

# Brevard County Local Residential Market Metrics - Q3 2020

## 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.
Brevard County	3,196	18.2%	597	7.6%	\$264,908	10.4%	\$319,300	12.0%
Cape Canaveral (City)	10	0.0%	1	-75.0%	\$334,100	9.4%	\$372,210	18.0%
Cocoa (City)	97	47.0%	18	-30.8%	\$225,585	32.6%	\$221,784	11.5%
Cocoa Beach (City)	46	48.4%	19	137.5%	\$475,000	2.2%	\$598,070	4.2%
Cocoa West (CDP)	15	25.0%	5	0.0%	\$185,000	59.5%	\$187,373	56.4%
Grant-Valkaria (Town)	29	93.3%	6	-14.3%	\$425,000	17.1%	\$456,486	23.2%
Indialantic (Town)	17	112.5%	4	300.0%	\$450,000	-8.6%	\$459,084	-5.8%
Indian Harbour Beach (City)	30	25.0%	5	25.0%	\$384,000	8.3%	\$451,520	-6.7%
June Park (CDP)	14	27.3%	1	-66.7%	\$261,500	71.5%	\$250,487	34.0%
Malabar (Town)	21	162.5%	5	400.0%	\$465,000	53.7%	\$498,888	44.8%
Melbourne (City)	351	12.5%	75	4.2%	\$237,000	13.2%	\$272,698	15.1%
Melbourne Beach (Town)	35	250.0%	12	300.0%	\$515,750	2.2%	\$556,474	-16.8%
Melbourne Village (Town)	3	-25.0%	1	0.0%	\$282,500	1.3%	\$314,167	11.4%
Merritt Island (CDP)	195	13.4%	35	-12.5%	\$344,500	11.7%	\$429,275	6.4%
Micco (CDP)	17	30.8%	7	40.0%	\$265,000	43.6%	\$270,369	39.2%
Mims (CDP)	38	46.2%	5	0.0%	\$244,285	22.4%	\$242,639	19.0%
Palm Bay (City)	733	14.0%	124	8.8%	\$214,220	7.6%	\$218,569	8.0%
Palm Shores (Town)	6	20.0%	1	0.0%	\$294,100	-5.1%	\$366,283	22.1%
Port St. John (CDP)	56	-27.3%	11	37.5%	\$215,000	16.2%	\$212,889	11.8%
Rockledge (City)	140	10.2%	25	13.6%	\$285,000	16.3%	\$292,364	13.1%
Satellite Beach (City)	56	16.7%	8	-20.0%	\$375,500	6.5%	\$438,442	10.5%
Sharpes (CDP)	5	-37.5%	3	0.0%	\$316,000	14.8%	\$407,200	45.5%
South Patrick Shores (CDP)	33	37.5%	8	60.0%	\$422,500	44.7%	\$549,033	44.6%
Titusville (City)	247	16.5%	54	38.5%	\$205,100	13.9%	\$210,092	7.6%
Viera East (CDP)	64	-5.9%	16	-38.5%	\$304,975	8.9%	\$319,243	11.4%
Viera West (CDP)	122	19.6%	18	-28.0%	\$438,753	6.2%	\$492,808	7.2%
West Melbourne (City)	162	37.3%	27	42.1%	\$310,000	6.9%	\$306,295	4.2%

