

Brevard County Local Residential Market Metrics - Q2 2020

Townhouses and Condos

Municipalities and Census-Designated Places*



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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	584	-26.3%	257	-27.2%	\$203,000	7.3%	\$238,664	0.7%
Cape Canaveral (City)	69	-13.8%	32	-8.6%	\$230,000	13.3%	\$228,649	5.4%
Cocoa (City)	12	-33.3%	9	-18.2%	\$126,450	102.3%	\$210,517	-23.4%
Cocoa Beach (City)	83	-11.7%	34	-34.6%	\$288,000	10.8%	\$306,239	8.5%
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)	8	-42.9%	4	-42.9%	\$395,000	5.6%	\$390,625	0.7%
Indian Harbour Beach (City)	29	-34.1%	8	-50.0%	\$328,000	35.0%	\$344,034	7.1%
June Park (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Malabar (Town)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Melbourne (City)	74	-22.1%	29	-23.7%	\$146,000	-2.0%	\$168,446	10.1%
Melbourne Beach (Town)	6	50.0%	4	300.0%	\$389,000	-10.0%	\$386,500	-11.3%
Melbourne Village (Town)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Merritt Island (CDP)	21	-52.3%	12	-67.6%	\$164,500	31.6%	\$195,113	-1.8%
Micco (CDP)	0	-100.0%	0	-100.0%	(No Sales)	N/A	(No Sales)	N/A
Mims (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Palm Bay (City)	39	-17.0%	22	37.5%	\$110,000	-3.5%	\$120,931	-7.3%
Palm Shores (Town)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Port St. John (CDP)	4	0.0%	4	300.0%	\$200,000	37.0%	\$197,350	32.4%
Rockledge (City)	26	-31.6%	3	-72.7%	\$177,250	2.2%	\$171,660	4.1%
Satellite Beach (City)	38	8.6%	20	33.3%	\$265,000	-15.6%	\$325,134	-18.5%
Sharpes (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
South Patrick Shores (CDP)	5	-37.5%	3	-25.0%	\$260,000	27.5%	\$214,000	14.9%
Titusville (City)	47	-36.5%	20	-37.5%	\$115,000	17.3%	\$129,401	-1.0%
Viera East (CDP)	5	-16.7%	2	-50.0%	\$138,000	2.3%	\$134,771	-0.3%
Viera West (CDP)	21	-36.4%	9	-18.2%	\$294,371	17.7%	\$263,939	9.3%
West Melbourne (City)	11	-38.9%	6	-25.0%	\$115,000	-12.3%	\$128,958	-1.2%

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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	\$139.4 Million	-25.7%	95.7%	0.1%	34 Days	-19.0%	763	-21.9%
Cape Canaveral (City)	\$15.8 Million	-9.1%	95.3%	0.7%	38 Days	-9.5%	89	-9.2%
Cocoa (City)	\$2.5 Million	-48.9%	96.7%	3.8%	15 Days	-60.5%	15	66.7%
Cocoa Beach (City)	\$25.4 Million	-4.2%	94.3%	-1.3%	48 Days	-11.1%	96	-16.5%
Cocoa West (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Grant-Valkaria (Town)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Indialantic (Town)	\$3.1 Million	-42.5%	95.7%	0.8%	43 Days	-32.8%	4	-55.6%
Indian Harbour Beach (City)	\$10.0 Million	-29.4%	95.0%	-0.6%	58 Days	-10.8%	37	-43.9%
June Park (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Malabar (Town)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Melbourne (City)	\$12.5 Million	-14.2%	95.3%	-1.4%	38 Days	18.8%	74	-40.3%
Melbourne Beach (Town)	\$2.3 Million	33.1%	88.4%	-8.9%	73 Days	461.5%	7	-41.7%
Melbourne Village (Town)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Merritt Island (CDP)	\$4.1 Million	-53.1%	96.1%	0.9%	17 Days	-65.3%	61	-22.8%
Micco (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Mims (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Palm Bay (City)	\$4.7 Million	-23.1%	95.2%	-0.2%	16 Days	-54.3%	51	-17.7%
Palm Shores (Town)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Port St. John (CDP)	\$789,400	32.4%	98.8%	2.5%	16 Days	100.0%	11	57.1%
Rockledge (City)	\$4.5 Million	-28.8%	99.0%	1.7%	26 Days	62.5%	21	-64.4%
Satellite Beach (City)	\$12.4 Million	-11.5%	97.0%	-1.1%	19 Days	-52.5%	49	-3.9%
Sharpes (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
South Patrick Shores (CDP)	\$1.1 Million	-28.2%	93.9%	-1.2%	8 Days	-70.4%	8	33.3%
Titusville (City)	\$6.1 Million	-37.1%	96.8%	1.1%	12 Days	-70.7%	69	-6.8%
Viera East (CDP)	\$673,855	-16.9%	95.8%	-0.1%	59 Days	181.0%	9	-10.0%
Viera West (CDP)	\$5.5 Million	-30.4%	98.8%	0.8%	29 Days	-58.0%	32	-5.9%
West Melbourne (City)	\$1.4 Million	-39.6%	94.3%	-1.5%	31 Days	6.9%	18	-10.0%

