

Florida Residential Market Sales Activity - September 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	17,892	15.1%	\$170,000	17.2%	8,371	12.0%	\$130,000	22.6%
Cape Coral-Fort Myers MSA (Lee County)	890	10.3%	\$164,450	22.7%	394	12.3%	\$142,250	18.5%
Crestview-Fort Walton Beach-Destin MSA (Okaloosa and Walton counties)	366	11.6%	\$221,000	2.9%	157	28.7%	\$249,000	15.6%
Deltona-Daytona Beach-Ormond Beach MSA (Flagler and Volusia counties)	787	16.9%	\$133,500	16.1%	218	0.5%	\$146,250	24.5%
Gainesville MSA (Alachua and Gilchrist counties)	174	28.9%	\$155,520	2.7%	47	46.9%	\$75,000	18.2%
Homosassa Springs MSA (Citrus County)	199	29.2%	\$113,000	31.5%	13	-7.1%	\$62,500	-26.3%
Jacksonville MSA (Baker, Clay, Duval, Nassau, and St. Johns counties)	1,438	27.1%	\$172,900	10.1%	367	36.9%	\$129,900	40.2%
Lakeland-Winter Haven MSA (Polk County)	579	8.6%	\$130,000	25.0%	60	17.6%	\$82,000	32.3%
Miami-Fort Lauderdale-West Palm Beach MSA (Broward, Miami-Dade, and Palm Beach counties)	3,396	12.7%	\$255,000	22.6%	3,680	5.4%	\$131,835	25.6%
Naples-Immokalee-Marco Island MSA (Collier County)	372	14.1%	\$312,450	25.2%	386	25.3%	\$190,000	22.6%
North Port-Sarasota-Bradenton MSA (Manatee and Sarasota counties)	955	10.7%	\$199,000	17.8%	458	36.7%	\$155,000	14.4%
Ocala MSA (Marion County)	467	42.8%	\$105,000	9.9%	27	80.0%	\$50,000	-54.5%
Orlando-Kissimmee-Sanford MSA (Lake, Orange, Osceola, and Seminole counties)	2,159	8.4%	\$172,000	22.9%	629	-1.6%	\$97,000	26.1%
Palm Bay-Melbourne-Titusville MSA (Brevard County)	617	7.5%	\$120,000	1.7%	182	16.7%	\$105,000	-1.4%
Panama City MSA (Bay and Gulf counties)	202	12.2%	\$181,750	-2.0%	168	32.3%	\$171,000	6.2%
Pensacola-Ferry Pass-Brent MSA (Escambia and Santa Rosa counties)	504	28.9%	\$155,000	10.7%	79	23.4%	\$205,000	24.2%
Port St. Lucie MSA (Martin and St. Lucie counties)	521	6.1%	\$144,845	20.7%	169	6.3%	\$122,900	15.9%
Punta Gorda MSA (Charlotte County)	302	21.3%	\$151,900	26.6%	71	0.0%	\$95,000	3.3%
Sebastian-Vero Beach MSA (Indian River County)	220	31.7%	\$144,500	11.2%	48	11.6%	\$105,000	-32.3%
Sebring MSA (Highlands County)	135	53.4%	\$77,000	3.4%	22	100.0%	\$50,500	-20.6%
Tallahassee MSA (Gadsden, Jefferson, Leon, and Wakulla counties)	224	19.1%	\$175,000	7.6%	46	91.7%	\$89,500	-4.2%
Tampa-St. Petersburg-Clearwater MSA (Hernando, Hillsborough, Pasco, and Pinellas counties)	3,031	15.7%	\$155,000	19.2%	1,087	17.6%	\$96,300	10.8%
The Villages MSA (Sumter County)	40	17.6%	\$181,000	1.9%	14	27.3%	\$153,300	5.7%

* 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, October 21, 2013. Data revised on Friday, February 26, 2015. Next data release is Wednesday, November 20, 2013.