

# Brevard County Local Residential Market Metrics - Q4 2024

## Townhouses and Condos

### 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	430	-6.1%	192	-30.4%	\$295,000	3.5%	\$344,525	-1.8%
Cape Canaveral (City)	52	20.9%	21	-25.0%	\$325,000	20.4%	\$341,602	9.9%
Cocoa (City)	8	-74.2%	4	-83.3%	\$342,500	55.7%	\$329,363	17.0%
Cocoa Beach (City)	24	-36.8%	9	-64.0%	\$365,000	-27.0%	\$379,855	-32.6%
Cocoa West (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Grant-Valkaria (Town)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Indialantic (Town)	14	180.0%	9	80.0%	\$802,500	70.4%	\$785,393	49.7%
Indian Harbour Beach (City)	19	-44.1%	10	-56.5%	\$312,000	-17.4%	\$344,205	-15.4%
June Park (CDP)	1	N/A	0	N/A	\$335,000	N/A	\$335,000	N/A
Malabar (Town)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Melbourne (City)	62	14.8%	30	3.4%	\$226,000	-1.3%	\$266,378	5.0%
Melbourne Beach (Town)	1	-80.0%	0	-100.0%	\$775,000	244.4%	\$775,000	82.8%
Melbourne Village (Town)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Merritt Island (CDP)	22	-8.3%	13	-13.3%	\$186,000	-32.1%	\$244,821	-15.8%
Micco (CDP)	0	-100.0%	0	-100.0%	(No Sales)	N/A	(No Sales)	N/A
Mims (CDP)	0	-100.0%	0	-100.0%	(No Sales)	N/A	(No Sales)	N/A
Palm Bay (City)	25	-10.7%	8	-38.5%	\$180,000	-15.2%	\$193,416	-9.9%
Palm Shores (Town)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Port St. John (CDP)	1	-50.0%	0	-100.0%	\$235,000	-1.9%	\$235,000	-1.9%
Rockledge (City)	16	14.3%	7	-12.5%	\$265,500	29.5%	\$257,188	15.8%
Satellite Beach (City)	8	-57.9%	5	-54.5%	\$450,000	-13.6%	\$444,988	-29.6%
Sharpes (CDP)	1	0.0%	0	N/A	\$244,500	1.0%	\$244,500	1.0%
South Patrick Shores (CDP)	6	50.0%	5	400.0%	\$227,500	-32.5%	\$241,733	-30.4%
Titusville (City)	32	-25.6%	10	-52.4%	\$175,000	-2.8%	\$198,340	-6.7%
Viera East (CDP)	4	-20.0%	1	-50.0%	\$214,500	-15.9%	\$209,750	-16.3%
Viera West (CDP)	32	128.6%	14	27.3%	\$433,468	8.6%	\$421,185	15.3%
West Melbourne (City)	13	62.5%	6	-14.3%	\$181,250	-6.3%	\$186,935	-5.1%

\*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 Friday, January 24, 2025. Next quarterly data release is Thursday, April 24, 2025.

