

Brevard County Local Residential Market Metrics - 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	9,440	-2.7%	2,287	-10.6%	\$375,000	4.5%	\$457,196	4.0%
Cape Canaveral (City)	13	-58.1%	5	-64.3%	\$650,000	21.5%	\$694,385	25.8%
Cocoa (City)	187	-26.7%	51	-22.7%	\$274,000	-10.9%	\$305,454	-1.2%
Cocoa Beach (City)	82	-2.4%	37	5.7%	\$810,000	5.2%	\$984,926	3.3%
Cocoa West (CDP)	57	-33.7%	12	-50.0%	\$220,000	2.3%	\$231,102	0.9%
Grant-Valkaria (Town)	246	24.9%	53	10.4%	\$428,300	21.6%	\$470,924	2.7%
Indialantic (Town)	36	-2.7%	20	33.3%	\$793,500	12.6%	\$1,115,590	37.7%
Indian Harbour Beach (City)	53	-33.8%	18	-35.7%	\$585,000	-5.3%	\$831,469	2.5%
June Park (CDP)	59	13.5%	17	21.4%	\$375,000	-6.3%	\$412,015	-5.1%
Malabar (Town)	41	2.5%	13	18.2%	\$610,000	7.0%	\$678,073	13.2%
Melbourne (City)	825	-9.4%	256	-14.1%	\$331,500	3.6%	\$381,134	3.0%
Melbourne Beach (Town)	58	45.0%	26	36.8%	\$832,000	-2.7%	\$1,087,655	-21.5%
Melbourne Village (Town)	12	20.0%	5	-37.5%	\$489,500	12.5%	\$460,179	12.0%
Merritt Island (CDP)	458	-6.0%	152	-17.4%	\$450,000	0.0%	\$582,005	-1.3%
Micco (CDP)	42	27.3%	23	130.0%	\$300,000	-19.0%	\$377,731	-7.9%
Mims (CDP)	83	-21.7%	23	-20.7%	\$339,500	4.2%	\$354,551	3.8%
Palm Bay (City)	2,754	-1.1%	474	-1.9%	\$330,000	-0.1%	\$333,746	-0.1%
Palm Shores (Town)	7	-53.3%	1	-75.0%	\$440,000	3.5%	\$443,429	0.0%
Port St. John (CDP)	190	5.0%	33	-13.2%	\$305,000	2.2%	\$309,498	2.5%
Rockledge (City)	536	6.8%	102	-18.4%	\$381,260	5.6%	\$409,756	-0.4%
Satellite Beach (City)	131	-9.0%	40	-16.7%	\$640,000	5.8%	\$783,840	20.5%
Sharpes (CDP)	57	9.6%	6	-66.7%	\$372,400	4.1%	\$416,333	0.0%
South Patrick Shores (CDP)	85	11.8%	21	-8.7%	\$521,000	-0.8%	\$658,508	-3.0%
Titusville (City)	645	-7.5%	151	-12.2%	\$315,000	5.0%	\$325,313	3.9%
Viera East (CDP)	187	-15.0%	75	-23.5%	\$430,000	-1.1%	\$448,042	2.1%
Viera West (CDP)	276	11.7%	91	4.6%	\$652,224	3.7%	\$741,397	3.0%
West Melbourne (City)	340	-15.2%	74	-24.5%	\$419,945	0.1%	\$430,067	-1.2%

