

Brevard County Local Residential Market Metrics - 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	2,160	-10.2%	1,111	-16.6%	\$295,000	-0.8%	\$359,712	1.7%
Cape Canaveral (City)	265	1.5%	147	-9.3%	\$325,000	-1.8%	\$356,989	5.8%
Cocoa (City)	83	2.5%	64	23.1%	\$198,750	13.6%	\$268,600	4.2%
Cocoa Beach (City)	227	-13.4%	118	-28.9%	\$366,250	-6.1%	\$412,836	-4.2%
Cocoa West (CDP)	2	-33.3%	1	0.0%	\$235,000	0.0%	\$235,000	-0.7%
Grant-Valkaria (Town)	1	N/A	0	N/A	\$1,700,000	N/A	\$1,700,000	N/A
Indialantic (Town)	44	63.0%	26	23.8%	\$535,000	2.9%	\$674,727	16.9%
Indian Harbour Beach (City)	113	-22.6%	62	-23.5%	\$385,500	-4.8%	\$473,931	5.1%
June Park (CDP)	3	N/A	1	N/A	\$340,000	N/A	\$340,000	N/A
Malabar (Town)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Melbourne (City)	252	-10.3%	126	-13.7%	\$245,000	2.6%	\$267,020	-3.5%
Melbourne Beach (Town)	21	16.7%	13	-18.8%	\$427,900	34.3%	\$554,162	34.8%
Melbourne Village (Town)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Merritt Island (CDP)	115	-5.7%	63	-18.2%	\$219,000	1.7%	\$264,836	4.6%
Micco (CDP)	4	-55.6%	3	-50.0%	\$150,000	-9.1%	\$164,250	-6.3%
Mims (CDP)	20	33.3%	4	100.0%	\$299,990	-8.7%	\$303,552	-6.1%
Palm Bay (City)	138	-8.6%	56	-23.3%	\$180,000	-12.2%	\$198,462	-9.0%
Palm Shores (Town)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Port St. John (CDP)	4	-83.3%	1	-88.9%	\$275,000	10.6%	\$251,000	-1.1%
Rockledge (City)	79	-18.6%	35	-30.0%	\$263,500	-3.8%	\$253,829	-3.7%
Satellite Beach (City)	67	-14.1%	33	-31.3%	\$430,000	-12.9%	\$515,547	-14.4%
Sharpes (CDP)	3	0.0%	1	0.0%	\$210,000	-13.2%	\$206,500	-10.6%
South Patrick Shores (CDP)	28	7.7%	16	128.6%	\$270,000	-0.5%	\$261,185	-13.2%
Titusville (City)	182	-35.5%	72	-46.7%	\$195,000	-6.3%	\$224,702	-11.7%
Viera East (CDP)	32	14.3%	14	55.6%	\$220,000	-6.9%	\$225,478	-4.2%
Viera West (CDP)	108	18.7%	56	14.3%	\$428,138	20.6%	\$396,993	11.2%
West Melbourne (City)	44	-8.3%	23	-14.8%	\$185,000	-14.5%	\$194,423	-10.3%

