

# Indian River County Local Residential Market Metrics - Q1 2017

## Townhouses and Condos

### Municipalities and Census-Designated Places\*



Name of County, Municipality, or CDP*	Closed Sales	Y/Y % Chg.	Closed Sales Paid in Cash	Y/Y % Chg.	Median Sale Price	Y/Y % Chg.	Average Sale Price	Y/Y % Chg.
Indian River County	197	29.6%	142	11.8%	\$122,000	11.7%	\$269,049	18.9%
Fellsmere (City)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Florida Ridge (CDP)	18	-33.3%	14	-44.0%	\$82,200	21.8%	\$88,039	3.1%
Gifford (CDP)	26	44.4%	19	46.2%	\$169,750	21.2%	\$244,231	-13.1%
Indian River Shores (Town)	12	100.0%	11	120.0%	\$644,500	129.4%	\$1,208,333	307.8%
Orchid (Town)	1	N/A	0	N/A	\$850,000	N/A	\$850,000	N/A
Roseland (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Sebastian (City)	3	N/A	0	N/A	\$80,000	N/A	\$107,000	N/A
South Beach (CDP)	7	-50.0%	4	-66.7%	\$310,000	-41.0%	\$383,429	-26.1%
Vero Beach (City)	41	2.5%	26	-18.8%	\$222,500	14.1%	\$334,812	9.7%
Vero Beach South (CDP)	16	-27.3%	11	-45.0%	\$75,950	6.6%	\$93,963	24.6%
Wabasso (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Wabasso Beach (CDP)	5	0.0%	5	0.0%	\$485,000	83.0%	\$493,200	20.3%
West Vero Corridor (CDP)	14	0.0%	10	-16.7%	\$108,500	23.6%	\$99,421	13.3%
Windsor (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Winter Beach (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A

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Name of County, Municipality, or CDP*	Dollar Volume	Y/Y % Chg.	Pct. of Orig. List Price Received	Y/Y % Chg.	Median Time to Contract	Y/Y % Chg.	New Listings	Y/Y % Chg.
Indian River County	\$53.0 Million	54.2%	94.4%	0.3%	53 Days	29.3%	322	-0.6%
Fellsmere (City)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Florida Ridge (CDP)	\$1.6 Million	-31.2%	96.1%	3.2%	38 Days	26.7%	2	-96.1%
Gifford (CDP)	\$6.4 Million	25.6%	93.1%	-0.2%	86 Days	160.6%	4	-89.2%
Indian River Shores (Town)	\$14.5 Million	715.5%	91.6%	-0.4%	212 Days	87.6%	1	-95.7%
Orchid (Town)	\$850,000	N/A	85.0%	N/A	1570 Days	N/A	0	-100.0%
Roseland (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Sebastian (City)	\$321,000	N/A	96.5%	N/A	128 Days	N/A	0	-100.0%
South Beach (CDP)	\$2.7 Million	-63.1%	90.6%	-2.2%	297 Days	960.7%	0	-100.0%
Vero Beach (City)	\$13.7 Million	12.4%	93.0%	-1.4%	71 Days	-5.3%	3	-95.9%
Vero Beach South (CDP)	\$1.5 Million	-9.4%	95.3%	-0.4%	74 Days	236.4%	3	-90.3%
Wabasso (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	-100.0%
Wabasso Beach (CDP)	\$2.5 Million	20.3%	94.0%	-2.0%	393 Days	962.2%	2	-88.9%
West Vero Corridor (CDP)	\$1.4 Million	13.3%	92.5%	-1.4%	93 Days	190.6%	2	-95.2%
Windsor (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Winter Beach (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A

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Name of County, Municipality, or CDP*	New Pending Sales	Y/Y % Chg.	Pending Inventory	Y/Y % Chg.	Active Inventory	Y/Y % Chg.	Months Supply of Inventory	Y/Y % Chg.
Indian River County	263	16.4%	131	-6.4%	358	-10.3%	5.5	-5.2%
Fellsmere (City)	0	N/A	0	N/A	0	N/A	0.0	N/A
Florida Ridge (CDP)	14	-66.7%	3	-85.0%	13	-68.3%	1.3	-59.4%
Gifford (CDP)	24	-11.1%	6	-62.5%	13	-69.0%	1.6	-69.8%
Indian River Shores (Town)	12	-14.3%	7	-53.3%	31	-38.0%	5.6	-41.1%
Orchid (Town)	1	0.0%	0	-100.0%	3	50.0%	12.0	-50.0%
Roseland (CDP)	1	N/A	1	N/A	4	N/A	24.0	N/A
Sebastian (City)	1	N/A	0	N/A	0	-100.0%	0.0	-100.0%
South Beach (CDP)	10	-28.6%	7	-22.2%	18	-25.0%	5.8	16.0%
Vero Beach (City)	41	-29.3%	22	-37.1%	46	-63.8%	3.1	-62.7%
Vero Beach South (CDP)	13	-43.5%	3	-75.0%	6	-75.0%	0.9	-71.9%
Wabasso (CDP)	0	N/A	0	N/A	0	-100.0%	0.0	N/A
Wabasso Beach (CDP)	9	-30.8%	6	-40.0%	14	-51.7%	4.8	-52.9%
West Vero Corridor (CDP)	9	-59.1%	3	-78.6%	8	-72.4%	1.4	-69.6%
Windsor (CDP)	0	N/A	0	N/A	0	N/A	0.0	N/A
Winter Beach (CDP)	0	N/A	0	N/A	0	-100.0%	0.0	-100.0%