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## Single Family Homes

### Municipalities and Census-Designated Places\*



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.
Brevard County	\$1.0 Billion	32.4%	97.8%	1.0%	24 Days	-22.6%	3,081	3.3%
Cape Canaveral (City)	\$3.7 Million	18.0%	98.4%	5.2%	13 Days	-85.1%	13	116.7%
Cocoa (City)	\$21.5 Million	63.9%	97.8%	2.0%	24 Days	71.4%	82	17.1%
Cocoa Beach (City)	\$27.5 Million	54.7%	95.9%	1.3%	30 Days	-58.3%	53	47.2%
Cocoa West (CDP)	\$2.8 Million	95.5%	97.4%	5.8%	40 Days	42.9%	21	16.7%
Grant-Valkaria (Town)	\$13.2 Million	138.1%	96.6%	2.8%	60 Days	-15.5%	32	23.1%
Indialantic (Town)	\$7.8 Million	100.2%	96.8%	3.0%	30 Days	-14.3%	15	0.0%
Indian Harbour Beach (City)	\$13.5 Million	16.7%	98.0%	1.2%	8 Days	-75.8%	22	-29.0%
June Park (CDP)	\$3.5 Million	70.5%	93.7%	0.0%	17 Days	-34.6%	29	31.8%
Malabar (Town)	\$10.5 Million	280.0%	97.1%	-0.2%	18 Days	-50.0%	15	-21.1%
Melbourne (City)	\$95.7 Million	29.5%	97.7%	0.9%	20 Days	-25.9%	309	-5.8%
Melbourne Beach (Town)	\$19.5 Million	191.1%	93.4%	-2.0%	68 Days	4.6%	14	-26.3%
Melbourne Village (Town)	\$942,501	-16.4%	95.2%	8.4%	86 Days	-6.5%	4	0.0%
Merritt Island (CDP)	\$83.7 Million	20.6%	96.5%	1.5%	33 Days	-13.2%	188	2.7%
Micco (CDP)	\$4.6 Million	82.1%	98.2%	1.9%	39 Days	-20.4%	15	-40.0%
Mims (CDP)	\$9.2 Million	73.9%	98.0%	3.3%	59 Days	18.0%	46	91.7%
Palm Bay (City)	\$160.2 Million	23.1%	98.5%	0.9%	22 Days	-21.4%	762	5.1%
Palm Shores (Town)	\$2.2 Million	46.5%	99.5%	4.3%	11 Days	-88.8%	5	25.0%
Port St. John (CDP)	\$11.9 Million	-18.7%	100.0%	1.8%	15 Days	-34.8%	55	-42.7%
Rockledge (City)	\$40.9 Million	24.6%	97.9%	1.1%	19 Days	-24.0%	148	37.0%
Satellite Beach (City)	\$24.6 Million	28.9%	97.5%	1.5%	20 Days	-25.9%	53	43.2%
Sharpes (CDP)	\$2.0 Million	-9.1%	92.0%	-4.9%	94 Days	80.8%	6	-14.3%
South Patrick Shores (CDP)	\$18.1 Million	98.9%	96.3%	0.8%	47 Days	104.3%	19	-32.1%
Titusville (City)	\$51.9 Million	25.4%	96.7%	0.6%	24 Days	-41.5%	236	4.4%
Viera East (CDP)	\$20.4 Million	4.8%	98.5%	1.1%	10 Days	-44.4%	77	4.1%
Viera West (CDP)	\$60.1 Million	28.3%	98.3%	0.5%	42 Days	40.0%	127	19.8%
West Melbourne (City)	\$49.6 Million	43.1%	97.4%	0.1%	20 Days	0.0%	158	5.3%

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## Single Family Homes

### Municipalities and Census-Designated Places\*



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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.
Brevard County	3,298	23.0%	1,671	53.4%	1,393	-39.8%	1.6	-42.9%
Cape Canaveral (City)	13	44.4%	6	200.0%	6	-40.0%	2.9	-29.3%
Cocoa (City)	93	47.6%	47	74.1%	32	-39.6%	1.4	-51.7%
Cocoa Beach (City)	50	35.1%	28	100.0%	32	-27.3%	2.8	-26.3%
Cocoa West (CDP)	14	-22.2%	7	-12.5%	12	-14.3%	2.1	-27.6%
Grant-Valkaria (Town)	23	91.7%	11	266.7%	32	-36.0%	4.2	-46.2%
Indialantic (Town)	18	80.0%	11	83.3%	7	-63.2%	1.6	-61.9%
Indian Harbour Beach (City)	21	-12.5%	7	-30.0%	8	-68.0%	0.9	-71.0%
June Park (CDP)	27	92.9%	13	62.5%	14	-12.5%	3.7	5.7%
Malabar (Town)	22	83.3%	10	11.1%	7	-69.6%	1.5	-80.5%
Melbourne (City)	321	0.3%	137	16.1%	126	-39.7%	1.3	-40.9%
Melbourne Beach (Town)	28	115.4%	9	0.0%	10	-66.7%	1.4	-76.3%
Melbourne Village (Town)	7	75.0%	4	300.0%	2	0.0%	2.2	57.1%
Merritt Island (CDP)	179	12.6%	83	40.7%	105	-40.3%	2.1	-36.4%
Micco (CDP)	13	62.5%	6	50.0%	16	-54.3%	3.7	-51.3%
Mims (CDP)	42	55.6%	27	107.7%	36	89.5%	3.8	65.2%
Palm Bay (City)	846	25.1%	479	64.0%	297	-32.7%	1.5	-34.8%
Palm Shores (Town)	7	40.0%	1	0.0%	1	-66.7%	0.6	-68.4%
Port St. John (CDP)	69	-16.9%	31	-18.4%	14	-66.7%	0.7	-65.0%
Rockledge (City)	153	24.4%	82	86.4%	53	-20.9%	1.3	-23.5%
Satellite Beach (City)	61	84.8%	22	144.4%	21	-16.0%	1.5	-6.3%
Sharpes (CDP)	9	-10.0%	5	66.7%	5	-28.6%	2.1	-30.0%
South Patrick Shores (CDP)	33	37.5%	16	60.0%	6	-78.6%	0.7	-73.1%
Titusville (City)	243	7.5%	114	10.7%	106	-35.0%	1.6	-36.0%
Viera East (CDP)	76	18.8%	36	44.0%	29	-25.6%	1.3	-27.8%
Viera West (CDP)	130	60.5%	74	196.0%	67	-36.8%	2.3	-30.3%
West Melbourne (City)	169	27.1%	91	37.9%	53	-40.4%	1.1	-52.2%

