

Indian River County Local Residential Market Metrics - Q1 2018

Single Family Homes

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	705	4.1%	271	-12.3%	\$233,000	6.4%	\$334,122	8.2%
32948 - Fellsmere	2	-84.6%	0	-100.0%	\$310,000	110.9%	\$276,000	47.8%
32958 - Sebastian	142	-1.4%	54	-5.3%	\$218,000	3.8%	\$230,070	10.3%
32960 - Vero Beach	87	7.4%	37	-9.8%	\$164,900	1.2%	\$234,569	25.3%
32962 - Vero Beach	120	10.1%	30	-26.8%	\$185,000	14.4%	\$202,446	17.0%
32963 - Vero Beach	88	8.6%	55	0.0%	\$672,000	6.6%	\$962,707	3.2%
32966 - Vero Beach	73	0.0%	29	-12.1%	\$249,000	15.8%	\$251,005	8.7%
32967 - Vero Beach	100	-1.0%	39	-15.2%	\$257,500	-9.0%	\$274,726	-10.0%
32968 - Vero Beach	93	24.0%	27	-6.9%	\$272,500	11.2%	\$302,470	17.1%

*Florida municipalities consist of incorporated cities, towns, and villages. Florida law makes no distinction between these three types. CDPs are unincorporated communities identified and delineated each decennial U.S. Census for statistical purposes only (so their boundaries have no political meaning). Boundaries used for this report are as of Jan. 1, 2015. Produced by Florida REALTORS® with data provided by Florida's multiple listing services. Statistics for each month compiled from MLS feeds on the 15th day of the following month. Data released on Monday, May 14, 2018. Next quarterly data release is Wednesday, August 8, 2018.

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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	\$235.6 Million	12.7%	95.8%	0.1%	46 Days	0.0%	1,374	11.2%
32948 - Fellsmere	\$552,000	-77.3%	88.6%	-8.1%	197 Days	756.5%	8	-38.5%
32958 - Sebastian	\$32.7 Million	8.7%	96.4%	0.0%	36 Days	-2.7%	283	1.8%
32960 - Vero Beach	\$20.4 Million	34.6%	96.2%	1.5%	29 Days	7.4%	143	1.4%
32962 - Vero Beach	\$24.3 Million	28.8%	96.1%	0.2%	39 Days	39.3%	184	35.3%
32963 - Vero Beach	\$84.7 Million	12.1%	93.3%	0.8%	82 Days	-23.4%	233	23.3%
32966 - Vero Beach	\$18.3 Million	8.7%	96.7%	1.7%	58 Days	-6.5%	143	21.2%
32967 - Vero Beach	\$27.5 Million	-10.8%	96.1%	-0.7%	61 Days	-35.1%	242	20.4%
32968 - Vero Beach	\$28.1 Million	45.2%	94.7%	-1.5%	47 Days	27.0%	139	-12.6%

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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	979	-2.8%	510	-8.3%	1,440	8.0%	5.5	-1.8%
32948 - Fellsmere	6	-53.8%	7	16.7%	10	-9.1%	3.8	15.2%
32958 - Sebastian	227	-2.2%	93	-19.8%	208	7.8%	3.8	5.6%
32960 - Vero Beach	113	10.8%	54	-5.3%	99	-4.8%	3.6	-10.0%
32962 - Vero Beach	143	5.1%	63	8.6%	143	47.4%	3.6	24.1%
32963 - Vero Beach	137	-4.2%	96	-11.1%	453	8.4%	13.3	-5.7%
32966 - Vero Beach	110	19.6%	62	51.2%	131	4.8%	5.0	8.7%
32967 - Vero Beach	128	-27.3%	74	-28.2%	274	22.3%	6.5	10.2%
32968 - Vero Beach	115	2.7%	61	-10.3%	123	-23.6%	3.6	-39.0%