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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	\$4.3 Billion	1.2%	96.9%	-0.4%	42 Days	55.6%	12,626	7.0%
Cape Canaveral (City)	\$9.0 Million	-47.3%	95.6%	0.4%	25 Days	47.1%	30	-16.7%
Cocoa (City)	\$57.1 Million	-27.5%	96.2%	-0.8%	43 Days	79.2%	269	-2.5%
Cocoa Beach (City)	\$80.8 Million	0.8%	93.0%	0.3%	72 Days	63.6%	111	0.9%
Cocoa West (CDP)	\$13.2 Million	-33.1%	95.2%	-1.0%	46 Days	17.9%	68	-37.6%
Grant-Valkaria (Town)	\$115.8 Million	28.2%	97.1%	-0.3%	42 Days	55.6%	281	4.9%
Indialantic (Town)	\$40.2 Million	34.0%	93.3%	-3.2%	41 Days	70.8%	68	65.9%
Indian Harbour Beach (City)	\$44.1 Million	-32.1%	94.1%	-1.4%	44 Days	41.9%	88	-13.7%
June Park (CDP)	\$24.3 Million	7.7%	94.6%	-0.3%	47 Days	46.9%	80	15.9%
Malabar (Town)	\$27.8 Million	16.1%	95.1%	0.1%	43 Days	-6.5%	54	-3.6%
Melbourne (City)	\$314.4 Million	-6.8%	95.6%	-1.0%	39 Days	69.6%	1,166	9.6%
Melbourne Beach (Town)	\$63.1 Million	13.8%	91.9%	-3.3%	35 Days	-12.5%	87	61.1%
Melbourne Village (Town)	\$5.5 Million	34.4%	91.8%	2.8%	69 Days	81.6%	15	114.3%
Merritt Island (CDP)	\$266.6 Million	-7.1%	94.6%	-0.9%	51 Days	59.4%	580	-4.8%
Micco (CDP)	\$15.9 Million	17.2%	93.1%	0.2%	33 Days	32.0%	54	-11.5%
Mims (CDP)	\$29.4 Million	-18.7%	95.9%	-1.2%	30 Days	-16.7%	108	6.9%
Palm Bay (City)	\$919.1 Million	-1.2%	97.3%	-0.6%	52 Days	48.6%	3,852	9.9%
Palm Shores (Town)	\$3.1 Million	-53.3%	91.6%	-4.2%	44 Days	175.0%	9	-43.8%
Port St. John (CDP)	\$58.8 Million	7.6%	96.1%	-0.1%	40 Days	48.1%	221	3.3%
Rockledge (City)	\$219.6 Million	6.3%	98.4%	-1.1%	36 Days	125.0%	581	-1.9%
Satellite Beach (City)	\$102.7 Million	9.6%	95.0%	-2.0%	45 Days	136.8%	156	-9.3%
Sharpes (CDP)	\$23.7 Million	9.6%	99.9%	2.9%	34 Days	6.3%	99	45.6%
South Patrick Shores (CDP)	\$56.0 Million	8.5%	95.1%	0.3%	41 Days	24.2%	121	36.0%
Titusville (City)	\$209.8 Million	-3.9%	96.6%	-0.2%	42 Days	40.0%	902	5.5%
Viera East (CDP)	\$83.8 Million	-13.2%	96.5%	-0.8%	34 Days	54.5%	220	-7.9%
Viera West (CDP)	\$204.6 Million	15.1%	97.8%	0.1%	33 Days	65.0%	370	19.4%
West Melbourne (City)	\$146.2 Million	-16.2%	96.3%	-2.1%	39 Days	62.5%	405	-17.8%

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Single-Family Homes

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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	10,176	-0.6%	757	-13.4%	3,020	23.7%	3.8	26.7%
Cape Canaveral (City)	18	-43.8%	3	50.0%	6	20.0%	5.5	189.5%
Cocoa (City)	215	-11.9%	23	43.8%	67	55.8%	4.3	115.0%
Cocoa Beach (City)	84	-4.5%	3	-57.1%	36	56.5%	5.3	60.6%
Cocoa West (CDP)	64	-30.4%	7	-46.2%	15	-34.8%	3.2	0.0%
Grant-Valkaria (Town)	248	6.9%	15	-59.5%	74	45.1%	3.6	16.1%
Indialantic (Town)	40	2.6%	4	33.3%	22	340.0%	7.3	356.3%
Indian Harbour Beach (City)	64	-19.0%	6	200.0%	21	10.5%	4.8	65.5%
June Park (CDP)	63	1.6%	6	-14.3%	23	76.9%	4.7	56.7%
Malabar (Town)	45	2.3%	2	0.0%	13	-38.1%	3.8	-39.7%
Melbourne (City)	937	0.6%	62	14.8%	280	46.6%	4.1	64.0%
Melbourne Beach (Town)	61	41.9%	2	-50.0%	15	25.0%	3.1	-13.9%
Melbourne Village (Town)	13	44.4%	0	-100.0%	1	N/A	1.0	N/A
Merritt Island (CDP)	498	0.6%	31	-20.5%	135	-6.9%	3.5	-2.8%
Micco (CDP)	38	11.8%	3	-62.5%	15	-28.6%	4.3	-43.4%
Mims (CDP)	80	-13.0%	5	-54.5%	28	12.0%	4.0	42.9%
Palm Bay (City)	3,015	-0.7%	245	-21.2%	1,028	28.0%	4.5	28.6%
Palm Shores (Town)	8	-38.5%	0	N/A	2	0.0%	3.4	112.5%
Port St. John (CDP)	209	11.8%	16	23.1%	41	-6.8%	2.6	-10.3%
Rockledge (City)	547	0.0%	41	-40.6%	93	-12.3%	2.1	-16.0%
Satellite Beach (City)	133	-13.6%	7	-36.4%	30	-3.2%	2.7	3.8%
Sharpes (CDP)	71	26.8%	6	100.0%	44	193.3%	9.3	165.7%
South Patrick Shores (CDP)	90	13.9%	9	28.6%	29	38.1%	4.1	24.2%
Titusville (City)	713	-3.0%	62	31.9%	195	16.8%	3.6	24.1%
Viera East (CDP)	196	-14.8%	13	-23.5%	38	46.2%	2.4	71.4%
Viera West (CDP)	294	14.8%	30	66.7%	85	34.9%	3.7	19.4%
West Melbourne (City)	327	-27.8%	17	-61.4%	85	18.1%	3.0	36.4%