# Brevard County Local Residential Market Metrics - Q4 2024

## Townhouses and Condos

### 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	\$148.1 Million	-7.8%	94.1%	-1.2%	66 Days	144.4%	733	-4.6%
Cape Canaveral (City)	\$17.8 Million	32.9%	94.1%	-1.2%	72 Days	166.7%	92	-2.1%
Cocoa (City)	\$2.6 Million	-69.8%	88.9%	-4.2%	100 Days	58.7%	27	42.1%
Cocoa Beach (City)	\$9.1 Million	-57.5%	91.7%	-2.6%	134 Days	243.6%	91	-6.2%
Cocoa West (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	1	N/A
Grant-Valkaria (Town)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Indialantic (Town)	\$11.0 Million	319.0%	96.3%	8.7%	99 Days	2.1%	12	33.3%
Indian Harbour Beach (City)	\$6.5 Million	-52.7%	94.7%	1.0%	41 Days	-10.9%	56	69.7%
June Park (CDP)	\$335,000	N/A	95.7%	N/A	71 Days	N/A	1	N/A
Malabar (Town)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Melbourne (City)	\$16.5 Million	20.5%	92.6%	-5.2%	71 Days	343.8%	88	-2.2%
Melbourne Beach (Town)	\$775,000	-63.4%	90.6%	-8.2%	203 Days	3960.0%	7	-36.4%
Melbourne Village (Town)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Merritt Island (CDP)	\$5.4 Million	-22.8%	95.0%	-0.2%	62 Days	181.8%	36	-36.8%
Micco (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	1	-50.0%
Mims (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	-100.0%
Palm Bay (City)	\$4.8 Million	-19.6%	95.7%	0.3%	60 Days	185.7%	44	-12.0%
Palm Shores (Town)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Port St. John (CDP)	\$235,000	-50.9%	94.8%	-1.3%	57 Days	103.6%	0	-100.0%
Rockledge (City)	\$4.1 Million	32.4%	94.3%	-2.3%	91 Days	727.3%	20	-20.0%
Satellite Beach (City)	\$3.6 Million	-70.4%	92.8%	-4.6%	50 Days	85.2%	17	-52.8%
Sharpes (CDP)	\$244,500	1.0%	95.9%	1.1%	235 Days	N/A	0	-100.0%
South Patrick Shores (CDP)	\$1.5 Million	4.4%	88.0%	-8.3%	58 Days	141.7%	5	-16.7%
Titusville (City)	\$6.3 Million	-30.6%	92.3%	-3.0%	66 Days	187.0%	66	-14.3%
Viera East (CDP)	\$839,000	-33.1%	89.1%	-6.5%	82 Days	1950.0%	4	-71.4%
Viera West (CDP)	\$13.5 Million	163.7%	98.6%	3.9%	28 Days	-9.7%	30	30.4%
West Melbourne (City)	\$2.4 Million	54.3%	90.5%	-4.8%	43 Days	152.9%	9	12.5%

\*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 Friday, January 24, 2025. Next quarterly data release is Thursday, April 24, 2025.

# Brevard County Local Residential Market Metrics - Q4 2024

## Townhouses and Condos

### 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	408	-7.1%	167	-19.7%	1,226	33.1%	6.8	47.8%
Cape Canaveral (City)	53	15.2%	14	0.0%	143	19.2%	6.5	18.2%
Cocoa (City)	14	-33.3%	10	66.7%	37	-11.9%	5.3	-14.5%
Cocoa Beach (City)	32	-20.0%	20	-13.0%	167	22.8%	8.8	41.9%
Cocoa West (CDP)	0	N/A	0	N/A	1	N/A	6.0	N/A
Grant-Valkaria (Town)	0	N/A	0	N/A	0	-100.0%	0.0	N/A
Indialantic (Town)	5	0.0%	2	-85.7%	23	-41.0%	6.3	-63.6%
Indian Harbour Beach (City)	25	-19.4%	11	57.1%	70	59.1%	7.4	105.6%
June Park (CDP)	0	N/A	0	N/A	1	N/A	4.0	N/A
Malabar (Town)	0	N/A	0	N/A	0	N/A	0.0	N/A
Melbourne (City)	59	34.1%	27	3.8%	168	82.6%	8.0	105.1%
Melbourne Beach (Town)	1	-83.3%	0	-100.0%	11	22.2%	6.3	5.0%
Melbourne Village (Town)	0	N/A	0	N/A	0	N/A	0.0	N/A
Merritt Island (CDP)	18	-30.8%	4	-60.0%	67	19.6%	7.0	27.3%
Micco (CDP)	1	N/A	2	100.0%	1	-66.7%	3.0	-25.0%
Mims (CDP)	0	-100.0%	0	-100.0%	0	-100.0%	0.0	-100.0%
Palm Bay (City)	22	-24.1%	7	-22.2%	91	62.5%	7.9	75.6%
Palm Shores (Town)	0	N/A	0	N/A	0	N/A	0.0	N/A
Port St. John (CDP)	0	-100.0%	0	N/A	2	0.0%	6.0	500.0%
Rockledge (City)	13	0.0%	4	100.0%	30	57.9%	4.6	91.7%
Satellite Beach (City)	9	-43.8%	20	17.6%	37	-15.9%	6.6	-2.9%
Sharpes (CDP)	0	-100.0%	0	N/A	0	-100.0%	0.0	-100.0%
South Patrick Shores (CDP)	5	150.0%	0	N/A	6	-33.3%	2.6	-38.1%
Titusville (City)	38	-30.9%	14	-44.0%	104	57.6%	6.9	146.4%
Viera East (CDP)	3	-50.0%	1	N/A	8	-42.9%	3.0	-50.0%
Viera West (CDP)	19	-5.0%	7	-30.0%	48	92.0%	5.3	60.6%
West Melbourne (City)	14	133.3%	5	400.0%	16	60.0%	4.4	76.0%

\*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 Friday, January 24, 2025. Next quarterly data release is Thursday, April 24, 2025.

