



News Update, April 2016

PORT ORANGE DAYTONA BEACH MARKET TRENDS

DEC 17, 2015 - MAR 16, 2016

DAYTONA BEACH

Median Sales Price | # of Sales
\$110,000 | **186**

Median Rent Price | Qtly. Change
\$87 | **+18%**

ORMOND BEACH

Median Sales Price | # of Sales
\$200,000 | **227**

Avg. Price Square Feet | Increase
\$118 | **+8%**

PORT ORANGE

Median Sales Price | # of Sales
\$165,000 | **170**

Avg. Price Square Feet | Increase
\$107 | **+9%**

MARKET SNAPSHOT FOR PORT ORANGE

TOTAL INVENTORY

| TODAY | 1 MNTH | 1 YEAR |
|-----------|------------|-------------|
| 61 | 58 | 42 |
| | +5% | +45% |

MEDIAN LIST PRICE

| TODAY | 1 MNTH | 1 YEAR |
|------------------|------------------|------------------|
| \$324,616 | \$311,600 | \$319,900 |
| | +4% | +1% |

WORTH THE WORK:

Everyone knows spring is the time for cleaning and sprucing. But these projects take a little extra planning, so now's the time to begin!

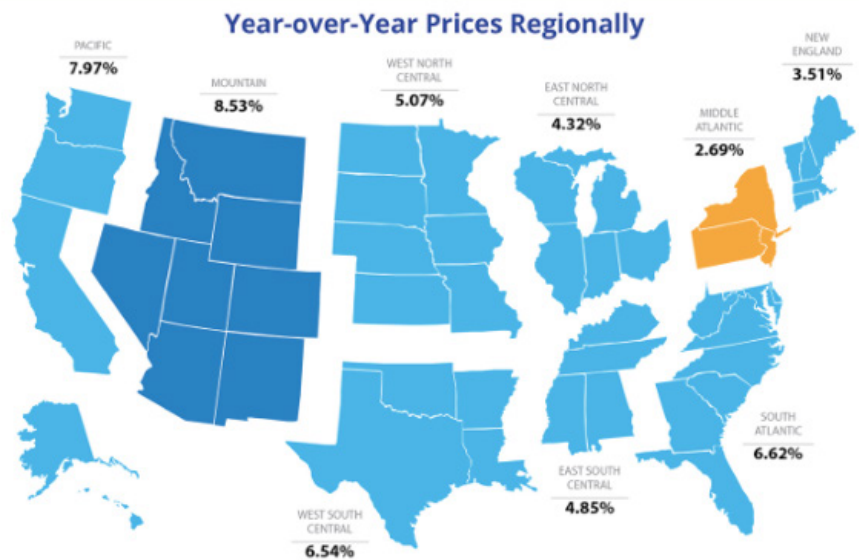
While it may seem as though winter has just arrived, spring is right around the corner. (And these unseasonably warm winter temps make it seem closer than ever!) While you're probably planning to deep-clean and air out the house once the seasons change, there are other DIY home projects that are worth thinking about and planning for today, whether you intend to stay in your home for years or preparing to add your home.

1. Caulk Windows and Doors
2. Check for Leaks
3. Service Hvac System
4. Consider Adding a Canopy of Trees
5. Plan a Vegetable Garden
6. Prep the Lawn Mower
7. Wash and Re-Stain Your Deck
8. Clear Yard Debris
9. Paint the House
10. Clean Lawn Furniture
11. Update Exterior Light Fixtures
12. Shampoo the Rugs and Curtains
13. Inspect the Attic

Home Prices Up 5.76% Across The Country!



The Federal Housing Finance Agency (FHFA) recently released their latest Quarterly Home Price Index, in which they compare home prices regionally and by state.



SOME HIGHLIGHTS:

- The Federal Housing Finance Agency (FHFA) recently released their latest quarterly Home Price Index report.
- In the report, home prices are compared both regionally and by state.
- Based on the latest numbers, waiting to move may end up costing you more!

HOME VALUES ARE UP!

What is yours worth now? If you're ready to sell your home and are curious about the value of your property we can email you a Free Comparative Market Analysis. It is important to compare your home's value to recent home sales in your neighborhood and also evaluate the price of homes currently on the market.

FILL OUT THE FORM AT: www.PortOrangeJuice.com/selling.php

The Biggest challenge facing the household market right now is the lack of inventory available for sale. Prices are determined by supply and demand. Right now buyer demand is out-pacing seller supply, across many price ranges, driving prices up. Bottom line: If you are a homeowner debating listing your home for sale this spring/summer, now is the time!

www.PortOrangeJuice.com

MOBILE FRIENDLY | 90% OF HOMES ARE SOLD ONLINE!

TEAM GAGLIARDI SOLD

\$17 MILLION IN 2015

130+ FIVE STAR REVIEWS

ZILLOW & TRULIA



WHAT IS YOUR HOME WORTH?



CONTACT US FOR A FREE MARKET ANALYSIS TODAY!



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FEATURED LISTINGS

FOR SALE



5 Bed | 4 Bath | 3,430 sqft

Port Orange home in Sunrise Oaks subdivision
Listed Price | \$345,000

FOR SALE



2 Bed | 2 Bath | 1,191 sqft

Million dollar Condo with unobstructed views.
Listed Price | \$259,900

FOR SALE



4 Bed | 3 Bath | 2,251 sqft

Completely renovated beachside residence.
Listed Price | \$274,900

FOR SALE



3 Bed | 3 Bath | 2,258 sqft.

Condo with direct ocean front views.
Listed Price | \$449,900