

Brevard County Local Residential Market Metrics - Q3 2024

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	2,505	2.5%	586	-4.4%	\$380,000	4.1%	\$454,432	0.8%
Cape Canaveral (City)	2	-60.0%	1	0.0%	\$592,500	42.8%	\$592,500	27.4%
Cocoa (City)	48	-33.3%	11	-59.3%	\$281,000	2.2%	\$316,305	4.2%
Cocoa Beach (City)	19	-24.0%	10	42.9%	\$750,000	-20.1%	\$849,263	-12.6%
Cocoa West (CDP)	9	-62.5%	1	-85.7%	\$237,500	25.0%	\$235,444	20.2%
Grant-Valkaria (Town)	80	37.9%	12	-7.7%	\$454,035	30.7%	\$475,995	-0.8%
Indialantic (Town)	11	-21.4%	5	0.0%	\$700,000	-13.8%	\$943,136	-4.6%
Indian Harbour Beach (City)	10	-54.5%	3	-66.7%	\$534,500	-7.0%	\$555,700	-29.5%
June Park (CDP)	13	18.2%	4	33.3%	\$390,000	-6.7%	\$418,439	4.6%
Malabar (Town)	13	62.5%	5	400.0%	\$561,000	-5.7%	\$631,002	-9.0%
Melbourne (City)	220	0.9%	67	1.5%	\$345,000	7.8%	\$396,986	5.2%
Melbourne Beach (Town)	15	36.4%	7	75.0%	\$768,500	-2.5%	\$969,166	15.9%
Melbourne Village (Town)	2	-33.3%	0	-100.0%	\$489,250	-19.1%	\$489,250	-14.9%
Merritt Island (CDP)	104	-14.0%	35	-22.2%	\$465,000	14.1%	\$619,147	2.6%
Micco (CDP)	5	66.7%	4	N/A	\$270,000	-37.2%	\$435,900	2.2%
Mims (CDP)	23	91.7%	8	100.0%	\$335,000	4.7%	\$355,265	9.3%
Palm Bay (City)	759	4.7%	108	-10.7%	\$332,495	-0.7%	\$335,560	-0.7%
Palm Shores (Town)	3	-25.0%	0	-100.0%	\$420,000	-12.5%	\$442,000	-11.4%
Port St. John (CDP)	53	23.3%	10	0.0%	\$310,000	-1.6%	\$309,313	-3.1%
Rockledge (City)	159	27.2%	30	7.1%	\$387,260	4.7%	\$418,309	-8.4%
Satellite Beach (City)	33	10.0%	9	12.5%	\$609,500	3.5%	\$637,457	-1.1%
Sharpes (CDP)	13	8.3%	3	0.0%	\$360,650	0.2%	\$380,216	-10.8%
South Patrick Shores (CDP)	30	150.0%	9	200.0%	\$524,500	3.9%	\$655,093	-8.2%
Titusville (City)	157	-8.7%	40	-4.8%	\$317,000	3.1%	\$332,612	1.3%
Viera East (CDP)	45	-27.4%	10	-65.5%	\$430,000	1.0%	\$467,168	6.1%
Viera West (CDP)	77	20.3%	23	4.5%	\$654,447	2.3%	\$740,982	-1.2%
West Melbourne (City)	80	-36.0%	22	-29.0%	\$418,900	-4.6%	\$426,395	-4.7%

