

Indian River 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.
Indian River County	827	-14.9%	590	-12.5%	\$270,000	-5.3%	\$466,440	-1.3%
Fellsmere (City)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Florida Ridge (CDP)	164	-6.8%	112	-6.7%	\$155,000	-11.4%	\$179,394	-6.8%
Gifford (CDP)	87	-28.7%	69	-13.8%	\$405,000	12.5%	\$487,413	8.0%
Indian River Shores (Town)	62	-29.5%	51	-27.1%	\$756,000	-24.0%	\$1,406,752	2.8%
Orchid (Town)	7	133.3%	7	133.3%	\$2,950,000	3.5%	\$2,707,143	-8.9%
Roseland (CDP)	4	-50.0%	2	-60.0%	\$294,000	-12.5%	\$295,750	-12.8%
Sebastian (City)	18	80.0%	9	80.0%	\$185,000	-36.2%	\$231,750	-32.8%
South Beach (CDP)	48	20.0%	47	23.7%	\$700,000	11.6%	\$761,667	2.1%
Vero Beach (City)	125	-21.9%	91	-25.4%	\$235,000	-44.7%	\$438,990	-17.8%
Vero Beach South (CDP)	109	-11.4%	68	-4.2%	\$185,500	-2.4%	\$200,583	2.8%
Wabasso (CDP)	0	-100.0%	0	-100.0%	(No Sales)	N/A	(No Sales)	N/A
Wabasso Beach (CDP)	33	-26.7%	27	-25.0%	\$710,000	5.2%	\$962,023	8.1%
West Vero Corridor (CDP)	69	-27.4%	50	-12.3%	\$250,000	-3.5%	\$262,436	-1.1%
Windsor (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Winter Beach (CDP)	0	-100.0%	0	-100.0%	(No Sales)	N/A	(No Sales)	N/A

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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.
Indian River County	\$385.7 Million	-16.0%	92.7%	-2.0%	72 Days	56.5%	1,495	-0.5%
Fellsmere (City)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	1	N/A
Florida Ridge (CDP)	\$29.4 Million	-13.2%	91.1%	-3.8%	73 Days	65.9%	259	-11.6%
Gifford (CDP)	\$42.4 Million	-23.0%	92.8%	-0.4%	80 Days	19.4%	165	7.1%
Indian River Shores (Town)	\$87.2 Million	-27.6%	91.6%	-5.0%	85 Days	-11.5%	160	53.8%
Orchid (Town)	\$19.0 Million	112.6%	95.2%	2.7%	33 Days	135.7%	4	-42.9%
Roseland (CDP)	\$1.2 Million	-56.4%	96.2%	1.9%	63 Days	-22.2%	11	-80.4%
Sebastian (City)	\$4.2 Million	21.0%	90.7%	-5.4%	82 Days	127.8%	35	29.6%
South Beach (CDP)	\$36.6 Million	22.5%	92.4%	-5.2%	60 Days	62.2%	79	-6.0%
Vero Beach (City)	\$54.9 Million	-35.8%	91.4%	-3.1%	63 Days	53.7%	277	3.4%
Vero Beach South (CDP)	\$21.9 Million	-8.9%	92.0%	-0.6%	89 Days	107.0%	181	-1.1%
Wabasso (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	27	2600.0%
Wabasso Beach (CDP)	\$31.7 Million	-20.7%	93.9%	0.4%	45 Days	-4.3%	65	14.0%
West Vero Corridor (CDP)	\$18.1 Million	-28.2%	94.5%	-0.6%	65 Days	54.8%	141	11.0%
Windsor (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Winter Beach (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	3	N/A

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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.
Indian River County	889	-14.6%	75	-34.2%	749	30.5%	10.9	53.5%
Fellsmere (City)	0	N/A	0	N/A	0	N/A	0.0	N/A
Florida Ridge (CDP)	182	-9.5%	10	-23.1%	95	-12.0%	7.0	-5.4%
Gifford (CDP)	103	-16.3%	10	150.0%	80	60.0%	11.0	124.5%
Indian River Shores (Town)	60	-11.8%	10	-73.7%	87	74.0%	16.8	147.1%
Orchid (Town)	4	-33.3%	0	-100.0%	0	N/A	0.0	N/A
Roseland (CDP)	5	-44.4%	1	N/A	54	5.9%	162.0	111.8%
Sebastian (City)	20	53.8%	3	50.0%	10	11.1%	6.7	-38.0%
South Beach (CDP)	56	3.7%	6	20.0%	38	-5.0%	9.5	-20.8%
Vero Beach (City)	148	-17.3%	16	0.0%	135	26.2%	13.0	62.5%
Vero Beach South (CDP)	110	-19.7%	4	0.0%	74	19.4%	8.1	35.0%
Wabasso (CDP)	0	-100.0%	0	N/A	27	2600.0%	0.0	-100.0%
Wabasso Beach (CDP)	34	-24.4%	0	-100.0%	30	50.0%	10.9	105.7%
West Vero Corridor (CDP)	73	-19.8%	3	-50.0%	58	65.7%	10.1	129.5%
Windsor (CDP)	0	N/A	0	N/A	0	N/A	0.0	N/A
Winter Beach (CDP)	0	-100.0%	0	N/A	2	N/A	0.0	N/A

