

## Florida Sales Report - October 2004

### Single-Family, Existing Homes

Statewide & Metropolitan Statistical Areas (MSAs)	Realtor Sales			Median Sales Price		
	October 2004	October 2003	% Chge	October 2004	October 2003	% Chge
<b>STATEWIDE</b>	<b>16,811</b>	<b>18,949</b>	<b>-11%</b>	<b>\$190,800</b>	<b>\$159,600</b>	<b>20%</b>
<b>STATEWIDE-YEAR-TO-DATE</b>	<b>202,328</b>	<b>180,729</b>	<b>12</b>	<b>\$180,900</b>	<b>\$155,500</b>	<b>16</b>
Daytona Beach	881	1,025	-14	\$165,000	\$135,700	22
Fort Lauderdale	996	1,345	-26	\$294,300	\$233,500	26
Fort Myers-Cape Coral	540	769	-30	\$191,500	\$159,100	20
Fort Pierce-Port St. Lucie	426	543	-22	\$224,800	\$166,700	35
Fort Walton Beach	427	346	23	\$201,500	\$155,300	30
Gainesville	240	249	-4	\$157,800	\$154,500	2
Jacksonville (1)	1,068	1,050	2	\$160,000	\$135,200	18
Lakeland-Winter Haven	414	458	-10	\$115,500	\$105,000	10
Melbourne-Titusville-Palm Bay	552	688	-20	\$176,200	\$131,900	34
Miami	975	1,098	-11	\$285,000	\$232,800	22
Naples (2)	303	302	—	\$357,500	\$300,000	19
Ocala	420	465	-10	\$115,700	\$90,400	28
Orlando	2,468	3,015	-18	\$175,000	\$144,600	21
Panama City	190	190	—	\$184,300	\$144,300	28
Pensacola	515	409	26	\$143,600	\$116,800	23
Punta Gorda (3)	N/A	N/A	N/A	N/A	N/A	N/A
Sarasota-Bradenton	983	1,068	-8	\$257,600	\$201,100	28
Tallahassee	334	317	5	\$145,600	\$142,500	2
Tampa-St. Petersburg-Clearwater	3,598	3,609	—	\$167,300	\$141,400	18
West Palm Beach-Boca Raton	984	1,457	-32	\$335,100	\$246,600	36

(1) Data for St. Augustine, St. Johns County was not available.

(2) Data for Marco Island was not available.

(3) Data for Punta Gorda was not available.

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

**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.**

