

Brevard County Local Residential Market Metrics - Q4 2023

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	2,114	-5.0%	594	12.1%	\$360,000	1.4%	\$439,328	7.9%
Cape Canaveral (City)	10	100.0%	7	600.0%	\$412,000	9.9%	\$456,200	24.7%
Cocoa (City)	36	-56.6%	11	-45.0%	\$260,000	-23.5%	\$282,073	-8.7%
Cocoa Beach (City)	20	25.0%	8	60.0%	\$951,250	18.9%	\$1,185,897	14.1%
Cocoa West (CDP)	14	-12.5%	4	-42.9%	\$224,500	2.0%	\$234,757	2.2%
Grant-Valkaria (Town)	68	25.9%	17	13.3%	\$366,775	1.0%	\$454,154	8.8%
Indialantic (Town)	4	-55.6%	3	-40.0%	\$725,000	3.7%	\$663,000	7.7%
Indian Harbour Beach (City)	14	-17.6%	5	0.0%	\$585,000	-1.7%	\$693,221	17.7%
June Park (CDP)	15	7.1%	4	-20.0%	\$361,500	-6.1%	\$438,833	9.1%
Malabar (Town)	7	16.7%	3	50.0%	\$570,000	8.4%	\$549,986	-0.6%
Melbourne (City)	197	-10.5%	75	17.2%	\$320,000	2.1%	\$371,859	8.8%
Melbourne Beach (Town)	11	266.7%	8	N/A	\$1,000,000	0.0%	\$910,591	-15.6%
Melbourne Village (Town)	0	-100.0%	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Merritt Island (CDP)	87	-25.0%	32	-20.0%	\$410,000	-6.7%	\$529,383	-8.0%
Micco (CDP)	7	0.0%	2	100.0%	\$280,000	-23.8%	\$372,843	6.9%
Mims (CDP)	16	-60.0%	6	-33.3%	\$300,000	-14.2%	\$355,693	6.6%
Palm Bay (City)	597	-17.2%	107	-25.7%	\$327,495	-3.1%	\$334,813	0.6%
Palm Shores (Town)	2	N/A	1	N/A	\$377,250	N/A	\$377,250	N/A
Port St. John (CDP)	45	-10.0%	6	-40.0%	\$307,000	6.4%	\$312,794	5.9%
Rockledge (City)	86	-2.3%	19	0.0%	\$366,570	1.8%	\$377,931	1.0%
Satellite Beach (City)	41	70.8%	14	75.0%	\$620,000	14.3%	\$646,980	13.1%
Sharpes (CDP)	13	62.5%	5	150.0%	\$356,900	1.4%	\$338,126	-9.7%
South Patrick Shores (CDP)	21	5.0%	4	100.0%	\$645,000	15.4%	\$741,638	12.3%
Titusville (City)	149	2.8%	40	25.0%	\$300,000	-1.6%	\$304,262	-4.4%
Viera East (CDP)	45	18.4%	20	11.1%	\$405,000	-6.4%	\$416,612	-4.7%
Viera West (CDP)	63	18.9%	26	13.0%	\$645,000	7.7%	\$727,195	0.8%
West Melbourne (City)	112	80.6%	33	153.8%	\$399,630	-6.0%	\$422,015	-1.0%