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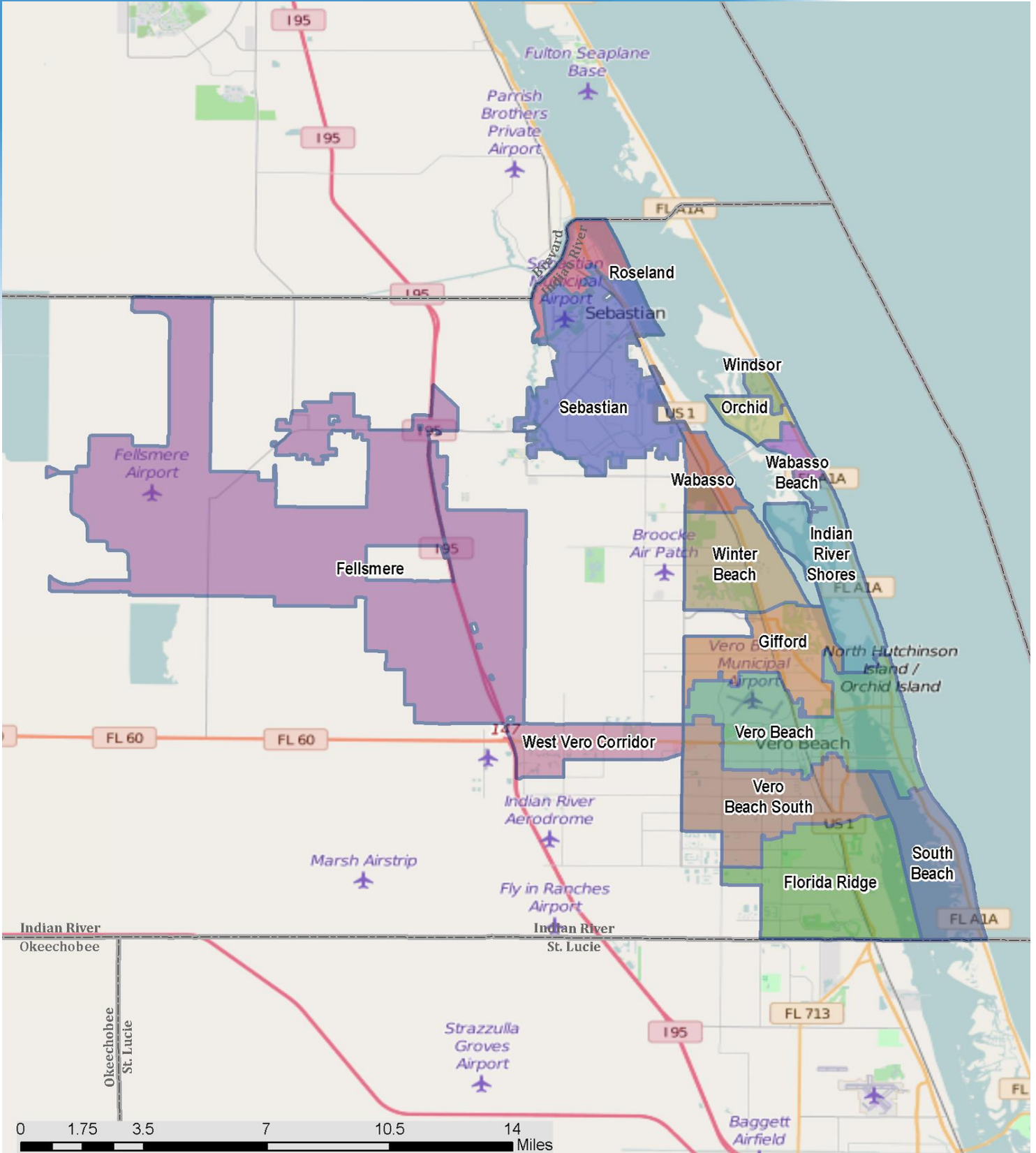
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Reference Map

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