

# Florida Residential Market Sales Activity - Q4 2017

## 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.
<b>State of Florida</b>	<b>63,436</b>	<b>2.0%</b>	<b>\$240,000</b>	<b>7.2%</b>	<b>25,544</b>	<b>4.7%</b>	<b>\$175,000</b>	<b>6.6%</b>
Cape Coral-Fort Myers MSA (Lee County)	2,753	-6.4%	\$240,000	1.9%	1,398	7.5%	\$184,000	0.0%
Crestview-Fort Walton Beach-Destin MSA (Okaloosa and Walton counties)	1,501	4.9%	\$264,000	5.2%	409	-4.0%	\$305,000	-0.2%
Deltona-Daytona Beach-Ormond Beach MSA (Flagler and Volusia counties)	2,697	5.6%	\$193,000	7.2%	661	9.3%	\$188,750	4.9%
Gainesville MSA (Alachua and Gilchrist counties)	726	8.5%	\$215,000	10.3%	157	12.1%	\$118,950	9.6%
Homosassa Springs MSA (Citrus County)	689	2.5%	\$150,000	10.3%	64	10.3%	\$111,200	44.4%
Jacksonville MSA (Baker, Clay, Duval, Nassau, and St. Johns counties)	5,730	12.1%	\$230,500	8.0%	1,182	16.8%	\$155,000	8.4%
Lakeland-Winter Haven MSA (Polk County)	2,366	2.0%	\$184,900	8.8%	278	3.0%	\$118,500	19.7%
Miami-Fort Lauderdale-West Palm Beach MSA (Broward, Miami-Dade, and Palm Beach counties)	10,503	-4.2%	\$335,000	7.9%	9,863	1.1%	\$182,000	9.0%
Naples-Immokalee-Marco Island MSA (Collier County)	1,036	1.9%	\$438,500	5.7%	1,019	-2.3%	\$255,000	-1.9%
North Port-Sarasota-Bradenton MSA (Manatee and Sarasota counties)	3,207	2.6%	\$289,000	7.8%	1,463	5.5%	\$220,000	12.8%
Ocala MSA (Marion County)	1,453	3.2%	\$150,000	13.6%	113	-8.9%	\$94,250	21.3%
Orlando-Kissimmee-Sanford MSA (Lake, Orange, Osceola, and Seminole counties)	7,865	2.8%	\$250,000	9.8%	2,347	17.6%	\$155,000	14.8%
Palm Bay-Melbourne-Titusville MSA (Brevard County)	2,282	0.9%	\$215,575	13.5%	603	-1.0%	\$165,000	13.8%
Panama City MSA (Bay and Gulf counties)	806	2.3%	\$211,750	12.0%	379	15.2%	\$235,000	3.3%
Pensacola-Ferry Pass-Brent MSA (Escambia and Santa Rosa counties)	2,101	8.7%	\$188,000	10.6%	222	-5.5%	\$240,750	-6.4%
Port St. Lucie MSA (Martin and St. Lucie counties)	1,857	7.2%	\$231,950	8.1%	554	25.6%	\$150,000	10.3%
Punta Gorda MSA (Charlotte County)	1,027	1.0%	\$210,000	7.7%	223	-6.3%	\$153,000	5.5%
Sebastian-Vero Beach MSA (Indian River County)	732	12.4%	\$227,000	10.7%	173	1.2%	\$137,750	11.5%
Sebring MSA (Highlands County)	351	2.3%	\$135,810	8.2%	61	32.6%	\$89,500	5.3%
Tallahassee MSA (Gadsden, Jefferson, Leon, and Wakulla counties)	888	2.9%	\$202,950	4.8%	187	2.7%	\$105,000	0.7%
Tampa-St. Petersburg-Clearwater MSA (Hernando, Hillsborough, Pasco, and Pinellas counties)	11,333	0.9%	\$223,000	8.8%	4,007	4.2%	\$155,000	6.6%
The Villages MSA (Sumter County)	290	27.8%	\$235,000	6.8%	60	11.1%	\$198,075	9.3%

\* 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.