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Single-Family Homes

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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.
Brevard County	\$928.7 Million	2.5%	96.9%	0.3%	32 Days	23.1%	2,604	7.4%
Cape Canaveral (City)	\$4.6 Million	149.3%	96.5%	-3.5%	13 Days	225.0%	13	225.0%
Cocoa (City)	\$10.2 Million	-60.4%	96.7%	1.3%	33 Days	50.0%	61	-10.3%
Cocoa Beach (City)	\$23.7 Million	42.6%	92.6%	-0.1%	69 Days	43.8%	19	0.0%
Cocoa West (CDP)	\$3.3 Million	-10.6%	91.8%	-2.1%	21 Days	-46.2%	24	-31.4%
Grant-Valkaria (Town)	\$30.9 Million	37.0%	97.1%	0.1%	27 Days	-10.0%	59	68.6%
Indialantic (Town)	\$2.7 Million	-52.1%	98.4%	9.3%	53 Days	23.3%	4	-55.6%
Indian Harbour Beach (City)	\$9.7 Million	-3.1%	95.6%	1.6%	17 Days	-34.6%	27	42.1%
June Park (CDP)	\$6.6 Million	16.9%	92.1%	1.3%	49 Days	6.5%	14	-17.6%
Malabar (Town)	\$3.8 Million	16.0%	99.3%	1.7%	90 Days	80.0%	15	114.3%
Melbourne (City)	\$73.3 Million	-2.6%	95.5%	0.3%	26 Days	4.0%	227	0.0%
Melbourne Beach (Town)	\$10.0 Million	209.4%	93.2%	-5.6%	47 Days	683.3%	8	-11.1%
Melbourne Village (Town)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	-100.0%
Merritt Island (CDP)	\$46.1 Million	-31.0%	94.6%	0.2%	34 Days	-8.1%	138	1.5%
Micco (CDP)	\$2.6 Million	6.9%	77.7%	-22.3%	110 Days	266.7%	11	37.5%
Mims (CDP)	\$5.7 Million	-57.3%	92.6%	-3.3%	44 Days	120.0%	27	-30.8%
Palm Bay (City)	\$199.9 Million	-16.7%	97.5%	0.0%	44 Days	69.2%	780	6.0%
Palm Shores (Town)	\$754,500	N/A	82.4%	N/A	112 Days	N/A	1	-75.0%
Port St. John (CDP)	\$14.1 Million	-4.7%	96.0%	0.3%	40 Days	48.1%	52	2.0%
Rockledge (City)	\$32.5 Million	-1.3%	98.5%	3.2%	20 Days	-16.7%	116	0.0%
Satellite Beach (City)	\$26.5 Million	93.2%	95.1%	0.4%	22 Days	-24.1%	40	21.2%
Sharpes (CDP)	\$4.4 Million	46.7%	99.2%	0.6%	20 Days	25.0%	17	142.9%
South Patrick Shores (CDP)	\$15.6 Million	17.9%	96.8%	3.2%	22 Days	-4.3%	21	-4.5%
Titusville (City)	\$45.3 Million	-1.7%	96.2%	-0.6%	26 Days	-10.3%	180	-7.2%
Viera East (CDP)	\$18.7 Million	12.8%	94.2%	-1.8%	37 Days	-11.9%	43	-4.4%
Viera West (CDP)	\$45.8 Million	19.8%	98.3%	1.9%	18 Days	-28.0%	74	54.2%
West Melbourne (City)	\$47.3 Million	78.8%	99.2%	3.1%	29 Days	16.0%	99	35.6%

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Brevard County	2,027	4.7%	874	-17.7%	2,441	25.3%	3.0	36.4%
Cape Canaveral (City)	10	100.0%	2	0.0%	5	25.0%	1.9	11.8%
Cocoa (City)	36	-45.5%	16	-64.4%	43	-17.3%	2.0	25.0%
Cocoa Beach (City)	20	33.3%	7	0.0%	23	15.0%	3.3	57.1%
Cocoa West (CDP)	17	-10.5%	13	30.0%	23	-28.1%	3.2	-30.4%
Grant-Valkaria (Town)	56	93.1%	37	42.3%	51	54.5%	3.1	34.8%
Indialantic (Town)	6	0.0%	3	0.0%	5	-28.6%	1.6	0.0%
Indian Harbour Beach (City)	11	-35.3%	2	-71.4%	19	11.8%	2.9	3.6%
June Park (CDP)	17	21.4%	7	250.0%	13	-7.1%	3.0	50.0%
Malabar (Town)	5	-16.7%	2	-33.3%	21	40.0%	6.3	50.0%
Melbourne (City)	172	-16.9%	54	-26.0%	191	28.2%	2.5	56.3%
Melbourne Beach (Town)	8	33.3%	4	-33.3%	12	50.0%	3.6	100.0%
Melbourne Village (Town)	1	-75.0%	1	-50.0%	0	-100.0%	0.0	-100.0%
Merritt Island (CDP)	86	-18.9%	39	-11.4%	145	28.3%	3.6	56.5%
Micco (CDP)	9	12.5%	8	0.0%	21	200.0%	7.6	280.0%
Mims (CDP)	19	-50.0%	11	-63.3%	25	-30.6%	2.8	-9.7%
Palm Bay (City)	597	0.5%	311	-21.1%	803	32.1%	3.5	52.2%
Palm Shores (Town)	2	0.0%	0	-100.0%	2	0.0%	1.6	-27.3%
Port St. John (CDP)	42	-8.7%	13	-23.5%	44	22.2%	2.9	45.0%
Rockledge (City)	103	3.0%	69	19.0%	106	34.2%	2.5	19.0%
Satellite Beach (City)	37	85.0%	11	10.0%	31	19.2%	2.6	13.0%
Sharpes (CDP)	13	225.0%	3	50.0%	15	66.7%	3.5	34.6%
South Patrick Shores (CDP)	16	6.7%	7	0.0%	21	31.3%	3.3	83.3%
Titusville (City)	140	16.7%	47	-2.1%	167	7.7%	2.9	20.8%
Viera East (CDP)	43	10.3%	17	41.7%	26	-25.7%	1.4	-30.0%
Viera West (CDP)	57	54.1%	18	20.0%	63	117.2%	3.1	158.3%
West Melbourne (City)	91	65.5%	44	100.0%	72	28.6%	2.2	10.0%

