

Florida Residential Market Sales Activity - Q2 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	112,006	\$199,695	76,748	\$220,000	31,699	\$163,000	3,559	\$65,000
Cape Coral-Fort Myers MSA (Lee County)	5,696	\$210,000	3,687	\$230,000	1,834	\$185,000	175	\$89,500
Crestview-Fort Walton Beach-Destin MSA (Okaloosa and Walton counties)	2,298	\$260,000	1,802	\$255,212	466	\$289,000	30	\$49,200
Deltona-Daytona Beach-Ormond Beach MSA (Flagler and Volusia counties)	4,132	\$169,000	3,214	\$172,000	817	\$165,000	101	\$74,000
Gainesville MSA (Alachua and Gilchrist counties)	1,263	\$174,500	950	\$203,000	265	\$105,000	48	\$62,000
Homosassa Springs MSA (Citrus County)	1,084	\$115,000	888	\$130,663	66	\$86,250	130	\$53,000
Jacksonville MSA (Baker, Clay, Duval, Nassau, and St. Johns counties)	7,982	\$196,900	6,375	\$215,000	1,382	\$140,000	225	\$57,500
Lakeland-Winter Haven MSA (Polk County)	3,107	\$148,000	2,557	\$159,900	287	\$98,000	263	\$57,900
Miami-Fort Lauderdale-West Palm Beach MSA (Broward, Miami-Dade, and Palm Beach counties)	26,164	\$242,000	13,621	\$310,000	12,445	\$168,500	98	\$75,000
Naples-Immokalee-Marco Island MSA (Collier County)	3,077	\$335,000	1,374	\$449,528	1,646	\$272,000	57	\$95,000
North Port-Sarasota-Bradenton MSA (Manatee and Sarasota counties)	6,108	\$240,000	4,025	\$265,000	1,909	\$195,500	174	\$78,250
Ocala MSA (Marion County)	1,932	\$119,500	1,701	\$128,000	89	\$76,000	142	\$48,000
Orlando-Kissimmee-Sanford MSA (Lake, Orange, Osceola, and Seminole counties)	12,154	\$200,000	9,355	\$223,000	2,497	\$128,000	302	\$70,000
Palm Bay-Melbourne-Titusville MSA (Brevard County)	3,829	\$170,000	2,856	\$185,000	783	\$146,000	190	\$72,000
Panama City MSA (Bay and Gulf counties)	1,382	\$192,500	926	\$189,500	391	\$220,000	65	\$68,000
Pensacola-Ferry Pass-Brent MSA (Escambia and Santa Rosa counties)	2,620	\$173,000	2,322	\$171,500	255	\$257,000	43	\$41,000
Port St. Lucie MSA (Martin and St. Lucie counties)	3,111	\$190,000	2,275	\$209,000	739	\$145,450	97	\$75,000
Punta Gorda MSA (Charlotte County)	1,778	\$178,238	1,308	\$190,000	364	\$155,000	106	\$89,950
Sebastian-Vero Beach MSA (Indian River County)	1,033	\$194,900	772	\$210,000	257	\$133,000	4	\$44,500
Sebring MSA (Highlands County)	515	\$100,000	412	\$115,000	64	\$70,000	39	\$53,000
Tallahassee MSA (Gadsden, Jefferson, Leon, and Wakulla counties)	1,547	\$167,000	1,242	\$187,252	221	\$98,000	84	\$40,000
Tampa-St. Petersburg-Clearwater MSA (Hernando, Hillsborough, Pasco, and Pinellas counties)	18,533	\$179,990	13,288	\$199,900	4,630	\$131,292	615	\$61,000
The Villages MSA (Sumter County)	381	\$198,950	259	\$232,000	63	\$180,000	59	\$61,000

* 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.