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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	756	-10.6%	448	12.3%	689	-22.4%	3.1	-20.5%
Cape Canaveral (City)	81	9.5%	45	32.4%	81	-22.1%	3.4	-8.1%
Cocoa (City)	18	38.5%	11	120.0%	7	-53.3%	1.9	-44.1%
Cocoa Beach (City)	121	13.1%	63	46.5%	85	-33.1%	3.1	-34.0%
Cocoa West (CDP)	1	N/A	1	N/A	0	N/A	0.0	N/A
Grant-Valkaria (Town)	0	N/A	0	N/A	0	N/A	0.0	N/A
Indialantic (Town)	7	-36.4%	2	-71.4%	7	-36.4%	2.6	-27.8%
Indian Harbour Beach (City)	39	-39.1%	22	-31.3%	25	-59.0%	1.7	-68.5%
June Park (CDP)	0	N/A	0	N/A	0	N/A	0.0	N/A
Malabar (Town)	0	N/A	0	N/A	0	N/A	0.0	N/A
Melbourne (City)	80	-27.3%	40	-14.9%	73	-24.0%	2.5	-26.5%
Melbourne Beach (Town)	9	80.0%	3	200.0%	9	-10.0%	4.2	-61.5%
Melbourne Village (Town)	0	N/A	0	N/A	0	N/A	0.0	N/A
Merritt Island (CDP)	29	-37.0%	25	-10.7%	80	5.3%	7.9	36.2%
Micco (CDP)	0	-100.0%	2	100.0%	0	-100.0%	0.0	-100.0%
Mims (CDP)	0	N/A	0	N/A	0	-100.0%	0.0	N/A
Palm Bay (City)	47	-7.8%	22	22.2%	33	-15.4%	2.1	-34.4%
Palm Shores (Town)	0	N/A	0	N/A	0	N/A	0.0	N/A
Port St. John (CDP)	7	16.7%	5	25.0%	8	166.7%	6.4	392.3%
Rockledge (City)	18	-58.1%	15	-28.6%	16	-52.9%	1.7	-48.5%
Satellite Beach (City)	55	44.7%	32	18.5%	30	-42.3%	2.2	-57.7%
Sharpes (CDP)	0	N/A	0	N/A	0	N/A	0.0	N/A
South Patrick Shores (CDP)	13	44.4%	7	40.0%	2	-33.3%	0.9	-10.0%
Titusville (City)	57	-29.6%	26	-25.7%	45	-11.8%	2.6	18.2%
Viera East (CDP)	10	25.0%	7	133.3%	4	-42.9%	1.4	-44.0%
Viera West (CDP)	29	-21.6%	27	42.1%	24	-17.2%	2.5	-30.6%
West Melbourne (City)	16	-5.9%	8	60.0%	9	-25.0%	1.8	-14.3%

