

Florida Residential Market Sales Activity - April 2015

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	24,292	15.1%	\$195,000	11.4%	11,340	6.6%	\$153,245	9.5%
Cape Coral-Fort Myers MSA (Lee County)	1,325	13.3%	\$224,512	14.0%	774	2.0%	\$175,000	3.3%
Crestview-Fort Walton Beach-Destin MSA (Okaloosa and Walton counties)	504	32.3%	\$225,000	7.7%	171	29.5%	\$280,000	19.4%
Deltona-Daytona Beach-Ormond Beach MSA (Flagler and Volusia counties)	1,090	16.8%	\$150,000	14.1%	248	-4.6%	\$152,950	5.5%
Gainesville MSA (Alachua and Gilchrist counties)	241	20.5%	\$175,000	-0.3%	58	-9.4%	\$91,000	12.9%
Homosassa Springs MSA (Citrus County)	276	12.2%	\$109,250	1.2%	27	35.0%	\$76,000	4.9%
Jacksonville MSA (Baker, Clay, Duval, Nassau, and St. Johns counties)	1,871	14.4%	\$195,000	6.4%	426	15.4%	\$132,000	10.3%
Lakeland-Winter Haven MSA (Polk County)	772	12.2%	\$144,000	11.2%	97	27.6%	\$93,500	26.0%
Miami-Fort Lauderdale-West Palm Beach MSA (Broward, Miami-Dade, and Palm Beach counties)	4,429	12.0%	\$280,000	6.1%	4,494	1.4%	\$153,000	7.7%
Naples-Immokalee-Marco Island MSA (Collier County)	551	6.2%	\$400,000	5.1%	774	2.2%	\$280,000	21.7%
North Port-Sarasota-Bradenton MSA (Manatee and Sarasota counties)	1,330	5.2%	\$238,950	13.8%	706	3.2%	\$175,450	8.3%
Ocala MSA (Marion County)	574	9.3%	\$110,000	19.6%	32	3.2%	\$58,500	12.5%
Orlando-Kissimmee-Sanford MSA (Lake, Orange, Osceola, and Seminole counties)	2,906	18.7%	\$190,000	5.6%	785	16.8%	\$110,000	-0.9%
Palm Bay-Melbourne-Titusville MSA (Brevard County)	914	14.0%	\$155,000	16.4%	237	3.0%	\$140,000	27.3%
Panama City MSA (Bay and Gulf counties)	267	30.9%	\$171,500	1.8%	153	18.6%	\$192,000	6.7%
Pensacola-Ferry Pass-Brent MSA (Escambia and Santa Rosa counties)	622	24.2%	\$151,700	8.4%	90	4.7%	\$260,000	30.0%
Port St. Lucie MSA (Martin and St. Lucie counties)	764	11.7%	\$178,500	21.4%	266	3.1%	\$121,000	5.2%
Punta Gorda MSA (Charlotte County)	456	6.3%	\$159,475	8.5%	155	21.1%	\$149,900	11.9%
Sebastian-Vero Beach MSA (Indian River County)	313	15.9%	\$177,700	8.4%	124	6.0%	\$124,000	0.0%
Sebring MSA (Highlands County)	138	25.5%	\$90,000	-2.4%	37	37.0%	\$62,000	-17.1%
Tallahassee MSA (Gadsden, Jefferson, Leon, and Wakulla counties)	333	29.6%	\$170,000	7.9%	70	18.6%	\$90,425	23.0%
Tampa-St. Petersburg-Clearwater MSA (Hernando, Hillsborough, Pasco, and Pinellas counties)	4,057	19.8%	\$170,000	13.3%	1,510	21.0%	\$121,050	12.1%
The Villages MSA (Sumter County)	64	36.2%	\$200,000	9.0%	20	81.8%	\$181,000	-1.6%

* 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.