

# Florida Residential Market Sales Activity - February 2017

## Closed Sales and Median Sale Prices Statewide by Metropolitan Statistical Area\*



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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.
<b>State of Florida</b>	<b>18,033</b>	<b>-0.5%</b>	<b>\$225,000</b>	<b>12.5%</b>	<b>7,949</b>	<b>4.1%</b>	<b>\$167,500</b>	<b>11.7%</b>
Cape Coral-Fort Myers MSA (Lee County)	824	-0.1%	\$245,000	13.0%	438	13.8%	\$182,975	-4.7%
Crestview-Fort Walton Beach-Destin MSA (Okaloosa and Walton counties)	412	5.6%	\$249,000	6.0%	147	38.7%	\$305,500	8.0%
Deltona-Daytona Beach-Ormond Beach MSA (Flagler and Volusia counties)	792	-1.7%	\$179,900	15.8%	233	19.5%	\$164,950	0.0%
Gainesville MSA (Alachua and Gilchrist counties)	175	7.4%	\$182,850	4.5%	56	33.3%	\$113,500	29.3%
Homosassa Springs MSA (Citrus County)	218	9.0%	\$130,950	-3.7%	13	-31.6%	\$118,000	47.7%
Jacksonville MSA (Baker, Clay, Duval, Nassau, and St. Johns counties)	1,470	0.5%	\$218,000	13.5%	286	-14.1%	\$139,900	14.7%
Lakeland-Winter Haven MSA (Polk County)	671	1.1%	\$167,500	10.0%	71	-10.1%	\$97,500	13.4%
Miami-Fort Lauderdale-West Palm Beach MSA (Broward, Miami-Dade, and Palm Beach counties)	3,029	-8.2%	\$314,872	8.6%	3,075	-1.5%	\$172,500	9.2%
Naples-Immokalee-Marco Island MSA (Collier County)	350	17.8%	\$423,500	-7.9%	400	23.5%	\$276,250	1.8%
North Port-Sarasota-Bradenton MSA (Manatee and Sarasota counties)	924	4.2%	\$274,000	7.5%	468	-0.6%	\$199,250	13.9%
Ocala MSA (Marion County)	415	-7.2%	\$134,900	14.8%	37	117.6%	\$70,000	27.3%
Orlando-Kissimmee-Sanford MSA (Lake, Orange, Osceola, and Seminole counties)	2,232	2.2%	\$225,000	11.9%	682	5.6%	\$135,000	9.1%
Palm Bay-Melbourne-Titusville MSA (Brevard County)	649	-5.1%	\$205,000	24.2%	185	2.8%	\$139,900	-2.3%
Panama City MSA (Bay and Gulf counties)	252	15.6%	\$193,625	10.6%	123	23.0%	\$222,000	4.0%
Pensacola-Ferry Pass-Brent MSA (Escambia and Santa Rosa counties)	534	8.1%	\$172,700	8.0%	67	26.4%	\$269,000	35.9%
Port St. Lucie MSA (Martin and St. Lucie counties)	537	9.1%	\$224,450	21.3%	173	1.2%	\$140,000	7.7%
Punta Gorda MSA (Charlotte County)	329	2.5%	\$185,000	5.7%	85	9.0%	\$199,900	36.0%
Sebastian-Vero Beach MSA (Indian River County)	198	2.1%	\$216,500	12.9%	58	18.4%	\$123,500	7.4%
Sebring MSA (Highlands County)	119	-4.8%	\$128,500	12.8%	16	-5.9%	\$93,000	43.1%
Tallahassee MSA (Gadsden, Jefferson, Leon, and Wakulla counties)	242	0.8%	\$185,900	5.6%	49	-22.2%	\$116,950	20.7%
Tampa-St.Petersburg-Clearwater MSA (Hernando, Hillsborough, Pasco, and Pinellas counties)	3,199	-2.1%	\$210,000	16.7%	1,227	10.7%	\$143,500	14.9%
The Villages MSA (Sumter County)	75	8.7%	\$244,500	9.2%	20	33.3%	\$184,500	14.6%

\* 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.

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 Wednesday, March 22, 2017. Historical data revised on Monday, January 16, 2017. Next data release is Friday, April 21, 2017.