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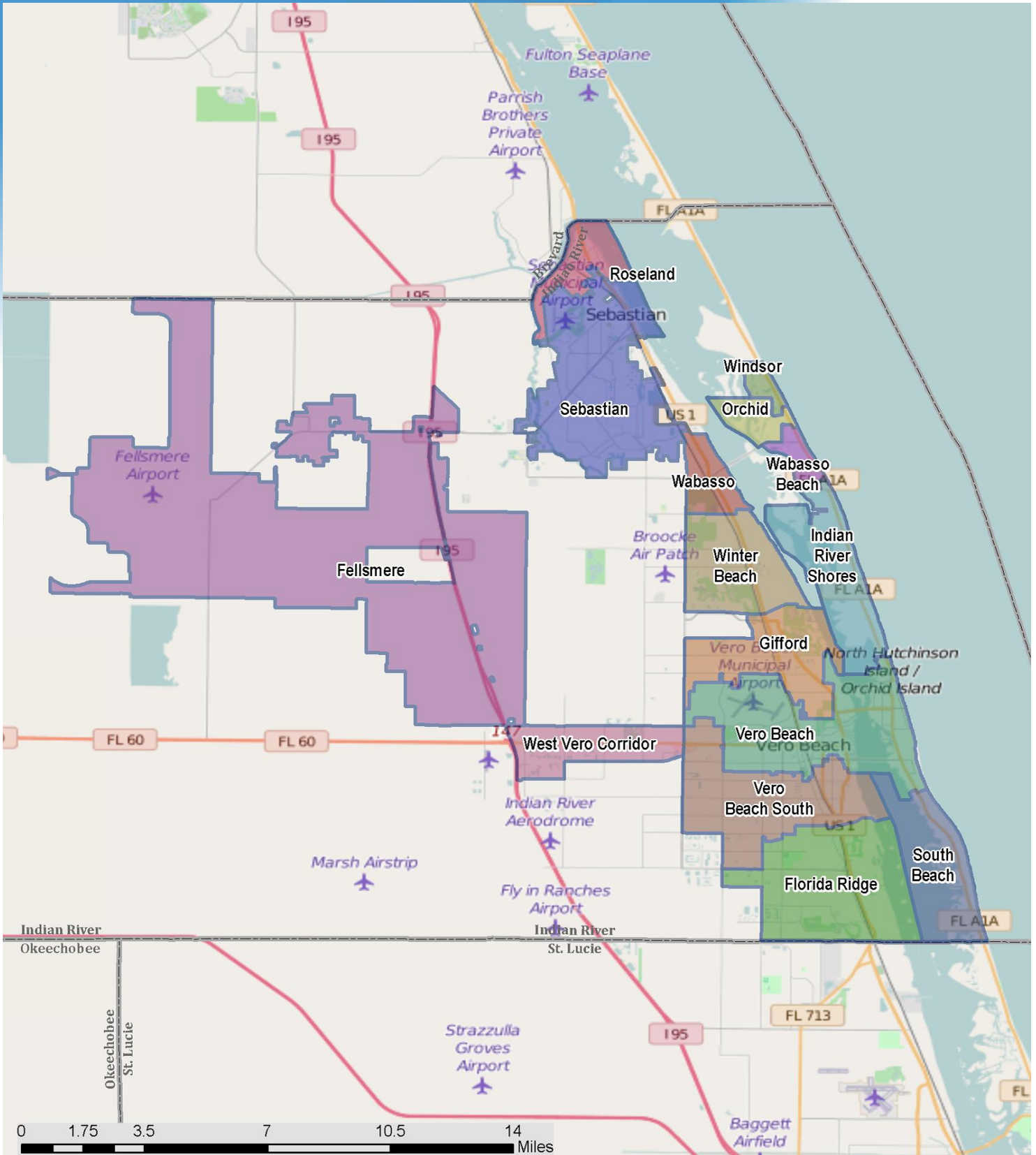
# Indian River County Local Residential Market Metrics - Q1 2017

## Reference Map

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