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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	\$1.1 Billion	3.3%	96.8%	-1.2%	44 Days	100.0%	3,019	-4.1%
Cape Canaveral (City)	\$1.2 Million	-49.1%	88.9%	-3.9%	115 Days	64.3%	8	0.0%
Cocoa (City)	\$15.2 Million	-30.5%	96.6%	-0.8%	41 Days	105.0%	66	-13.2%
Cocoa Beach (City)	\$16.1 Million	-33.6%	90.2%	-3.2%	59 Days	63.9%	21	-30.0%
Cocoa West (CDP)	\$2.1 Million	-54.9%	96.9%	-2.8%	46 Days	557.1%	17	-55.3%
Grant-Valkaria (Town)	\$38.1 Million	36.8%	97.2%	-1.2%	55 Days	96.4%	60	-29.4%
Indialantic (Town)	\$10.4 Million	-25.1%	90.1%	-7.6%	79 Days	887.5%	14	16.7%
Indian Harbour Beach (City)	\$5.6 Million	-68.0%	92.1%	-3.3%	50 Days	56.3%	23	-17.9%
June Park (CDP)	\$5.4 Million	23.6%	96.3%	1.4%	46 Days	206.7%	20	-9.1%
Malabar (Town)	\$8.2 Million	47.9%	95.0%	-0.2%	37 Days	105.6%	17	21.4%
Melbourne (City)	\$87.3 Million	6.2%	95.4%	-2.2%	36 Days	89.5%	286	1.8%
Melbourne Beach (Town)	\$14.5 Million	58.1%	90.5%	-4.9%	24 Days	-65.7%	17	6.3%
Melbourne Village (Town)	\$978,500	-43.3%	92.2%	-3.3%	51 Days	4.1%	0	-100.0%
Merritt Island (CDP)	\$64.4 Million	-11.8%	93.0%	-2.8%	54 Days	74.2%	132	-21.9%
Micco (CDP)	\$2.2 Million	70.3%	87.9%	-4.2%	46 Days	-71.3%	8	-55.6%
Mims (CDP)	\$8.2 Million	109.5%	95.8%	-1.5%	24 Days	-36.8%	40	166.7%
Palm Bay (City)	\$254.7 Million	3.9%	97.6%	-1.1%	51 Days	88.9%	926	1.2%
Palm Shores (Town)	\$1.3 Million	-33.5%	91.6%	-6.3%	40 Days	700.0%	2	-66.7%
Port St. John (CDP)	\$16.4 Million	19.5%	93.9%	-4.7%	34 Days	78.9%	60	-1.6%
Rockledge (City)	\$66.5 Million	16.5%	98.1%	-1.9%	47 Days	261.5%	145	-16.2%
Satellite Beach (City)	\$21.0 Million	8.8%	94.8%	-0.9%	44 Days	214.3%	33	-21.4%
Sharpes (CDP)	\$4.9 Million	-3.4%	98.6%	-0.2%	23 Days	109.1%	31	93.8%
South Patrick Shores (CDP)	\$19.7 Million	129.5%	95.4%	-0.6%	31 Days	6.9%	27	12.5%
Titusville (City)	\$52.2 Million	-7.5%	96.6%	-1.0%	48 Days	140.0%	239	10.1%
Viera East (CDP)	\$21.0 Million	-23.0%	95.9%	-1.7%	38 Days	72.7%	45	-19.6%
Viera West (CDP)	\$57.1 Million	18.8%	97.2%	0.2%	35 Days	52.2%	86	-4.4%
West Melbourne (City)	\$34.1 Million	-39.0%	94.9%	-4.3%	61 Days	258.8%	84	-36.8%

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Single-Family Homes

Municipalities and Census-Designated Places*



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	2,474	1.4%	1,016	-8.2%	3,104	40.5%	3.9	44.4%
Cape Canaveral (City)	6	50.0%	4	100.0%	9	80.0%	6.4	178.3%
Cocoa (City)	44	-38.0%	14	-26.3%	59	90.3%	3.8	216.7%
Cocoa Beach (City)	19	26.7%	7	-22.2%	34	-5.6%	4.9	-9.3%
Cocoa West (CDP)	11	-50.0%	9	-18.2%	20	-4.8%	4.1	41.4%
Grant-Valkaria (Town)	58	-18.3%	31	-44.6%	69	30.2%	3.0	-14.3%
Indialantic (Town)	9	-10.0%	3	200.0%	17	142.9%	7.0	250.0%
Indian Harbour Beach (City)	13	-48.0%	7	16.7%	26	52.9%	5.8	132.0%
June Park (CDP)	10	-28.6%	5	-16.7%	21	40.0%	3.9	11.4%
Malabar (Town)	11	57.1%	2	-60.0%	17	54.5%	5.2	52.9%
Melbourne (City)	230	7.0%	99	16.5%	276	65.3%	4.0	90.5%
Melbourne Beach (Town)	19	90.0%	9	12.5%	18	20.0%	4.2	-25.0%
Melbourne Village (Town)	2	-33.3%	1	N/A	2	0.0%	2.4	20.0%
Merritt Island (CDP)	116	-2.5%	54	25.6%	139	13.9%	3.7	32.1%
Micco (CDP)	8	-11.1%	5	-28.6%	13	-45.8%	3.6	-58.6%
Mims (CDP)	27	125.0%	7	-22.2%	33	50.0%	5.1	155.0%
Palm Bay (City)	745	1.9%	323	-14.8%	1,017	43.2%	4.4	51.7%
Palm Shores (Town)	2	-33.3%	1	N/A	2	-50.0%	3.0	-18.9%
Port St. John (CDP)	57	16.3%	19	-5.0%	37	2.8%	2.3	0.0%
Rockledge (City)	134	-0.7%	54	-11.5%	129	30.3%	3.0	25.0%
Satellite Beach (City)	30	-21.1%	10	-37.5%	32	6.7%	2.6	-7.1%
Sharpes (CDP)	18	80.0%	13	333.3%	28	133.3%	6.5	109.7%
South Patrick Shores (CDP)	26	18.2%	8	-27.3%	33	83.3%	4.6	58.6%
Titusville (City)	178	4.1%	76	26.7%	215	36.1%	4.0	48.1%
Viera East (CDP)	45	-23.7%	12	-40.0%	41	24.2%	2.6	36.8%
Viera West (CDP)	68	7.9%	29	7.4%	77	71.1%	3.2	39.1%
West Melbourne (City)	86	-25.2%	27	-62.5%	100	35.1%	3.1	24.0%