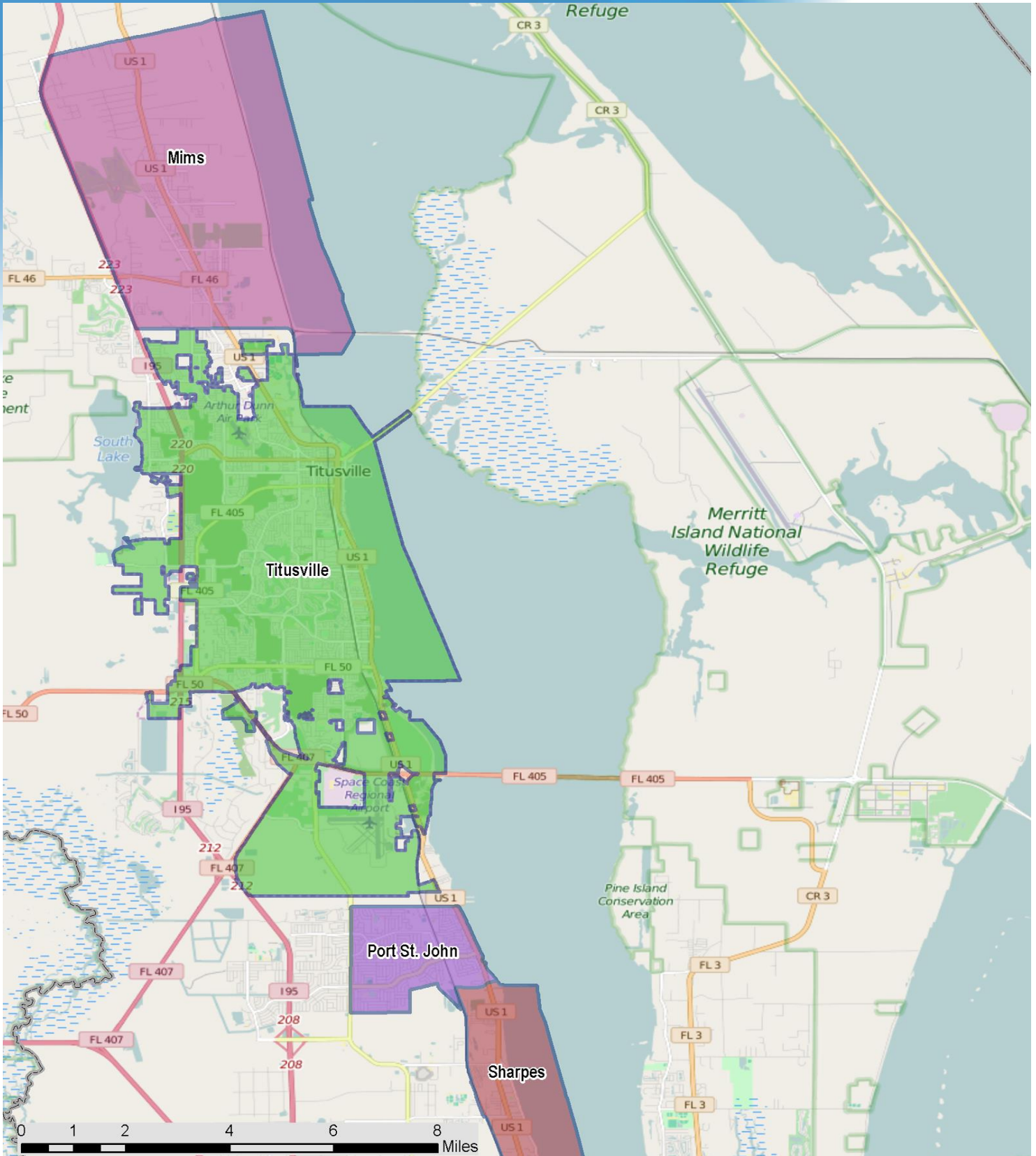
# Brevard County Local Residential Market Metrics - Q4 2024

## Reference Map - Northern Brevard County

### Municipalities and Census-Designated Places\*



**FloridaRealtors®**  
The Voice for Real Estate® in Florida



\*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 Friday, January 24, 2025. Next quarterly data release is Thursday, April 24, 2025.

