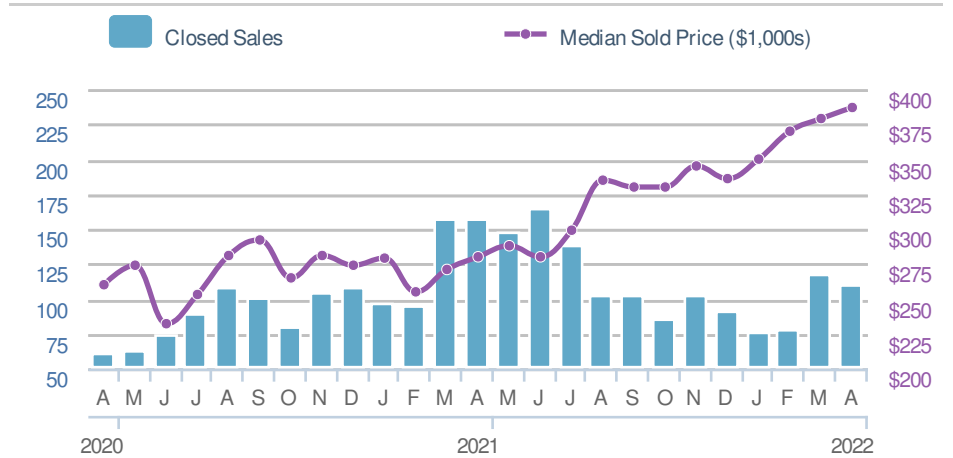
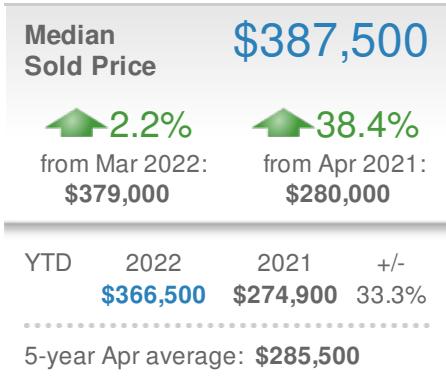
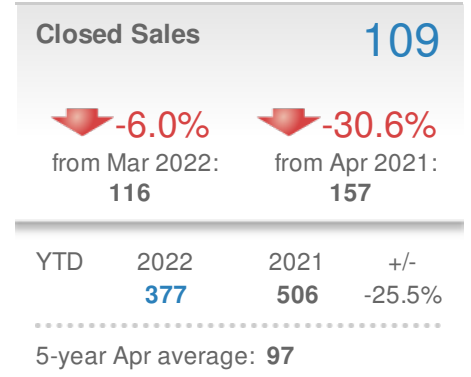
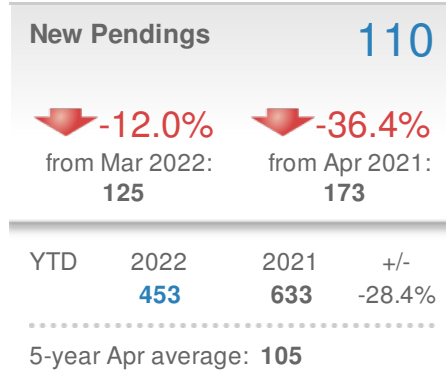
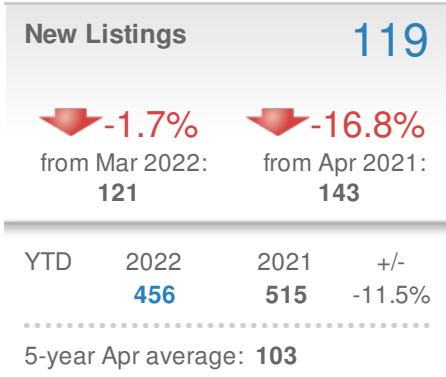
32162