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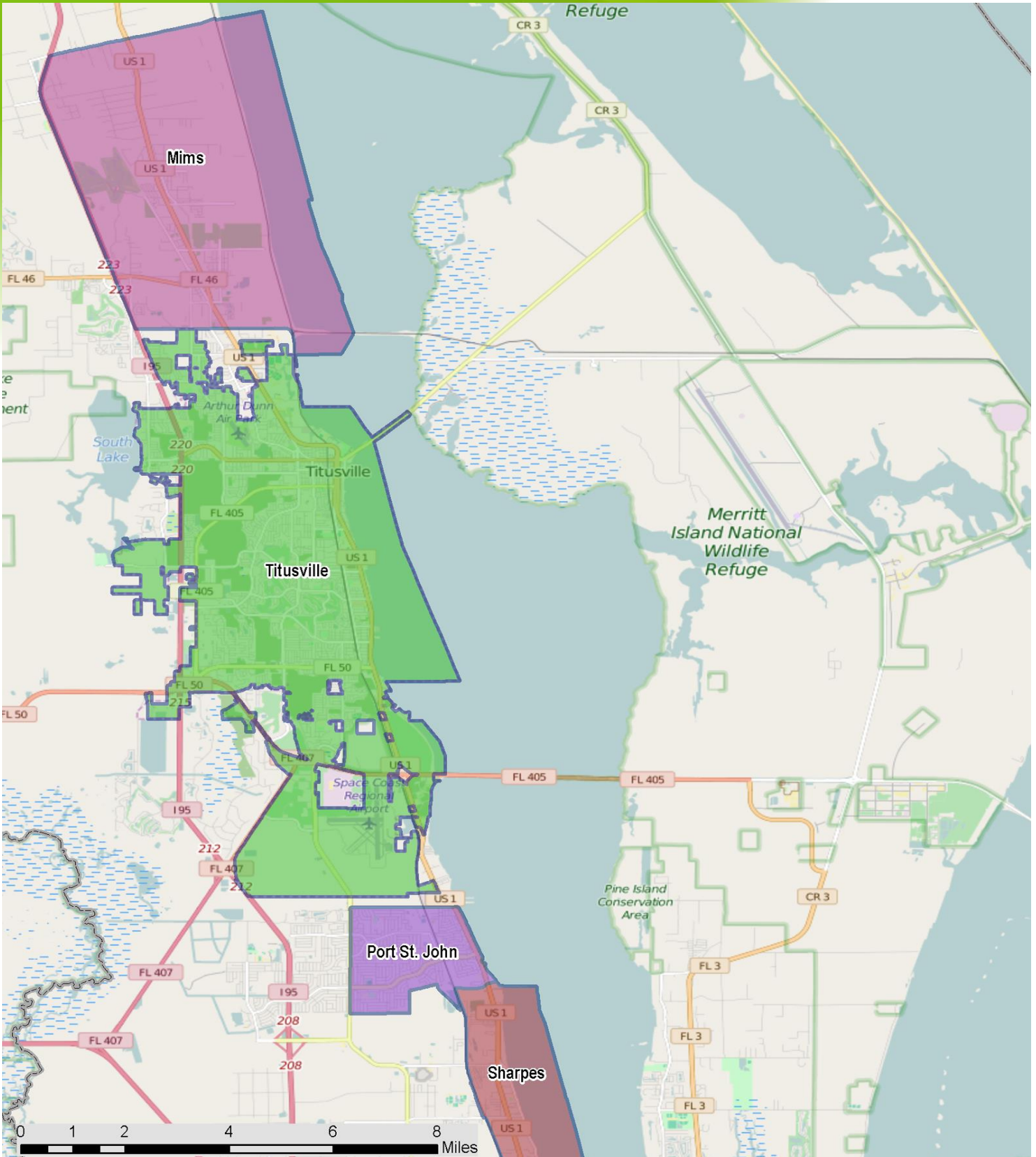
Brevard County Local Residential Market Metrics - 2024