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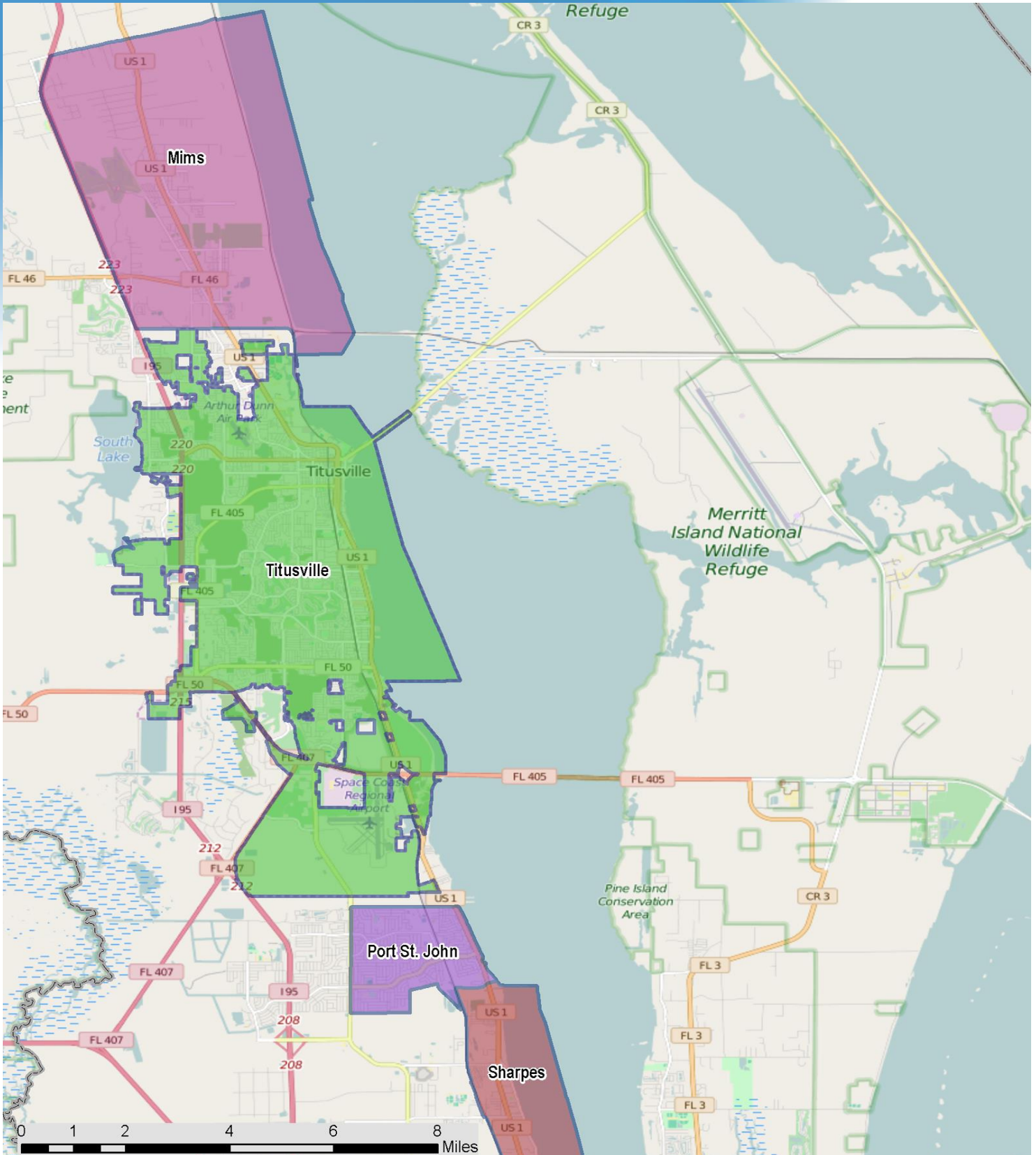
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Reference Map - Northern Brevard County

