

Florida Residential Market Sales Activity - June 2013

Closed Sales and Median Sale Prices

Statewide by Metropolitan Statistical Area*



State / Metropolitan Statistical Area	Single Family Homes				Townhouses and Condos			
	Closed Sales	Y/Y % Chg.	Median Sale Price	Y/Y % Chg.	Closed Sales	Y/Y % Chg.	Median Sale Price	Y/Y % Chg.
State of Florida	20,399	9.0%	\$175,000	15.5%	9,404	0.4%	\$130,000	18.2%
Cape Coral-Fort Myers MSA (Lee County)	1,058	-2.0%	\$180,000	30.2%	519	-1.0%	\$157,500	8.6%
Crestview-Fort Walton Beach-Destin MSA (Okaloosa and Walton counties)	433	20.3%	\$230,000	2.2%	189	5.0%	\$220,000	6.0%
Deltona-Daytona Beach-Ormond Beach MSA (Flagler and Volusia counties)	782	-1.4%	\$138,000	22.2%	242	21.0%	\$141,850	13.5%
Gainesville MSA (Alachua and Gilchrist counties)	288	50.0%	\$177,500	4.4%	60	-22.1%	\$74,000	10.6%
Homosassa Springs MSA (Citrus County)	196	11.4%	\$110,000	0.0%	18	20.0%	\$77,000	6.9%
Jacksonville MSA (Baker, Clay, Duval, Nassau, and St. Johns counties)	1,629	19.3%	\$182,700	7.5%	368	13.9%	\$111,757	9.6%
Lakeland-Winter Haven MSA (Polk County)	659	14.4%	\$118,000	7.3%	65	-1.5%	\$76,000	-15.1%
Miami-Fort Lauderdale-West Palm Beach MSA (Broward, Miami-Dade, and Palm Beach counties)	3,874	7.3%	\$260,000	23.2%	4,069	-2.4%	\$132,000	24.5%
Naples-Immokalee-Marco Island MSA (Collier County)	411	-10.3%	\$347,000	30.9%	533	4.3%	\$230,000	15.0%
North Port-Sarasota-Bradenton MSA (Manatee and Sarasota counties)	1,201	14.1%	\$198,000	13.1%	524	3.6%	\$152,000	12.6%
Ocala MSA (Marion County)	431	18.4%	\$100,000	14.9%	29	26.1%	\$63,000	35.5%
Orlando-Kissimmee-Sanford MSA (Lake, Orange, Osceola, and Seminole counties)	2,421	3.4%	\$170,000	21.4%	678	-10.6%	\$95,000	26.7%
Palm Bay-Melbourne-Titusville MSA (Brevard County)	774	14.8%	\$130,000	4.0%	176	-15.8%	\$119,950	14.8%
Panama City MSA (Bay and Gulf counties)	221	10.0%	\$170,000	2.0%	148	0.0%	\$180,900	-3.8%
Pensacola-Ferry Pass-Brent MSA (Escambia and Santa Rosa counties)	494	5.8%	\$167,900	11.9%	76	8.6%	\$192,450	-13.3%
Port St. Lucie MSA (Martin and St. Lucie counties)	662	2.5%	\$140,000	20.2%	187	-4.6%	\$120,000	16.5%
Punta Gorda MSA (Charlotte County)	365	7.0%	\$143,000	24.3%	93	40.9%	\$122,500	2.9%
Sebastian-Vero Beach MSA (Indian River County)	250	11.6%	\$165,000	17.9%	79	8.2%	\$110,000	16.4%
Sebring MSA (Highlands County)	111	7.8%	\$76,500	-0.6%	19	26.7%	\$60,000	-3.2%
Tallahassee MSA (Gadsden, Jefferson, Leon, and Wakulla counties)	282	8.5%	\$172,500	5.2%	61	5.2%	\$82,500	-13.8%
Tampa-St. Petersburg-Clearwater MSA (Hernando, Hillsborough, Pasco, and Pinellas counties)	3,431	11.1%	\$158,575	19.2%	1,191	6.6%	\$102,000	15.3%
The Villages MSA (Sumter County)	52	33.3%	\$178,750	7.7%	17	142.9%	\$169,900	25.9%

* 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, July 22, 2013. Data revised on Friday, February 26, 2015. Next data release is Wednesday, August 21, 2013.