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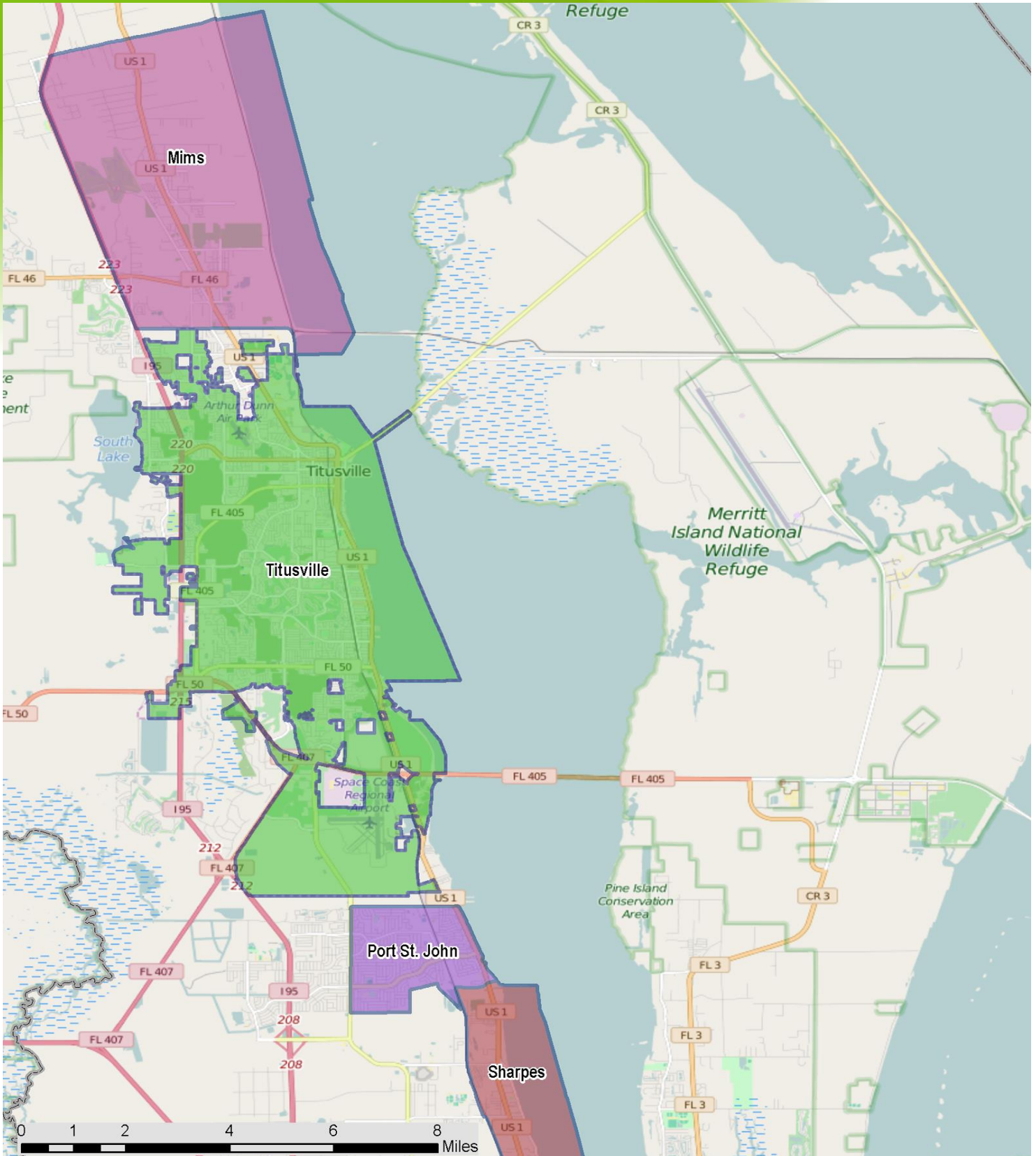
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Reference Map - Northern Brevard County