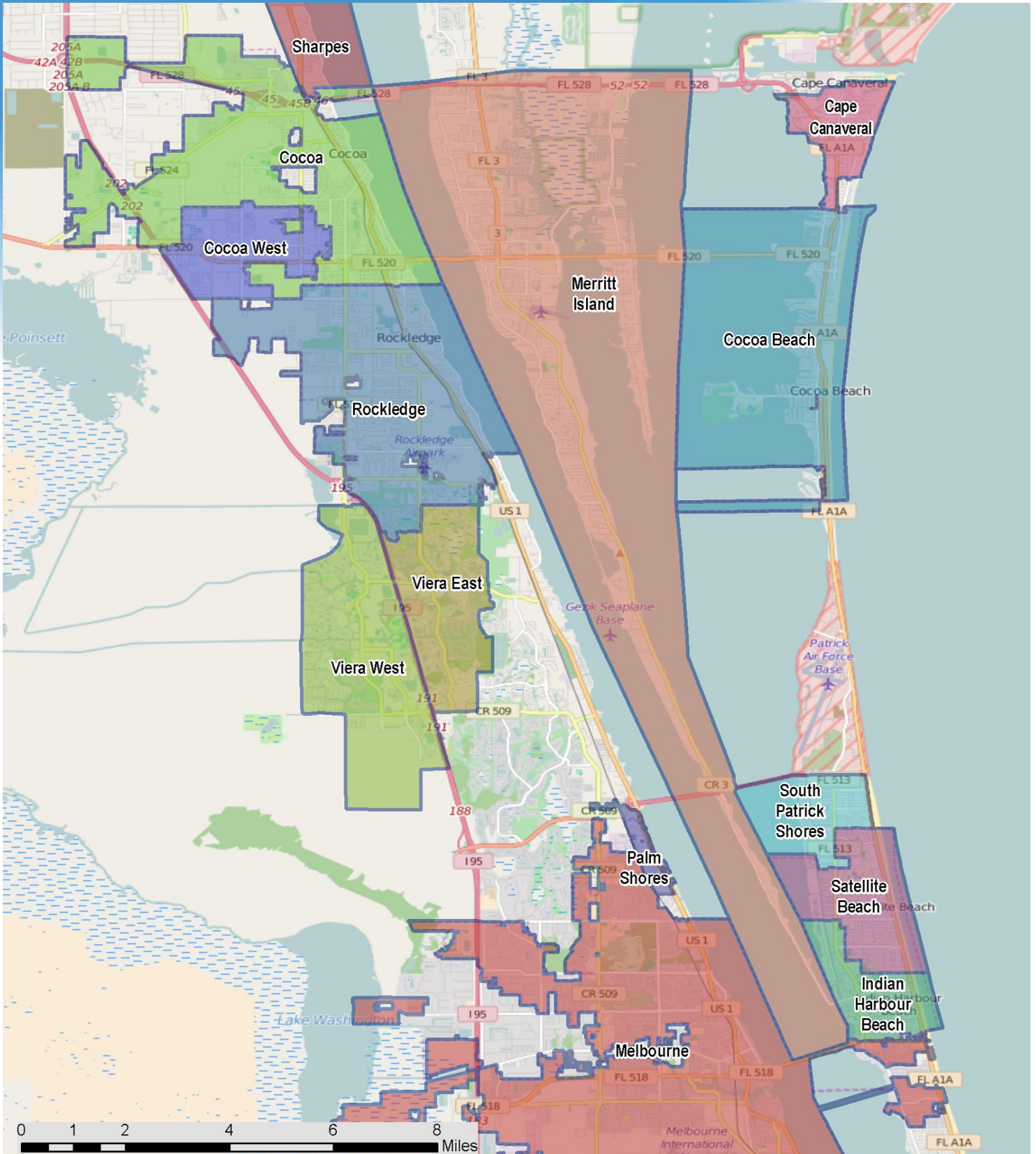
# Brevard County Local Residential Market Metrics - Q4 2024

## Reference Map - Central Brevard County

### Municipalities and Census-Designated Places\*



**FloridaRealtors®**  
The Voice for Real Estate® in Florida



\*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 Friday, January 24, 2025. Next quarterly data release is Thursday, April 24, 2025.

