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Florida Sales Report - August 2004

Single-Family, Existing Homes

Statewide & Metropolitan Statistical Areas (MSAs)	Realtor Sales			Median Sales Price		
	August 2004	August 2003	% Chge	August 2004	August 2003	% Chge
STATEWIDE*	20,294	19,748	3%	\$189,500	\$164,100	15%
STATEWIDE-YEAR-TO-DATE	169,170	141,203	20	\$178,500	\$154,400	16
Daytona Beach (1)	922	965	-4	\$159,100	\$132,100	20
Fort Lauderdale	1,294	1,540	-16	\$290,400	\$251,000	16
Fort Myers-Cape Coral (2)	120	136	-12	\$202,600	\$180,000	13
Fort Pierce-Port St. Lucie	655	582	13	\$199,700	\$158,700	26
Fort Walton Beach	566	396	43	\$200,800	\$155,300	29
Gainesville	316	325	-3	\$173,100	\$148,500	17
Jacksonville	1,561	1,370	14	\$166,700	\$148,600	12
Lakeland-Winter Haven	521	524	-1	\$117,000	\$101,900	15
Melbourne-Titusville-Palm Bay	754	940	-20	\$174,300	\$137,100	27
Miami	1,159	1,188	-2	\$283,800	\$241,000	18
Naples	390	399	-2	\$397,300	\$295,600	34
Ocala	559	412	36	\$112,000	\$102,600	9
Orlando	3,141	2,980	5	\$174,000	\$152,800	14
Panama City	262	258	2	\$174,500	\$141,400	23
Pensacola	619	489	27	\$128,500	\$125,300	3
Punta Gorda (3)	N/A	N/A	N/A	N/A	N/A	N/A
Sarasota-Bradenton (4)	815	774	5	\$271,100	\$205,000	32
Tallahassee	410	427	-4	\$157,900	\$136,600	16
Tampa-St. Petersburg-Clearwater (5)	4,391	3,907	12	\$166,400	\$143,100	16
West Palm Beach-Boca Raton	1,255	1,532	-18	\$324,700	\$251,900	29

- (1) Data for Flagler County was not available.
- (2) Data for Fort Myers and Bonita Springs was not available.
- (3) Data for Punta Gorda was not available.
- (4) Data for Manatee County was not available.
- (5) Data for Hernando County was not available.

This information is based on a survey of MLS sales levels from Florida's Realtor boards/associations. MSAs are defined by the 2000 Census. Source: Florida Association of Realtors and the University of Florida Real Estate Research Center.

**Editor's note: Local Realtor boards/associations, real estate firms and Multiple Listing Services in many areas across Florida were directly affected by Hurricane Charley, which in turn impacted the collection of data. Many closings this month also were delayed when homebuyers were unable to obtain homeowners' insurance, since most insurers do not write policies when a hurricane threatens.*