Municipalities and Census-Designated Places*



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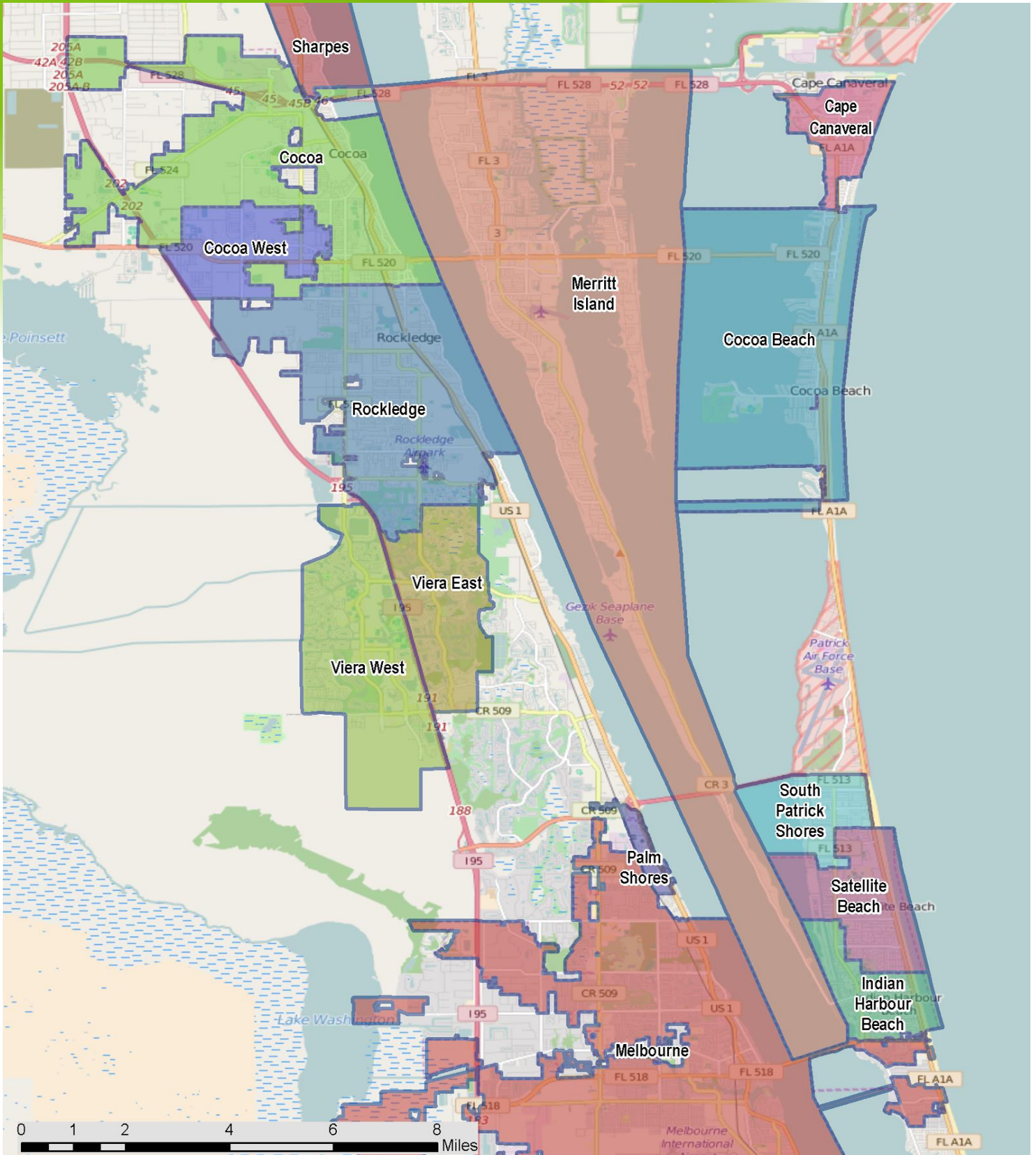
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Reference Map - Central Brevard County Municipalities and Census-Designated Places*