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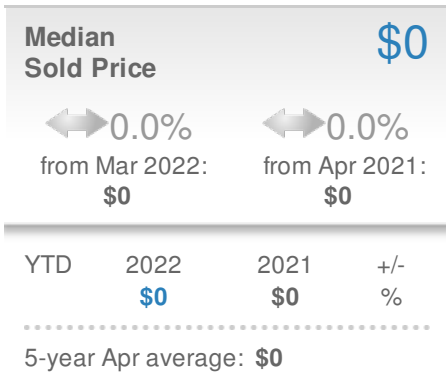
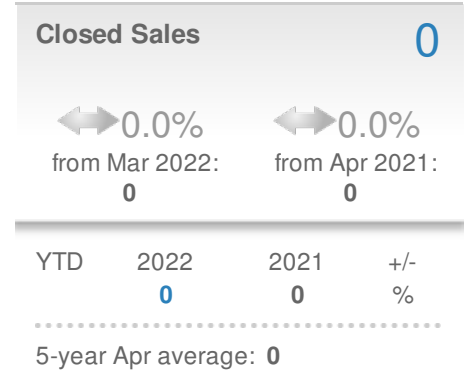
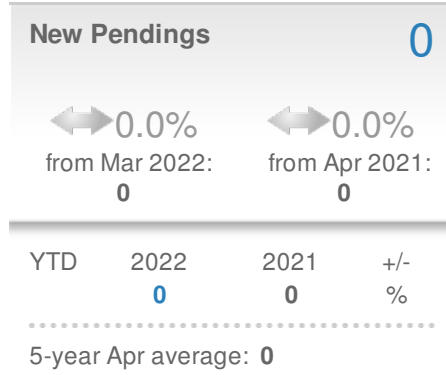
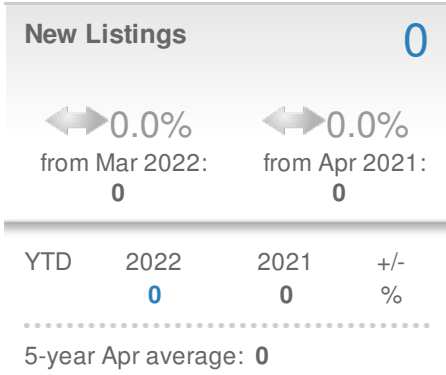
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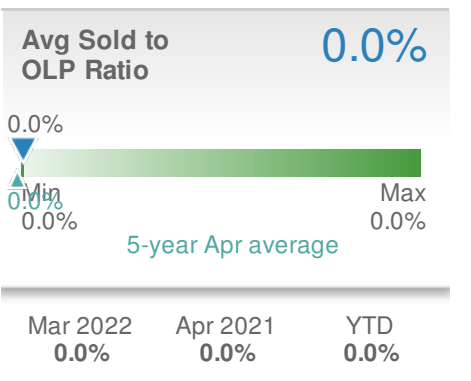
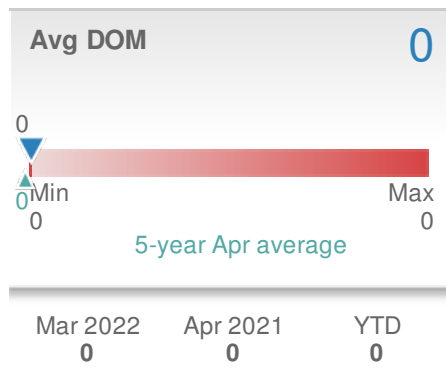
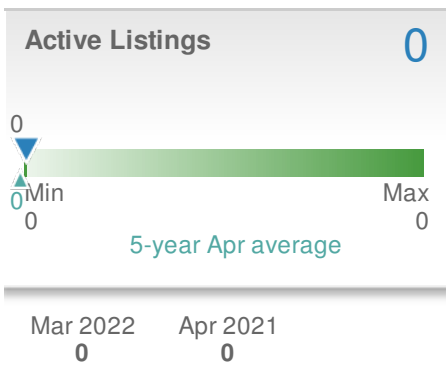
32162 - Condo/Co-op/TH