Reference Map - Northern Brevard County

Municipalities and Census-Designated Places*

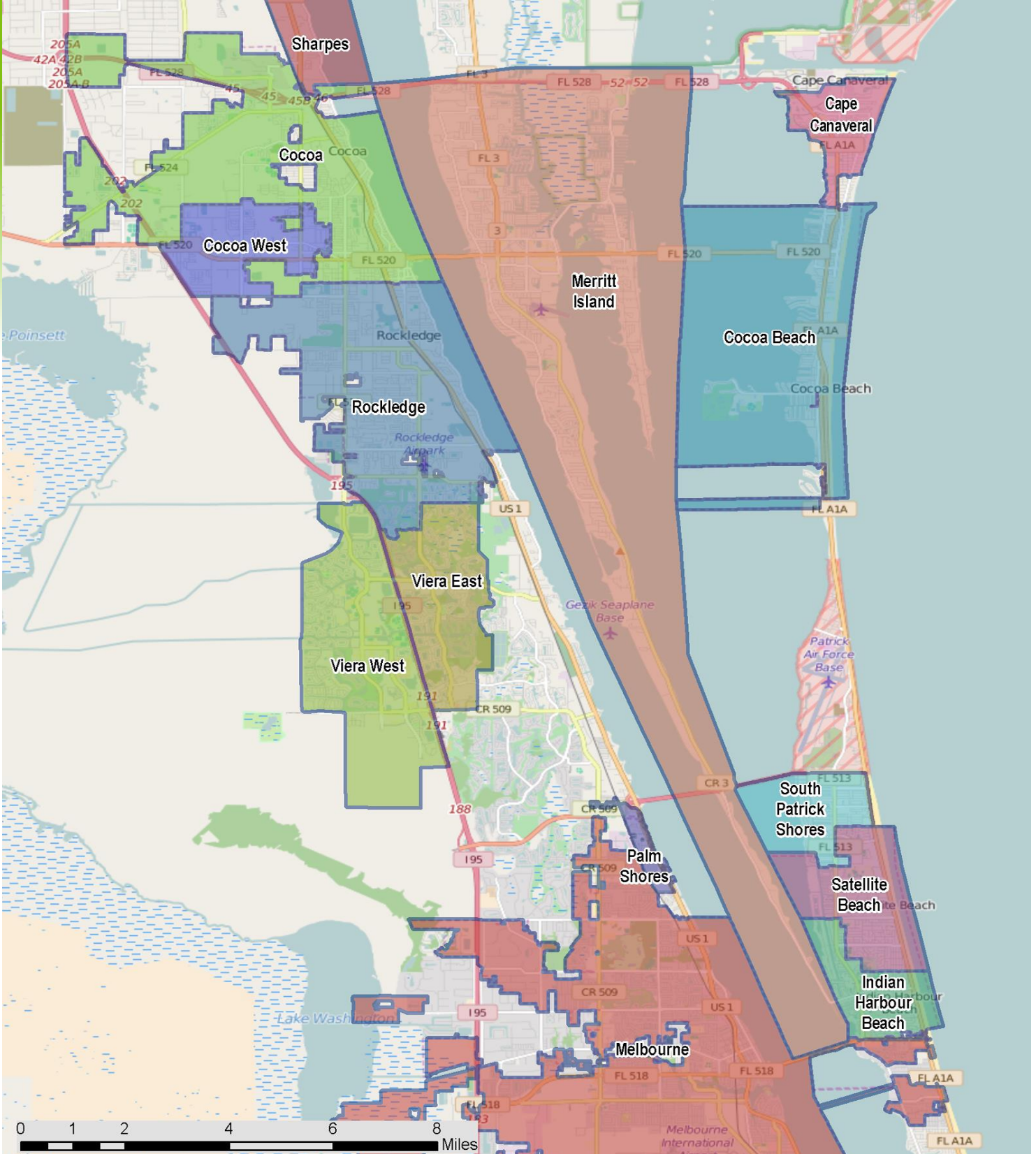


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 Reference Map - Central Brevard County