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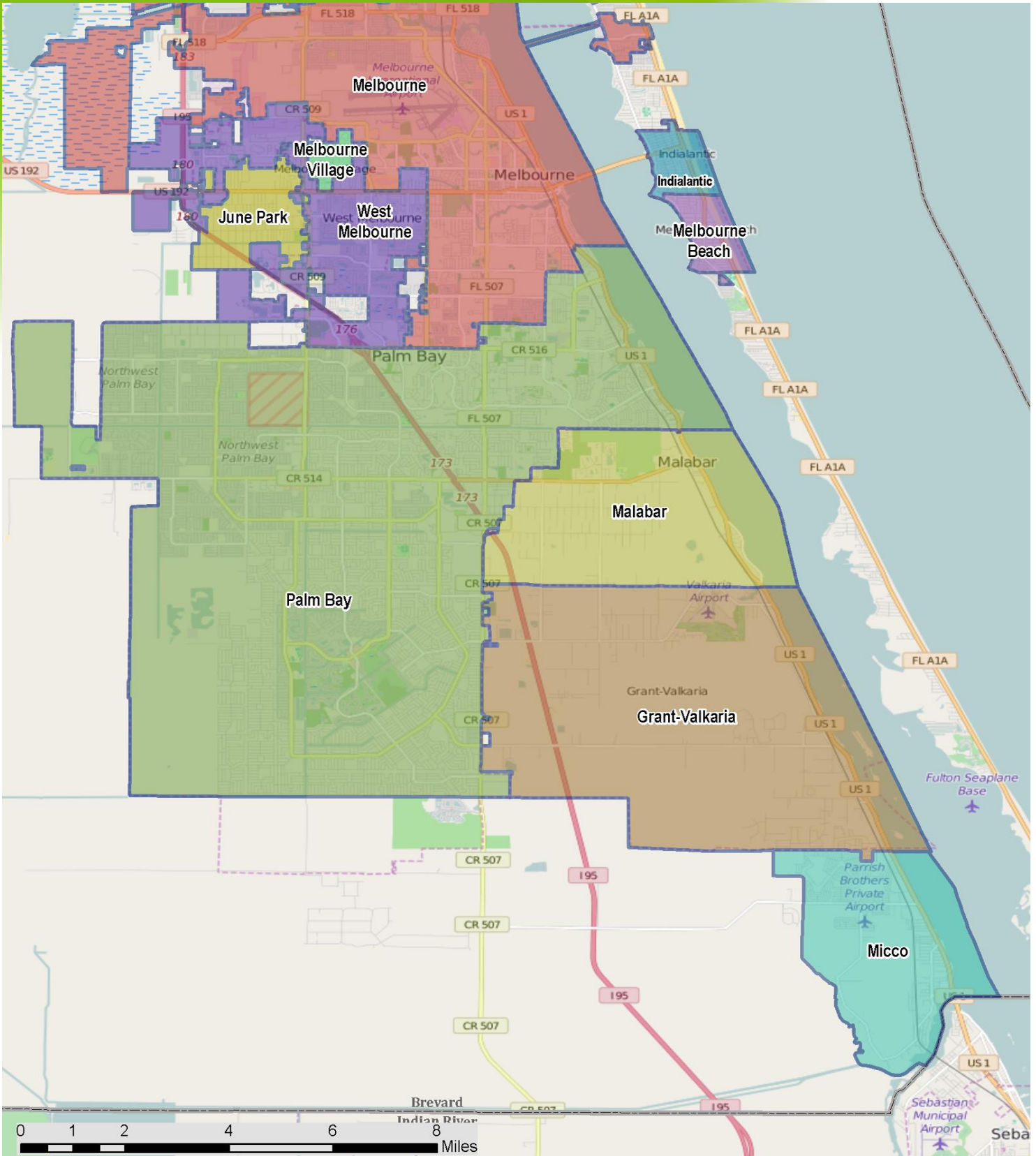
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Brevard County Local Residential Market Metrics - Q3 2024

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



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