

Florida Residential Market Sales Activity - February 2016

Closed Sales and Median Sale Prices

Statewide and by Metropolitan Statistical Area*



State / Metropolitan Statistical Area	All Property Types		Single Family Homes		Townhouses/Condos		Mobile/Manufactured	
	Closed Sales	Median Sale Price	Closed Sales	Median Sale Price	Closed Sales	Median Sale Price	Closed Sales	Median Sale Price
State of Florida	26,828	\$180,000	18,159	\$200,000	7,658	\$150,000	1,011	\$55,000
Cape Coral-Fort Myers MSA (Lee County)	1,248	\$203,500	825	\$216,810	385	\$192,000	38	\$96,250
Crestview-Fort Walton Beach-Destin MSA (Okaloosa and Walton counties)	504	\$240,000	390	\$235,000	106	\$283,000	8	\$69,750
Deltona-Daytona Beach-Ormond Beach MSA (Flagler and Volusia counties)	1,026	\$155,000	807	\$155,200	195	\$165,000	24	\$90,000
Gainesville MSA (Alachua and Gilchrist counties)	218	\$137,500	163	\$175,000	42	\$87,777	13	\$60,000
Homosassa Springs MSA (Citrus County)	260	\$106,750	200	\$136,000	19	\$79,900	41	\$35,000
Jacksonville MSA (Baker, Clay, Duval, Nassau, and St. Johns counties)	1,865	\$170,000	1,463	\$192,000	333	\$122,000	69	\$41,054
Lakeland-Winter Haven MSA (Polk County)	837	\$135,500	668	\$151,500	79	\$86,000	90	\$59,450
Miami-Fort Lauderdale-West Palm Beach MSA (Broward, Miami-Dade, and Palm Beach counties)	6,439	\$225,000	3,300	\$290,000	3,123	\$158,000	16	\$66,750
Naples-Immokalee-Marco Island MSA (Collier County)	636	\$345,000	297	\$460,000	324	\$271,250	15	\$89,000
North Port-Sarasota-Bradenton MSA (Manatee and Sarasota counties)	1,406	\$220,000	888	\$255,000	471	\$175,000	47	\$79,000
Ocala MSA (Marion County)	510	\$108,000	447	\$117,500	17	\$55,000	46	\$34,784
Orlando-Kissimmee-Sanford MSA (Lake, Orange, Osceola, and Seminole counties)	2,929	\$180,000	2,201	\$200,000	655	\$120,550	73	\$60,000
Palm Bay-Melbourne-Titusville MSA (Brevard County)	908	\$152,500	684	\$165,000	180	\$143,232	44	\$68,000
Panama City MSA (Bay and Gulf counties)	342	\$175,000	218	\$175,000	100	\$213,500	24	\$48,000
Pensacola-Ferry Pass-Brent MSA (Escambia and Santa Rosa counties)	556	\$159,900	494	\$159,900	53	\$198,000	9	\$34,000
Port St. Lucie MSA (Martin and St. Lucie counties)	692	\$167,000	492	\$185,000	171	\$130,000	29	\$75,000
Punta Gorda MSA (Charlotte County)	413	\$165,000	321	\$175,000	78	\$146,950	14	\$102,000
Sebastian-Vero Beach MSA (Indian River County)	244	\$176,500	194	\$191,750	49	\$115,000	1	\$23,000
Sebring MSA (Highlands County)	154	\$98,000	125	\$113,900	17	\$65,000	12	\$45,000
Tallahassee MSA (Gadsden, Jefferson, Leon, and Wakulla counties)	332	\$145,000	240	\$176,000	63	\$96,903	29	\$34,700
Tampa-St. Petersburg-Clearwater MSA (Hernando, Hillsborough, Pasco, and Pinellas counties)	4,593	\$159,900	3,287	\$180,000	1,120	\$123,400	186	\$50,250
The Villages MSA (Sumter County)	109	\$164,000	69	\$224,000	15	\$161,000	25	\$50,000

* A Metropolitan Statistical Area (MSA) is defined as one or more counties with a large population center and adjacent counties that have a high degree of economic interaction with the population center(s). We use the latest (2013) MSAs as delineated by the U.S. Office of Management and Budget.

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 Monday, March 21, 2016. Historical data revised on Friday, February 26, 2016. Next data release is Wednesday, April 20, 2016.

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Closed Sales and Median Sale Prices