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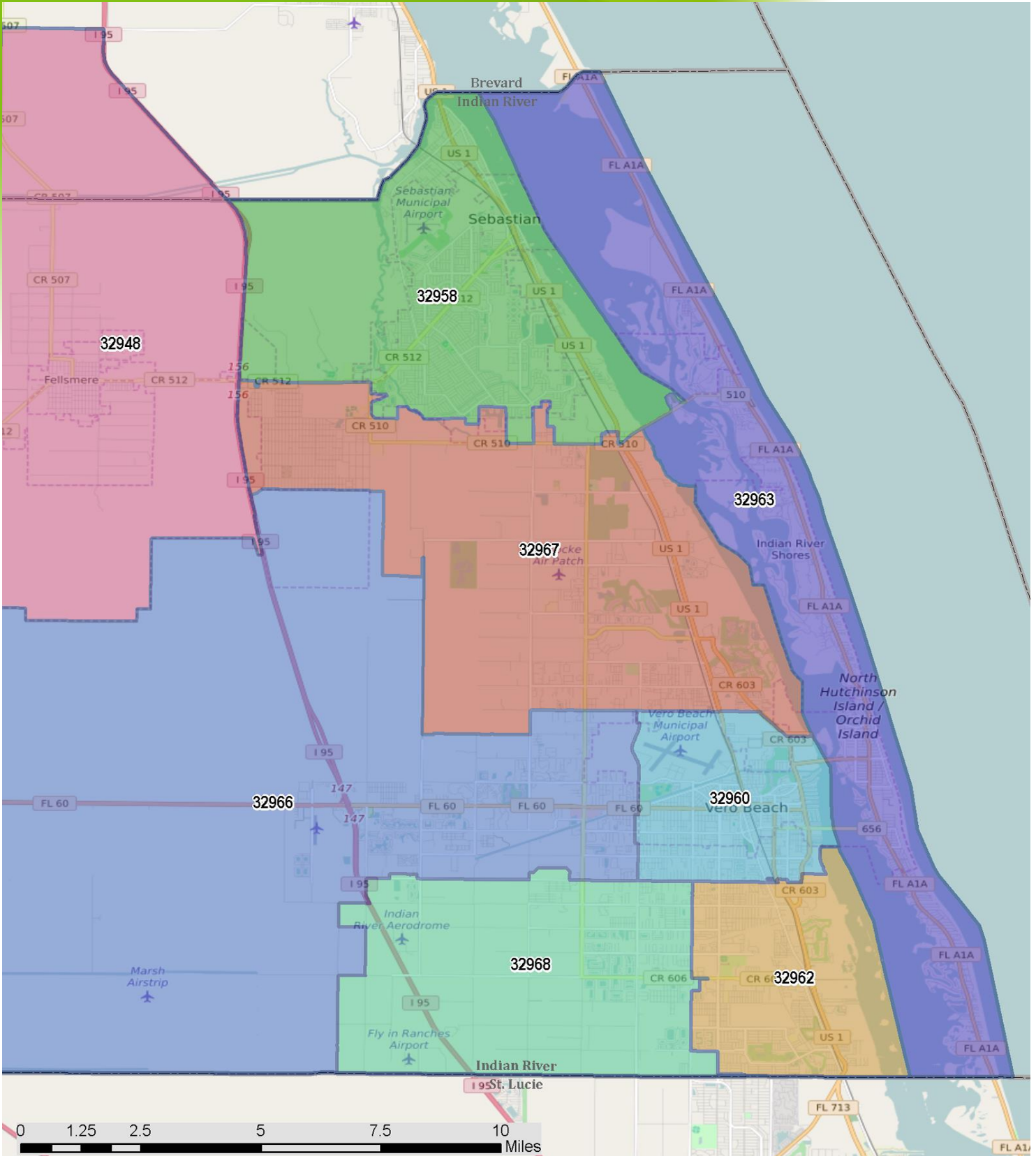
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Reference Map

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