

Florida Residential Market Sales Activity - January 2018

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	16,561	-1.2%	\$240,000	9.1%	7,638	5.8%	\$179,900	11.7%
Cape Coral-Fort Myers MSA (Lee County)	895	9.3%	\$244,500	-0.2%	471	14.0%	\$191,000	3.2%
Crestview-Fort Walton Beach-Destin MSA (Okaloosa and Walton counties)	405	11.9%	\$285,000	18.4%	126	8.6%	\$308,500	11.6%
Deltona-Daytona Beach-Ormond Beach MSA (Flagler and Volusia counties)	683	-4.7%	\$187,000	4.2%	191	4.9%	\$205,000	38.5%
Gainesville MSA (Alachua and Gilchrist counties)	155	-3.7%	\$229,000	23.5%	53	23.3%	\$115,000	13.9%
Homosassa Springs MSA (Citrus County)	190	-5.0%	\$154,950	10.7%	17	41.7%	\$108,000	-11.8%
Jacksonville MSA (Baker, Clay, Duval, Nassau, and St. Johns counties)	1,246	-9.2%	\$227,750	15.6%	312	13.5%	\$157,000	10.2%
Lakeland-Winter Haven MSA (Polk County)	610	-4.4%	\$192,993	17.0%	65	-20.7%	\$97,000	14.1%
Miami-Fort Lauderdale-West Palm Beach MSA (Broward, Miami-Dade, and Palm Beach counties)	2,957	-0.9%	\$330,000	6.5%	3,023	7.6%	\$180,000	7.1%
Naples-Immokalee-Marco Island MSA (Collier County)	296	-5.7%	\$438,500	1.4%	453	19.5%	\$315,000	12.6%
North Port-Sarasota-Bradenton MSA (Manatee and Sarasota counties)	918	10.9%	\$289,495	7.6%	486	17.1%	\$210,583	0.3%
Ocala MSA (Marion County)	387	-1.8%	\$144,000	3.2%	24	-14.3%	\$99,000	-1.0%
Orlando-Kissimmee-Sanford MSA (Lake, Orange, Osceola, and Seminole counties)	2,037	-1.2%	\$250,000	12.6%	602	3.6%	\$149,500	15.0%
Palm Bay-Melbourne-Titusville MSA (Brevard County)	563	-6.2%	\$215,000	10.3%	168	-9.7%	\$149,950	4.9%
Panama City MSA (Bay and Gulf counties)	229	6.0%	\$212,000	15.5%	124	42.5%	\$245,000	16.7%
Pensacola-Ferry Pass-Brent MSA (Escambia and Santa Rosa counties)	500	4.2%	\$174,749	2.9%	58	-10.8%	\$238,313	-13.3%
Port St. Lucie MSA (Martin and St. Lucie counties)	463	0.9%	\$230,000	11.7%	137	-9.9%	\$149,000	8.0%
Punta Gorda MSA (Charlotte County)	278	-2.5%	\$210,000	7.7%	80	12.7%	\$157,500	-0.3%
Sebastian-Vero Beach MSA (Indian River County)	183	5.2%	\$229,000	9.0%	44	-29.0%	\$127,500	8.1%
Sebring MSA (Highlands County)	114	5.6%	\$135,000	8.9%	8	-46.7%	\$126,000	61.5%
Tallahassee MSA (Gadsden, Jefferson, Leon, and Wakulla counties)	223	6.2%	\$195,600	5.7%	43	-20.4%	\$108,000	21.7%
Tampa-St. Petersburg-Clearwater MSA (Hernando, Hillsborough, Pasco, and Pinellas counties)	2,779	-5.9%	\$217,000	11.3%	1,096	-3.3%	\$149,450	10.7%
The Villages MSA (Sumter County)	78	16.4%	\$269,250	22.4%	19	26.7%	\$199,000	6.4%

* 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, February 21, 2018. Historical data revised on Friday, September 7, 2018. Next data release is Wednesday, March 21, 2018.