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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	\$777.0 Million	-8.7%	94.1%	-2.0%	57 Days	111.1%	3,529	7.5%
Cape Canaveral (City)	\$94.6 Million	7.4%	92.5%	-3.0%	68 Days	151.9%	433	8.5%
Cocoa (City)	\$22.3 Million	6.8%	90.0%	-3.9%	90 Days	143.2%	109	29.8%
Cocoa Beach (City)	\$93.7 Million	-17.0%	93.3%	-0.9%	69 Days	86.5%	401	-7.8%
Cocoa West (CDP)	\$470,000	-33.8%	100.0%	0.0%	13 Days	333.3%	3	0.0%
Grant-Valkaria (Town)	\$1.7 Million	N/A	94.5%	N/A	29 Days	N/A	1	0.0%
Indialantic (Town)	\$29.7 Million	90.5%	96.3%	2.7%	45 Days	2.3%	65	-14.5%
Indian Harbour Beach (City)	\$53.6 Million	-18.6%	94.3%	-1.2%	53 Days	65.6%	206	6.7%
June Park (CDP)	\$1.0 Million	N/A	97.1%	N/A	66 Days	N/A	4	N/A
Malabar (Town)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Melbourne (City)	\$67.3 Million	-13.5%	93.5%	-3.4%	60 Days	275.0%	457	24.5%
Melbourne Beach (Town)	\$11.6 Million	57.2%	93.5%	-1.1%	75 Days	316.7%	29	20.8%
Melbourne Village (Town)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Merritt Island (CDP)	\$30.5 Million	-1.4%	93.5%	-1.8%	51 Days	183.3%	177	-12.4%
Micco (CDP)	\$657,000	-58.4%	94.3%	-3.2%	54 Days	440.0%	8	-11.1%
Mims (CDP)	\$6.1 Million	25.2%	90.9%	-7.7%	288 Days	1500.0%	2	-94.3%
Palm Bay (City)	\$27.4 Million	-16.8%	95.0%	-1.8%	55 Days	89.7%	256	15.3%
Palm Shores (Town)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Port St. John (CDP)	\$1.0 Million	-83.5%	94.8%	0.6%	57 Days	137.5%	6	-68.4%
Rockledge (City)	\$20.1 Million	-21.6%	94.5%	-4.5%	48 Days	220.0%	107	10.3%
Satellite Beach (City)	\$34.5 Million	-26.5%	94.0%	-3.2%	46 Days	70.4%	117	-4.9%
Sharpes (CDP)	\$619,500	-10.6%	89.4%	-3.6%	235 Days	91.1%	2	-33.3%
South Patrick Shores (CDP)	\$7.3 Million	-6.5%	92.3%	-1.3%	51 Days	45.7%	36	5.9%
Titusville (City)	\$40.9 Million	-43.0%	94.4%	-3.1%	51 Days	75.9%	304	-3.2%
Viera East (CDP)	\$7.2 Million	9.5%	93.2%	-1.9%	42 Days	13.5%	33	-5.7%
Viera West (CDP)	\$42.9 Million	32.0%	98.3%	1.5%	39 Days	56.0%	149	26.3%
West Melbourne (City)	\$8.6 Million	-17.8%	93.9%	-2.3%	54 Days	107.7%	76	46.2%

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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	2,272	-8.2%	167	-19.7%	1,226	33.1%	6.8	47.8%
Cape Canaveral (City)	280	4.9%	14	0.0%	143	19.2%	6.5	18.2%
Cocoa (City)	91	2.2%	10	66.7%	37	-11.9%	5.3	-14.5%
Cocoa Beach (City)	239	-14.3%	20	-13.0%	167	22.8%	8.8	41.9%
Cocoa West (CDP)	2	-33.3%	0	N/A	1	N/A	6.0	N/A
Grant-Valkaria (Town)	1	N/A	0	N/A	0	-100.0%	0.0	N/A
Indialantic (Town)	41	20.6%	2	-85.7%	23	-41.0%	6.3	-63.6%
Indian Harbour Beach (City)	123	-19.6%	11	57.1%	70	59.1%	7.4	105.6%
June Park (CDP)	3	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)	284	-4.7%	27	3.8%	168	82.6%	8.0	105.1%
Melbourne Beach (Town)	21	31.3%	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)	121	-6.9%	4	-60.0%	67	19.6%	7.0	27.3%
Micco (CDP)	8	14.3%	2	100.0%	1	-66.7%	3.0	-25.0%
Mims (CDP)	17	-22.7%	0	-100.0%	0	-100.0%	0.0	-100.0%
Palm Bay (City)	137	-19.9%	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)	3	-87.0%	0	N/A	2	0.0%	6.0	500.0%
Rockledge (City)	82	2.5%	4	100.0%	30	57.9%	4.6	91.7%
Satellite Beach (City)	75	-12.8%	20	17.6%	37	-15.9%	6.6	-2.9%
Sharpes (CDP)	3	0.0%	0	N/A	0	-100.0%	0.0	-100.0%
South Patrick Shores (CDP)	30	11.1%	0	N/A	6	-33.3%	2.6	-38.1%
Titusville (City)	187	-29.7%	14	-44.0%	104	57.6%	6.9	146.4%
Viera East (CDP)	32	10.3%	1	N/A	8	-42.9%	3.0	-50.0%
Viera West (CDP)	109	11.2%	7	-30.0%	48	92.0%	5.3	60.6%
West Melbourne (City)	51	0.0%	5	400.0%	16	60.0%	4.4	76.0%