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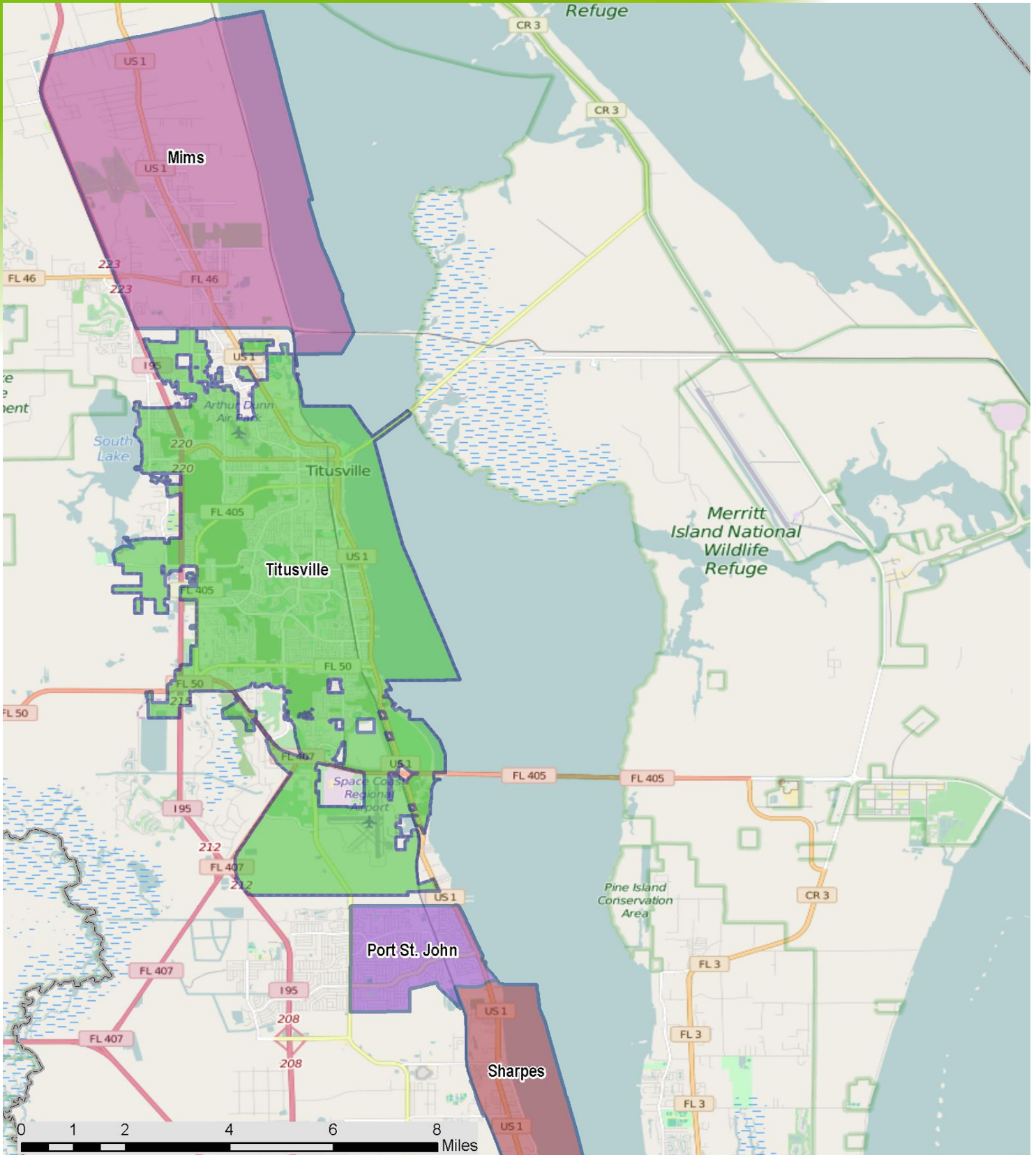
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Brevard County Local Residential Market Metrics - Q3 2020  
 Reference Map - Northern Brevard County  
 Municipalities and Census-Designated Places\*