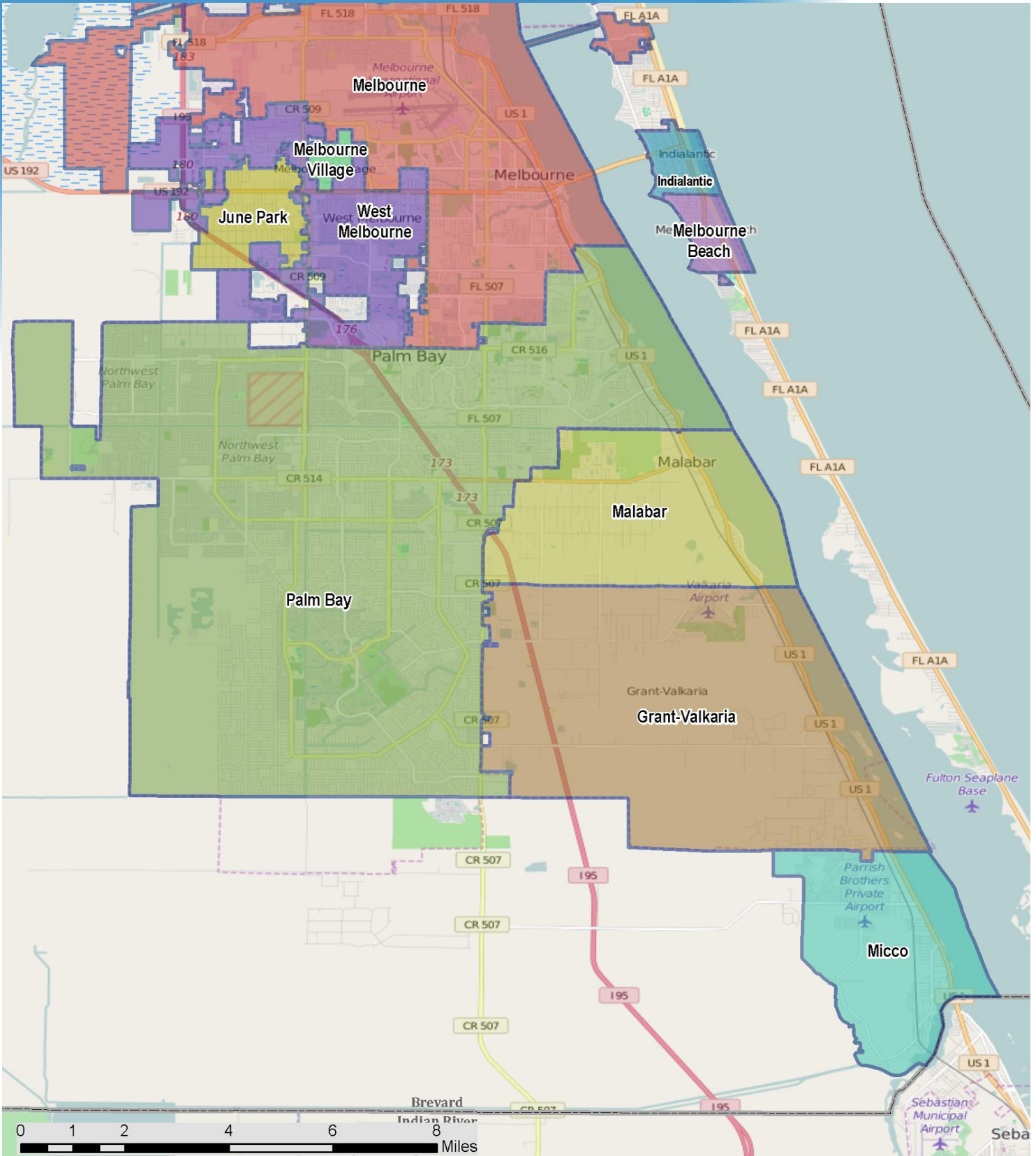
# Brevard County Local Residential Market Metrics - Q4 2024

## Reference Map - Southern Brevard County

### Municipalities and Census-Designated Places\*



**FloridaRealtors®**  
The Voice for Real Estate® in Florida



\*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 Friday, January 24, 2025. Next quarterly data release is Thursday, April 24, 2025.