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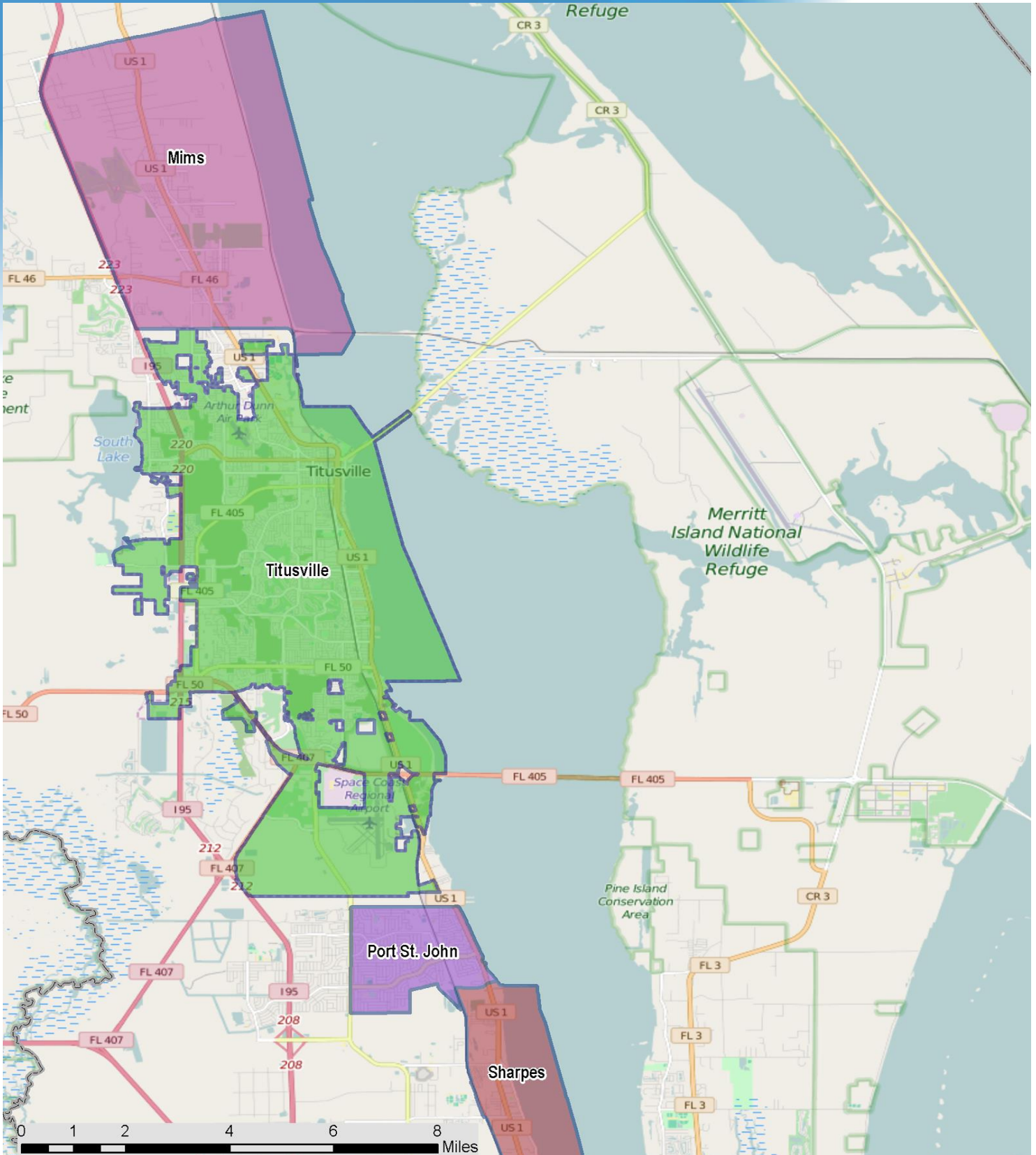
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Reference Map - Northern Brevard County