Municipalities and Census-Designated Places*



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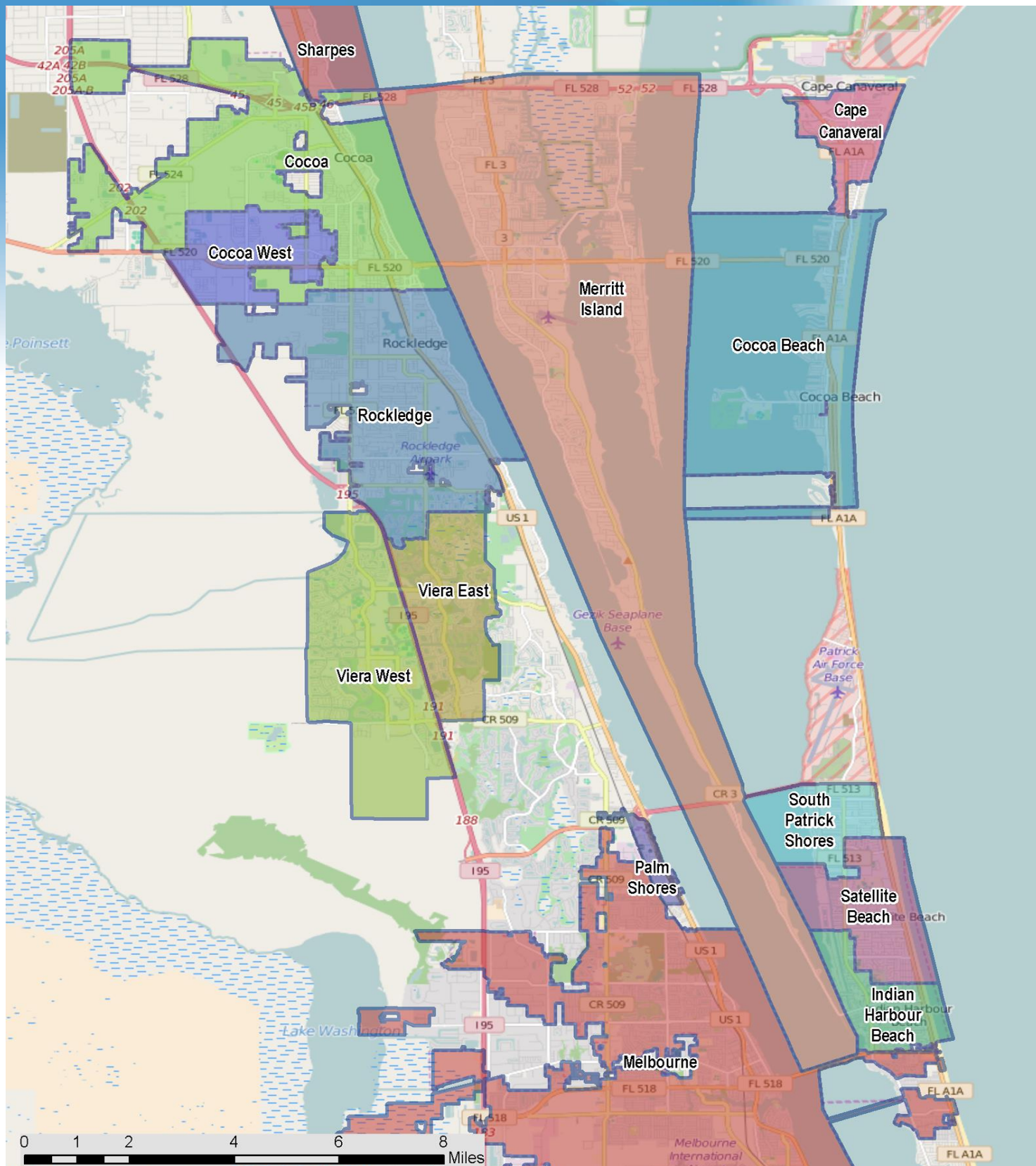
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Reference Map - Central Brevard County Municipalities and Census-Designated Places*