Listed by County



County	All Property Types		Single Family Homes		Townhouses/Condos		Mobile/Manufactured	
	Closed Sales	Median Sale Price	Closed Sales	Median Sale Price	Closed Sales	Median Sale Price	Closed Sales	Median Sale Price
Alachua County	208	\$142,000	157	\$178,000	42	\$87,777	9	\$54,639
Baker County	13	\$162,500	11	\$194,000	0	(No Sales)	2	\$49,297
Bay County	316	\$180,000	198	\$176,500	96	\$216,000	22	\$44,000
Bradford County	16	\$60,000	11	\$80,000	0	(No Sales)	5	\$40,000
Brevard County	908	\$152,500	684	\$165,000	180	\$143,232	44	\$68,000
Broward County	2,335	\$205,000	1,175	\$299,000	1,150	\$136,500	10	\$65,750
Calhoun County	5	\$99,000	4	\$112,000	0	(No Sales)	1	\$35,000
Charlotte County	413	\$165,000	321	\$175,000	78	\$146,950	14	\$102,000
Citrus County	260	\$106,750	200	\$136,000	19	\$79,900	41	\$35,000
Clay County	249	\$155,000	213	\$170,000	18	\$104,700	18	\$44,450
Collier County	636	\$345,000	297	\$460,000	324	\$271,250	15	\$89,000
Columbia County	45	\$116,900	39	\$124,000	0	(No Sales)	6	\$46,250
DeSoto County	25	\$85,500	18	\$90,250	2	\$137,500	5	\$36,700
Dixie County	13	\$31,000	3	\$30,000	0	(No Sales)	10	\$32,950
Duval County	1,070	\$143,225	843	\$160,000	203	\$110,000	24	\$31,501
Escambia County	321	\$139,450	283	\$138,200	36	\$172,250	2	\$21,150
Flagler County	198	\$170,000	158	\$175,000	34	\$145,000	6	\$64,500
Franklin County	21	\$100,000	10	\$211,000	9	\$45,500	2	\$19,000
Gadsden County	21	\$70,250	17	\$73,000	0	(No Sales)	4	\$34,000
Gilchrist County	10	\$80,500	6	\$100,250	0	(No Sales)	4	\$61,000
Glades County	13	\$95,500	4	\$118,750	0	(No Sales)	9	\$50,700
Gulf County	26	\$161,375	20	\$170,000	4	\$139,000	2	\$99,550
Hamilton County	10	\$85,000	8	\$85,000	0	(No Sales)	2	\$99,750
Hardee County	15	\$75,000	10	\$117,500	0	(No Sales)	5	\$61,174
Hendry County	17	\$115,000	11	\$134,000	1	\$81,500	5	\$44,900
Hernando County	344	\$109,810	282	\$117,750	17	\$115,000	45	\$50,000
Highlands County	154	\$98,000	125	\$113,900	17	\$65,000	12	\$45,000
Hillsborough County	1,668	\$187,000	1,296	\$200,000	340	\$135,300	32	\$68,475
Holmes County	13	\$59,000	10	\$60,909	0	(No Sales)	3	\$35,100
Indian River County	244	\$176,500	194	\$191,750	49	\$115,000	1	\$23,000
Jackson County	30	\$70,000	27	\$70,000	0	(No Sales)	3	\$60,000
Jefferson County	16	\$157,227	12	\$171,477	0	(No Sales)	4	\$58,523
Lafayette County	2	\$74,000	1	\$68,000	0	(No Sales)	1	\$80,000
Lake County	473	\$159,900	414	\$170,000	15	\$118,000	44	\$68,750
Lee County	1,248	\$203,500	825	\$216,810	385	\$192,000	38	\$96,250

Florida Residential Market Sales Activity - February 2016

Closed Sales and Median Sale Prices

Listed by Zip Code (Grouped by County)*



County	Zip Code	All Property Types		Single Family Homes		Townhouses/Condos		Mobile/Manufactured	
		Closed Sales	Median Sale Price	Closed Sales	Median Sale Price	Closed Sales	Median Sale Price	Closed Sales	Median Sale Price
Holmes	32455	2	\$40,000	1	\$20,000	0	(No Sales)	1	\$60,000
Holmes	32464	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Indian River	32948	1	\$295,000	1	\$295,000	0	(No Sales)	0	(No Sales)
Indian River	32957	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Indian River	32958	37	\$154,000	34	\$155,500	2	\$154,500	1	\$23,000
Indian River	32960	37	\$125,000	26	\$161,000	11	\$66,500	0	(No Sales)
Indian River	32961	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Indian River	32962	41	\$140,000	35	\$143,500	6	\$78,000	0	(No Sales)
Indian River	32963	44	\$632,460	30	\$733,750	14	\$505,000	0	(No Sales)
Indian River	32964	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Indian River	32965	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Indian River	32966	28	\$175,000	20	\$191,948	8	\$91,500	0	(No Sales)
Indian River	32967	29	\$143,200	21	\$182,000	8	\$121,500	0	(No Sales)
Indian River	32968	26	\$238,250	26	\$238,250	0	(No Sales)	0	(No Sales)
Indian River	32969	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Indian River	32970	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Indian River	32971	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Indian River	32978	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Jackson	32420	3	\$62,000	2	\$40,000	0	(No Sales)	1	\$100,000
Jackson	32423	1	\$68,900	1	\$68,900	0	(No Sales)	0	(No Sales)
Jackson	32426	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Jackson	32431	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Jackson	32432	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Jackson	32440	4	\$43,750	4	\$43,750	0	(No Sales)	0	(No Sales)
Jackson	32442	6	\$70,000	5	\$70,000	0	(No Sales)	1	\$44,500
Jackson	32443	1	\$98,800	1	\$98,800	0	(No Sales)	0	(No Sales)
Jackson	32445	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Jackson	32446	11	\$115,000	11	\$115,000	0	(No Sales)	0	(No Sales)
Jackson	32447	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Jackson	32448	1	\$65,000	1	\$65,000	0	(No Sales)	0	(No Sales)
Jackson	32460	3	\$148,000	2	\$163,500	0	(No Sales)	1	\$60,000
Jefferson	32331	1	\$176,000	1	\$176,000	0	(No Sales)	0	(No Sales)
Jefferson	32336	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Jefferson	32337	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Jefferson	32344	15	\$147,500	11	\$166,954	0	(No Sales)	4	\$58,523
Jefferson	32345	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Jefferson	32361	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Lafayette	32013	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)

* Statistics for each listed zip code are presented only for the portion of the zip code located inside the county specified. As a result, some zip codes will appear in this list more than once if they cover areas in more than one county.

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