Municipalities and Census-Designated Places*



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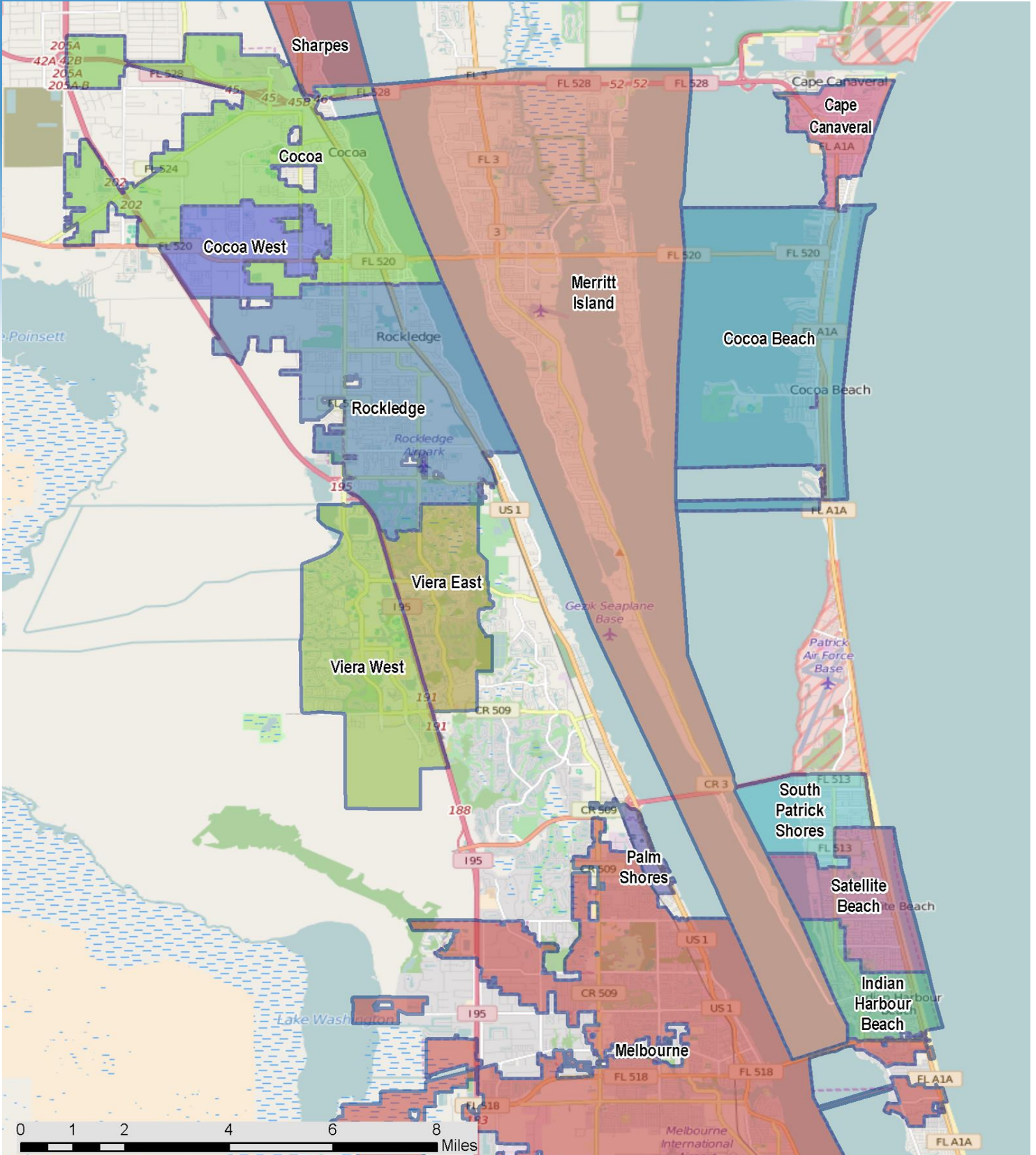