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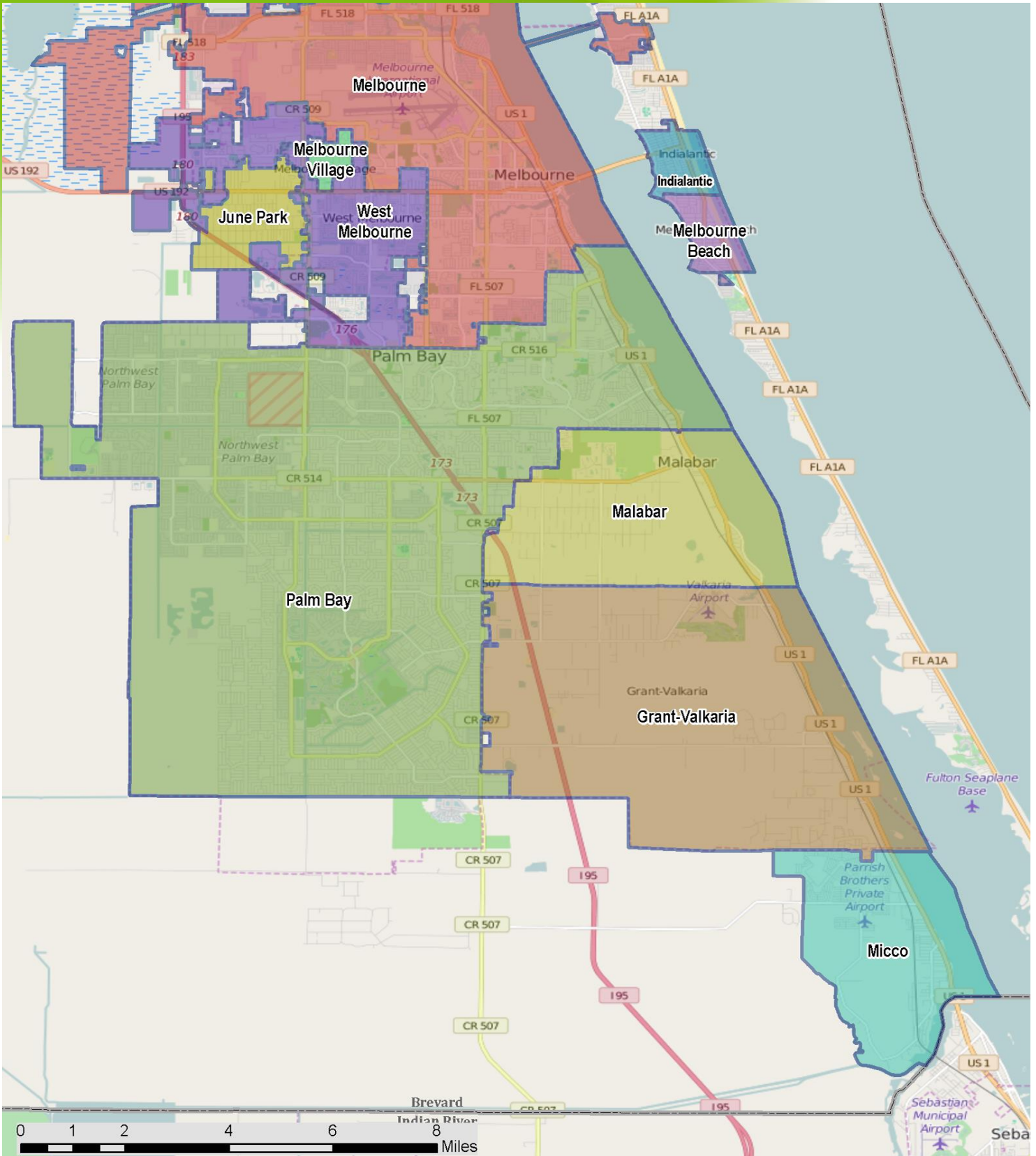
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Reference Map - Southern Brevard County

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