Summary

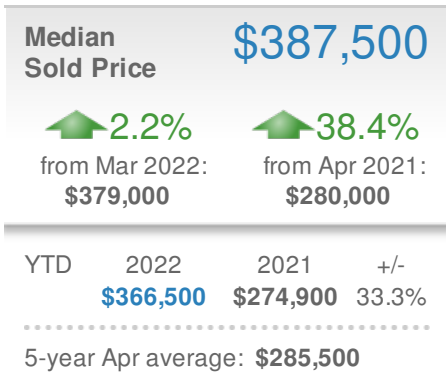
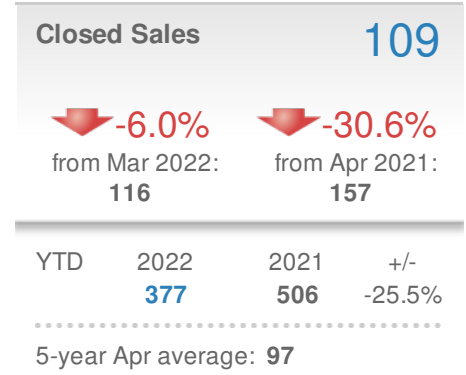
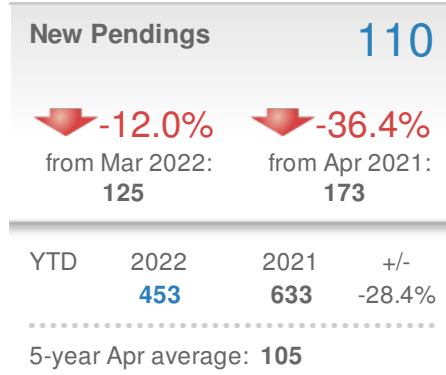
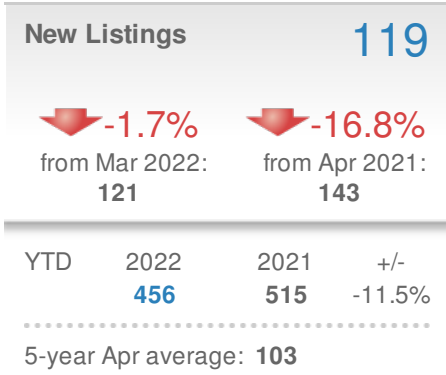
In 32162, the median sold price for Condo/Co-op/TH properties for April was \$0, representing no change compared to last month and no change from Apr 2021. The average days on market for units sold in April was 0 days, the same as the 5-year April average of 0 days. There was no month over month change in new contract activity with 0 New Pendings; no MoM change in All Pendings (new contracts + contracts carried over from March) with 0; and no change in supply with 0 active units.

This activity resulted in a Contract Ratio of 0.00 pendings per active listing, no change from March and no change from April 2021. The Contract Ratio is the same as the 5-year April average of 0.00. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the buyer's favor.



April 2022

32162 - SFH/Villa



Summary

In 32162, the median sold price for SFH/Villa properties for April was \$387,500, representing an increase of 2.2% compared to last month and an increase of 38.4% from Apr 2021. The average days on market for units sold in April was 12 days, 66% below the 5-year April average of 36 days. There was a 12% month over month decrease in new contract activity with 110 New Pendings; a 4.3% MoM decrease in All Pendings (new contracts + contracts carried over from March) to 135; and a 39.3% increase in supply to 85 active units.

This activity resulted in a Contract Ratio of 1.59 pendings per active listing, down from 2.31 in March and a decrease from 2.75 in April 2021. The Contract Ratio is 31% higher than the 5-year April average of 1.21. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the buyer's favor.