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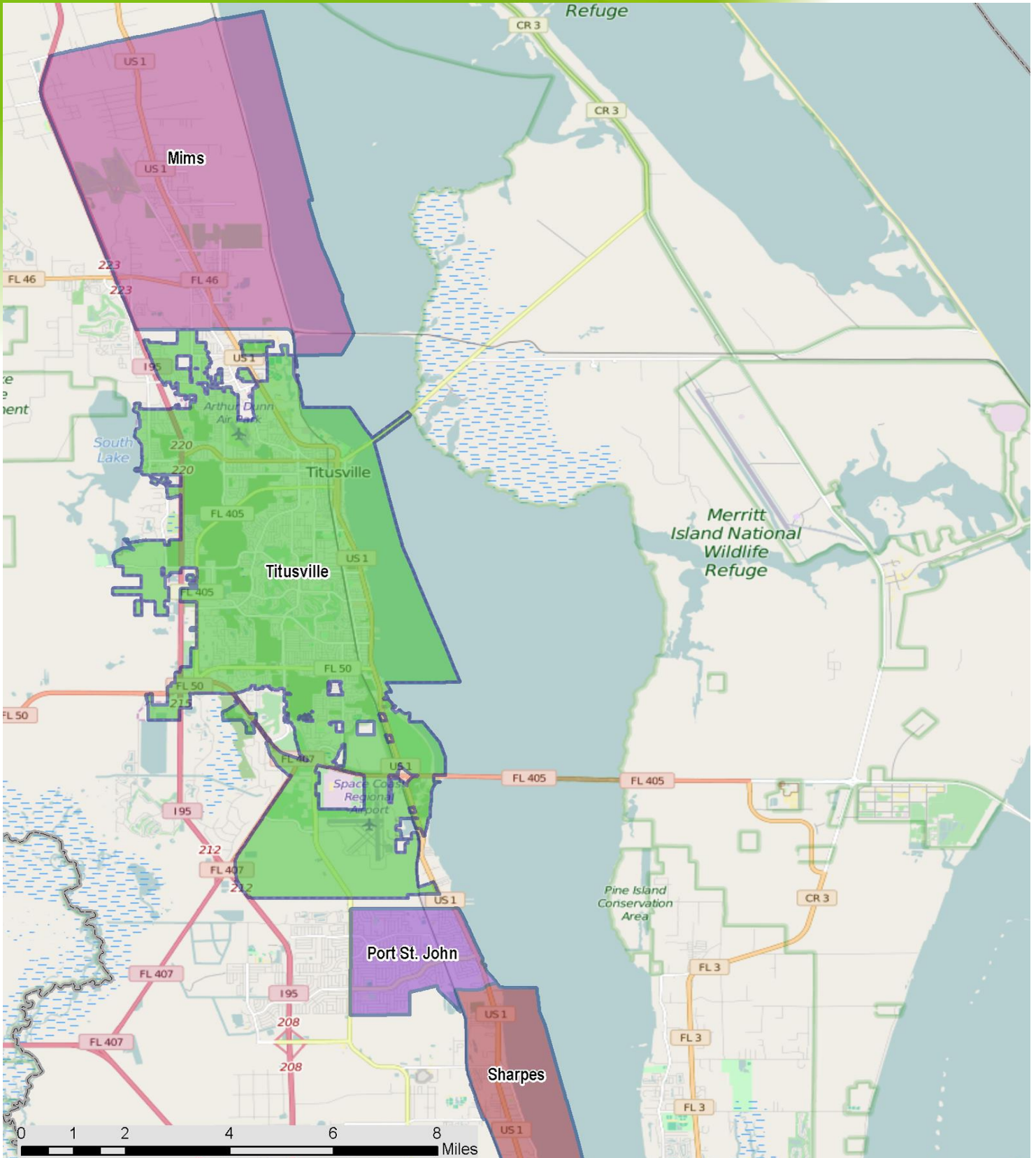
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Reference Map - Northern Brevard County