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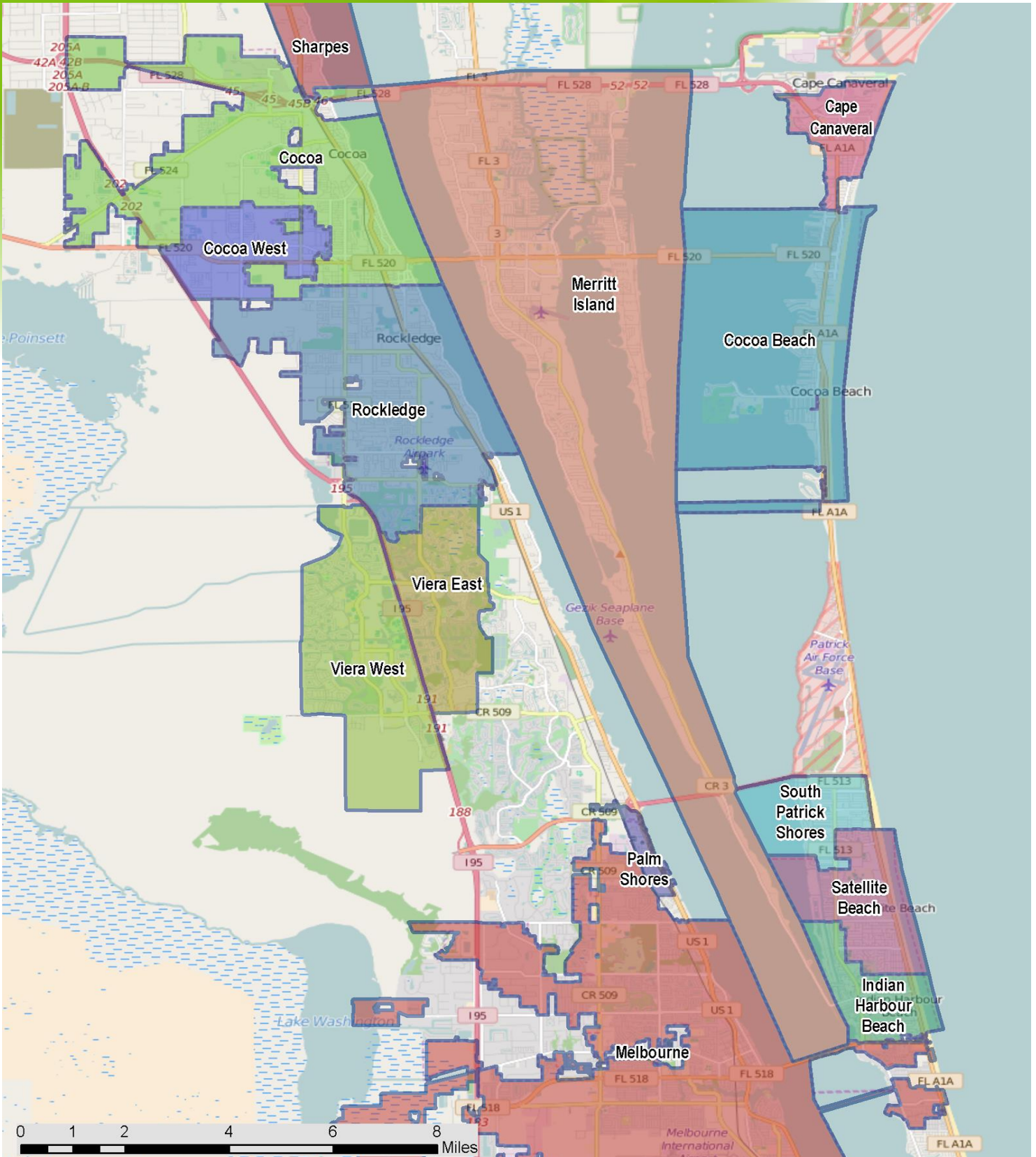