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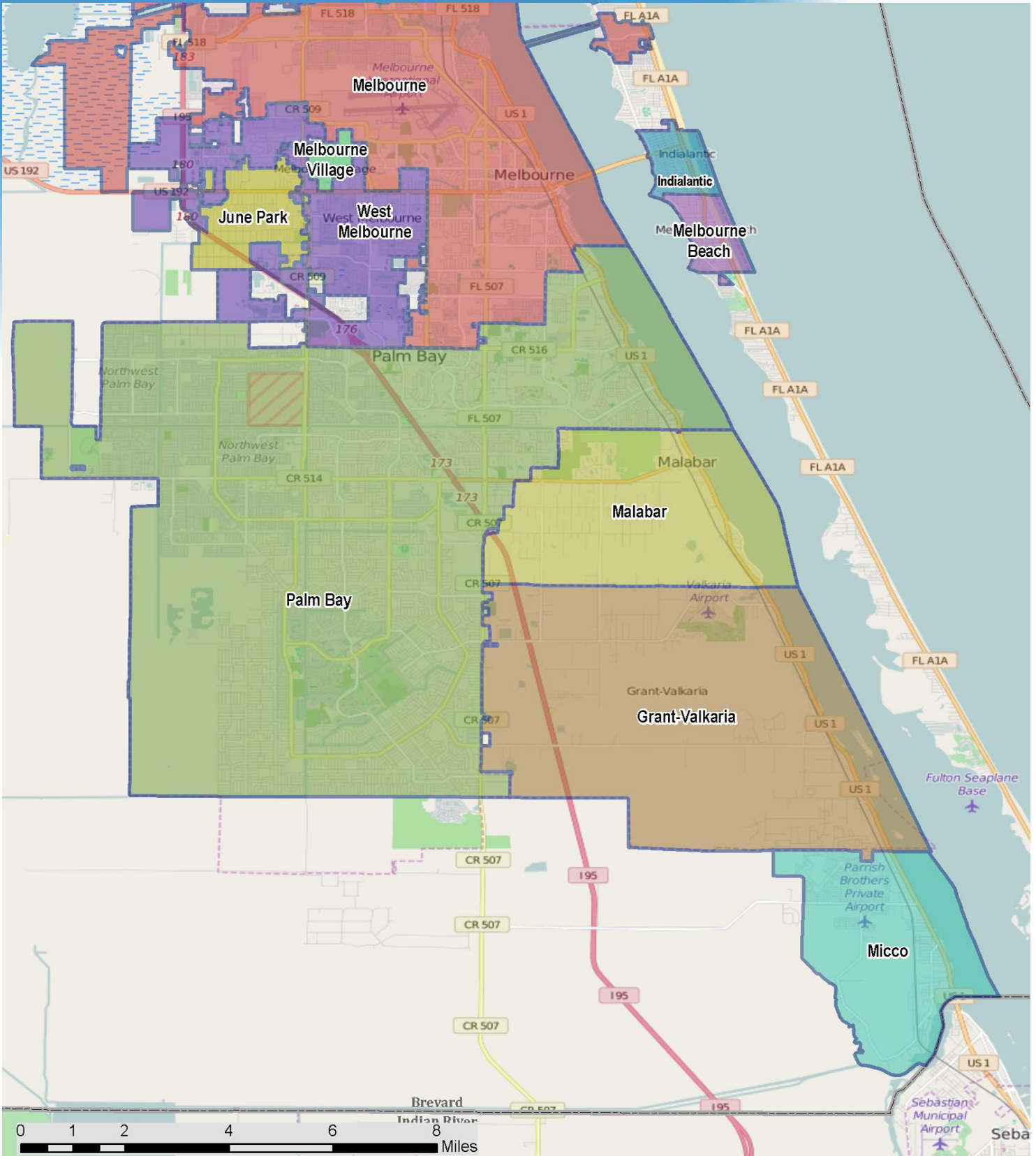
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Reference Map - Southern Brevard County Municipalities and Census-Designated Places*



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