Municipalities and Census-Designated Places*



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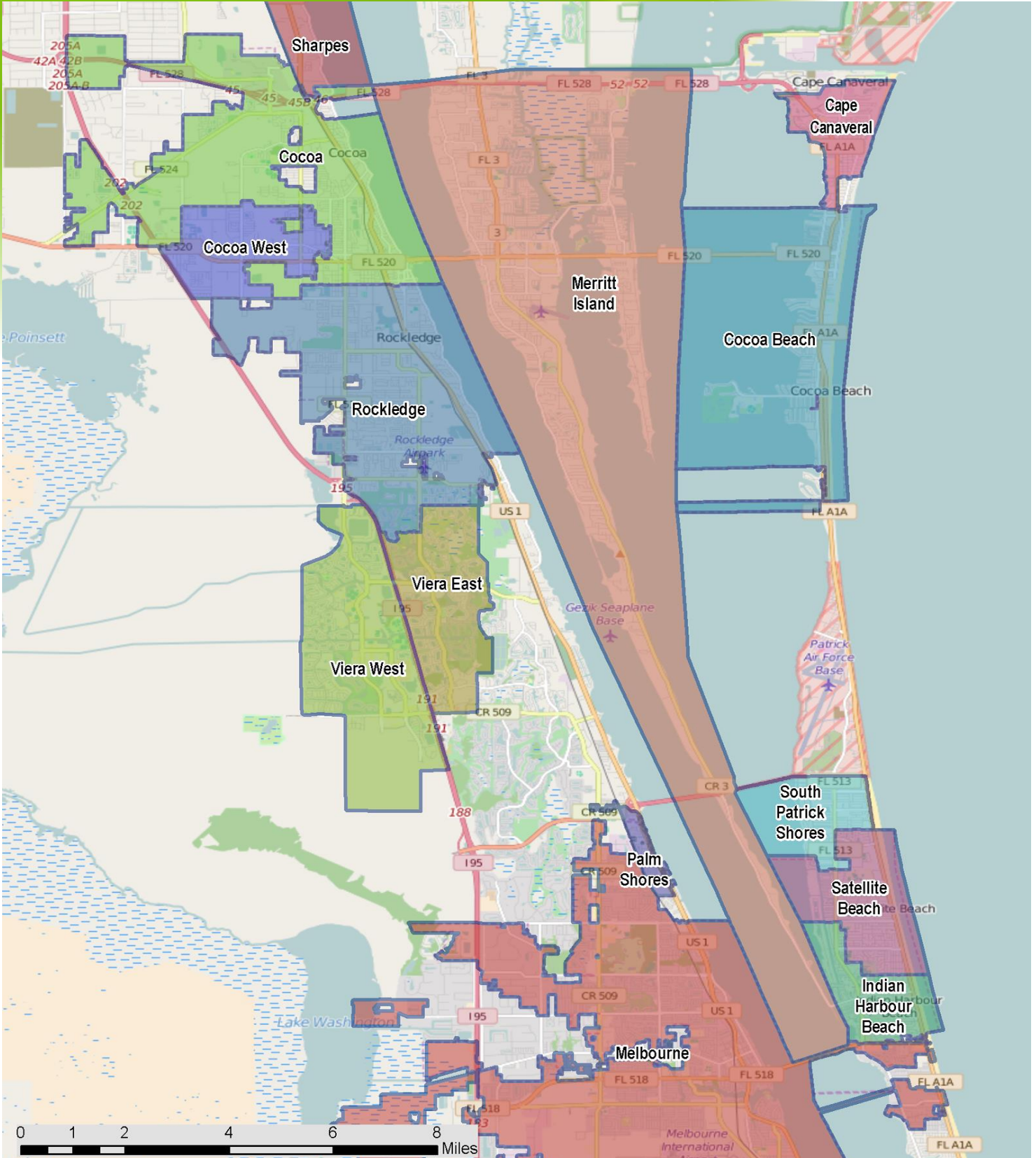
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Reference Map - Central Brevard County