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Reference Map - Central Brevard County

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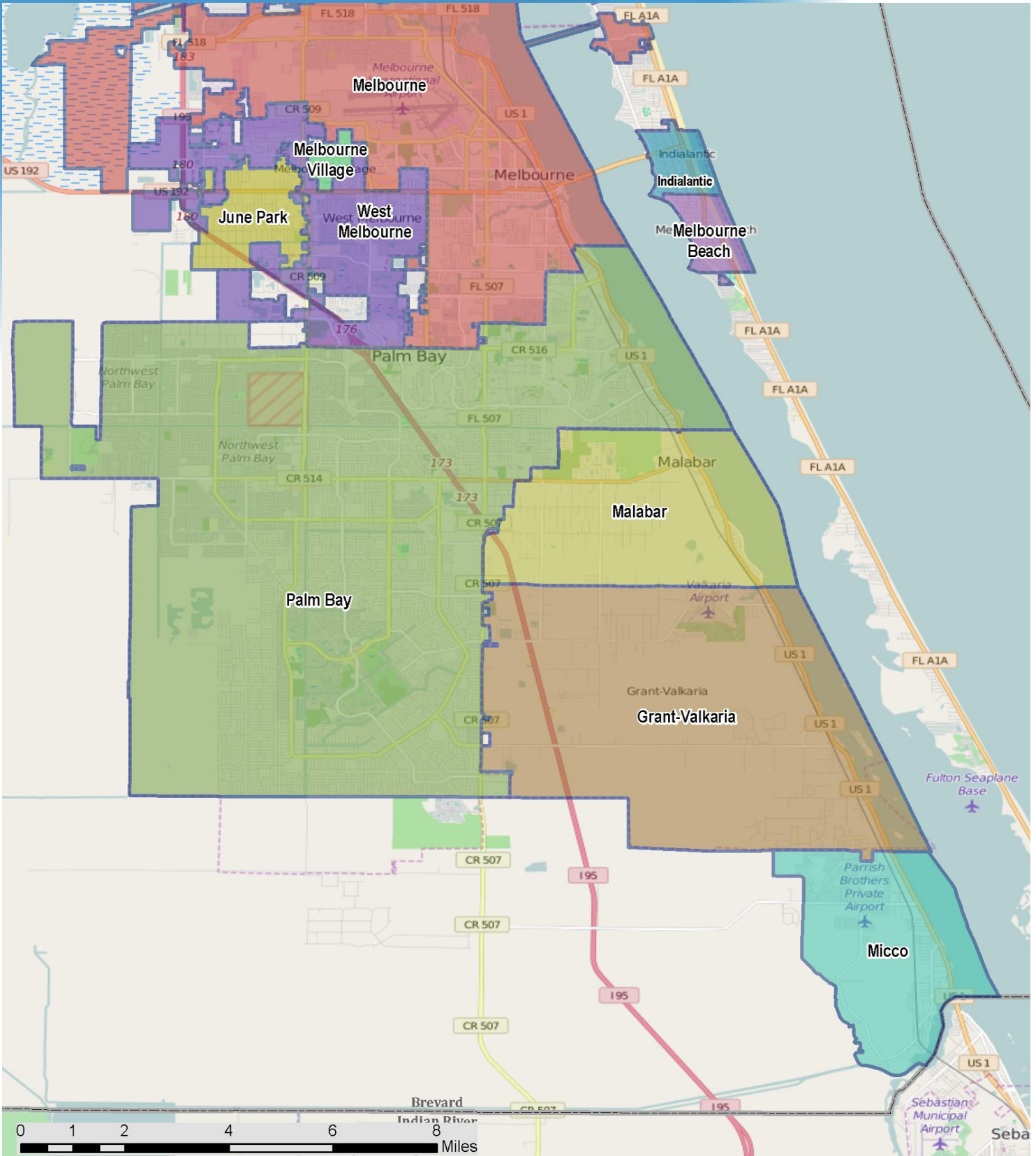


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 Reference Map - Southern Brevard County
 Municipalities and Census-Designated Places*



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