# Brevard County Local Residential Market Metrics - Q3 2020

## Reference Map - Central Brevard County Municipalities and Census-Designated Places\*



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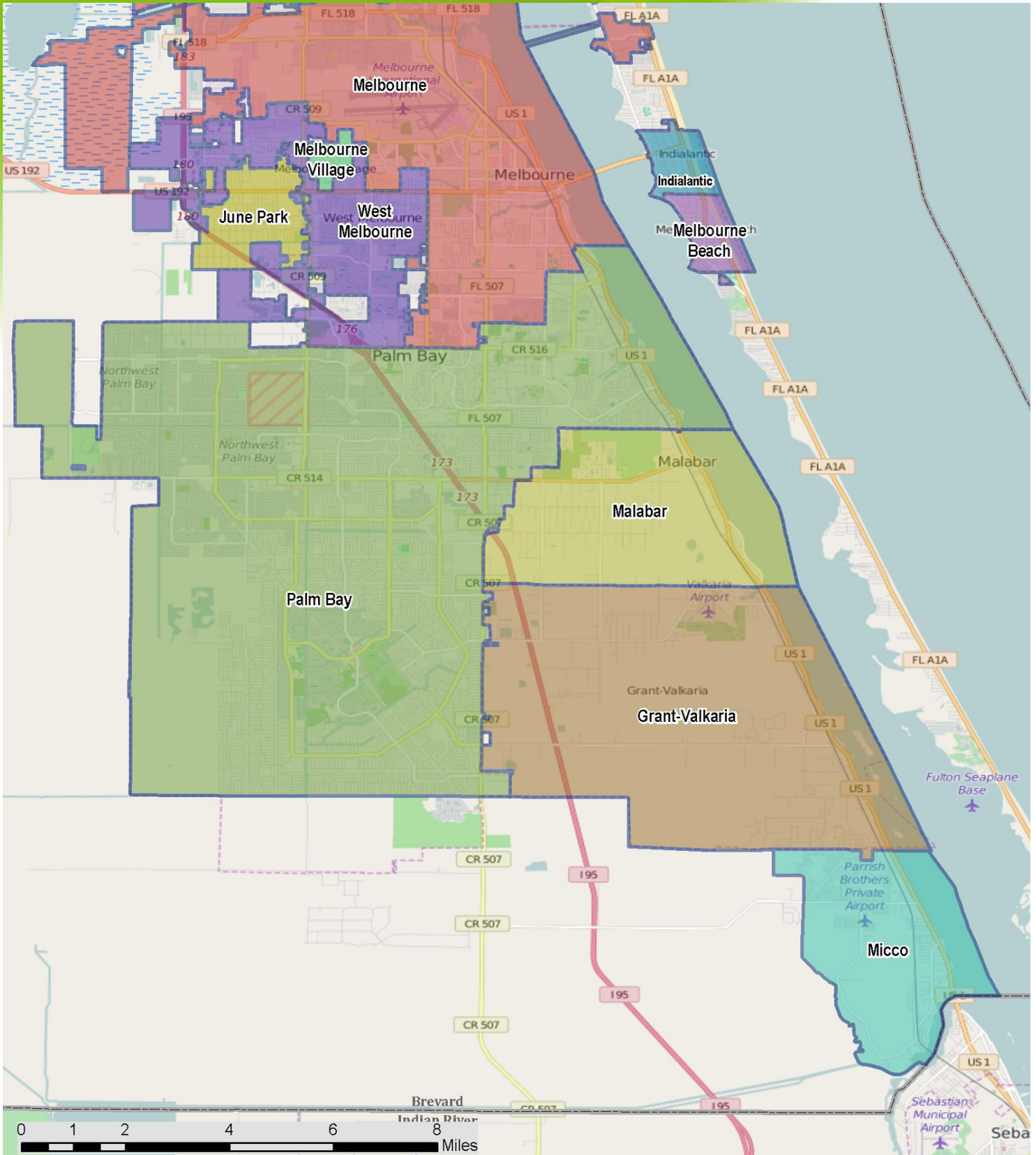
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# Brevard County Local Residential Market Metrics - Q3 2020

## Reference Map - Southern Brevard County Municipalities and Census-Designated Places\*



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