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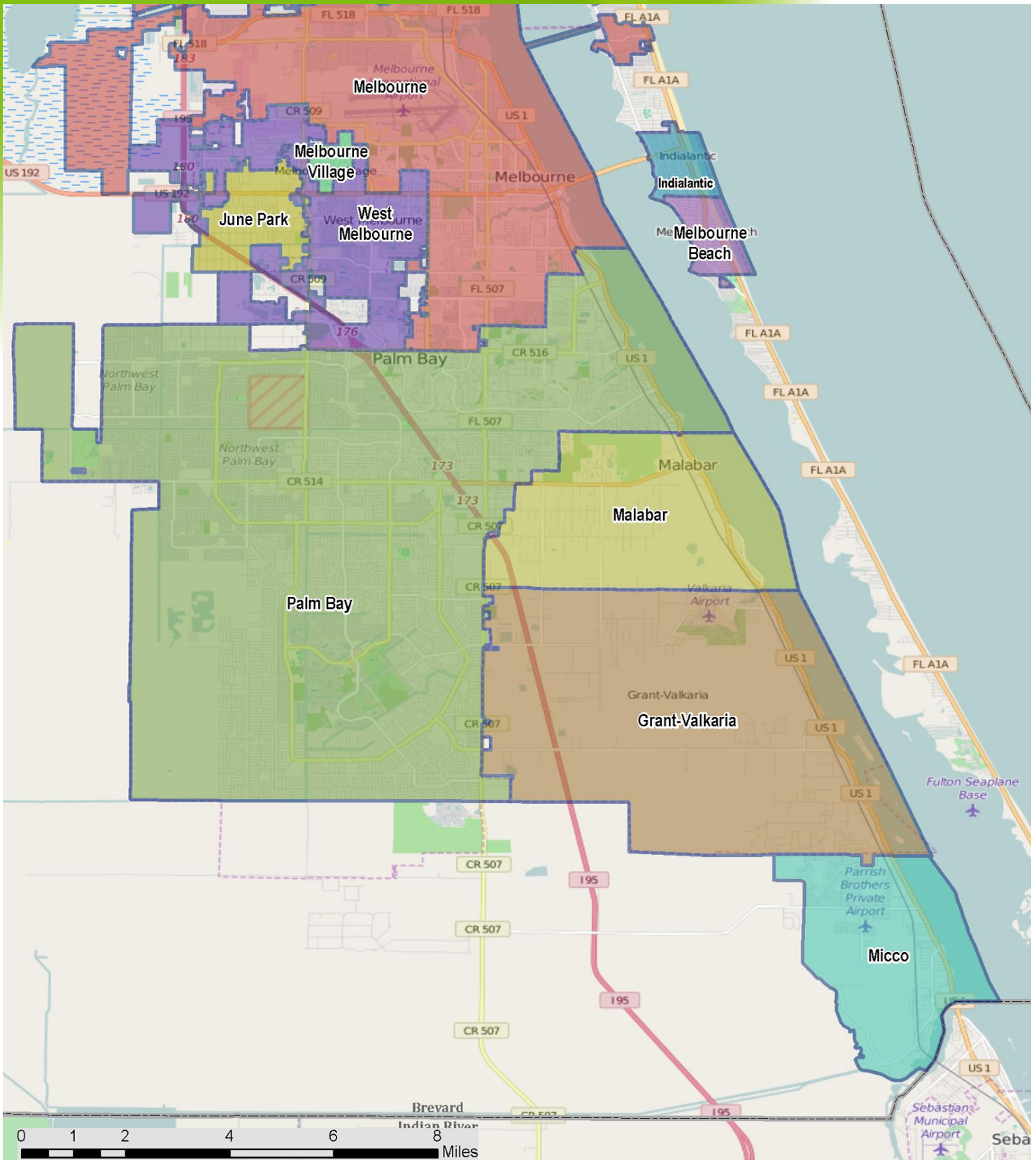
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Brevard County Local Residential Market Metrics - Q4 2023

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



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