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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	1,211	\$175,000	919	\$205,000	265	\$105,000	27	\$71,000
Baker County	59	\$131,500	50	\$152,500	0	(No Sales)	9	\$52,000
Bay County	1,287	\$194,500	852	\$192,250	376	\$219,000	59	\$70,000
Bradford County	72	\$100,000	59	\$114,900	2	\$125,000	11	\$32,756
Brevard County	3,829	\$170,000	2,856	\$185,000	783	\$146,000	190	\$72,000
Broward County	9,715	\$220,647	4,939	\$315,000	4,725	\$142,000	51	\$84,000
Calhoun County	20	\$80,000	17	\$94,500	0	(No Sales)	3	\$54,000
Charlotte County	1,778	\$178,238	1,308	\$190,000	364	\$155,000	106	\$89,950
Citrus County	1,084	\$115,000	888	\$130,663	66	\$86,250	130	\$53,000
Clay County	1,043	\$170,000	885	\$184,500	86	\$121,250	72	\$45,046
Collier County	3,077	\$335,000	1,374	\$449,528	1,646	\$272,000	57	\$95,000
Columbia County	201	\$125,000	160	\$140,000	1	\$77,000	40	\$72,000
DeSoto County	110	\$92,950	70	\$105,000	20	\$126,000	20	\$44,000
Dixie County	36	\$73,450	15	\$88,950	2	\$97,750	19	\$45,000
Duval County	4,215	\$169,000	3,408	\$183,000	760	\$124,001	47	\$55,000
Escambia County	1,435	\$157,500	1,222	\$153,000	197	\$242,000	16	\$36,000
Flagler County	802	\$186,000	644	\$190,000	138	\$168,500	20	\$74,900
Franklin County	96	\$267,500	83	\$297,500	10	\$134,000	3	\$43,000
Gadsden County	95	\$93,750	82	\$111,000	0	(No Sales)	13	\$33,250
Gilchrist County	52	\$107,450	31	\$168,500	0	(No Sales)	21	\$60,389
Glades County	27	\$72,000	13	\$75,000	1	\$385,000	13	\$65,000
Gulf County	95	\$178,500	74	\$174,000	15	\$250,000	6	\$62,000
Hamilton County	20	\$69,500	17	\$73,000	0	(No Sales)	3	\$65,825
Hardee County	35	\$110,000	30	\$113,500	0	(No Sales)	5	\$25,000
Hendry County	59	\$105,000	46	\$130,462	0	(No Sales)	13	\$53,000
Hernando County	1,177	\$130,000	980	\$139,000	55	\$102,500	142	\$64,250
Highlands County	515	\$100,000	412	\$115,000	64	\$70,000	39	\$53,000
Hillsborough County	7,028	\$202,500	5,426	\$220,990	1,513	\$135,000	89	\$80,000
Holmes County	36	\$55,000	29	\$51,250	0	(No Sales)	7	\$82,000
Indian River County	1,033	\$194,900	772	\$210,000	257	\$133,000	4	\$44,500
Jackson County	85	\$95,000	74	\$103,355	0	(No Sales)	11	\$28,600
Jefferson County	19	\$130,000	18	\$147,500	0	(No Sales)	1	\$20,053
Lafayette County	5	\$59,900	3	\$58,000	0	(No Sales)	2	\$106,200
Lake County	1,903	\$179,000	1,660	\$189,900	87	\$134,900	156	\$72,500
Lee County	5,696	\$210,000	3,687	\$230,000	1,834	\$185,000	175	\$89,500

Florida Residential Market Sales Activity - Q2 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	8	\$75,500	7	\$36,000	0	(No Sales)	1	\$200,000
Holmes	32464	1	\$20,000	1	\$20,000	0	(No Sales)	0	(No Sales)
Indian River	32948	10	\$259,500	10	\$259,500	0	(No Sales)	0	(No Sales)
Indian River	32957	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Indian River	32958	188	\$180,000	174	\$182,500	13	\$144,000	1	\$94,500
Indian River	32960	100	\$126,500	68	\$144,558	32	\$72,500	0	(No Sales)
Indian River	32961	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Indian River	32962	171	\$119,000	110	\$140,000	60	\$74,000	1	\$39,500
Indian River	32963	207	\$505,000	111	\$690,000	96	\$325,000	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	107	\$170,000	80	\$203,000	26	\$97,750	1	\$42,500
Indian River	32967	154	\$226,750	123	\$246,765	30	\$147,000	1	\$46,500
Indian River	32968	92	\$245,000	92	\$245,000	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	9	\$163,000	8	\$181,450	0	(No Sales)	1	\$11,500
Jackson	32423	3	\$26,000	2	\$29,000	0	(No Sales)	1	\$9,000
Jackson	32426	2	\$43,000	2	\$43,000	0	(No Sales)	0	(No Sales)
Jackson	32431	5	\$22,000	2	\$144,500	0	(No Sales)	3	\$19,500
Jackson	32432	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Jackson	32440	8	\$92,500	8	\$92,500	0	(No Sales)	0	(No Sales)
Jackson	32442	3	\$95,000	3	\$95,000	0	(No Sales)	0	(No Sales)
Jackson	32443	6	\$89,355	4	\$116,355	0	(No Sales)	2	\$63,450
Jackson	32445	4	\$104,250	4	\$104,250	0	(No Sales)	0	(No Sales)
Jackson	32446	27	\$128,000	26	\$128,000	0	(No Sales)	1	\$57,900
Jackson	32447	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Jackson	32448	15	\$50,000	13	\$50,000	0	(No Sales)	2	\$41,550
Jackson	32460	3	\$115,000	2	\$102,500	0	(No Sales)	1	\$149,900
Jefferson	32331	2	\$115,500	2	\$115,500	0	(No Sales)	0	(No Sales)
Jefferson	32336	1	\$20,053	0	(No Sales)	0	(No Sales)	1	\$20,053
Jefferson	32337	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Jefferson	32344	15	\$130,000	15	\$130,000	0	(No Sales)	0	(No Sales)
Jefferson	32345	0	(No Sales)	0	(No Sales)	0	(No Sales)	0	(No Sales)
Jefferson	32361	1	\$250,000	1	\$250,000	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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