

Florida Residential Market Sales Activity - September 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	21,087	17.0%	\$251,610	4.9%	8,492	14.6%	\$182,500	5.5%
Cape Coral-Fort Myers MSA (Lee County)	922	31.9%	\$245,000	-3.9%	445	24.0%	\$192,000	6.7%
Crestview-Fort Walton Beach-Destin MSA (Okaloosa and Walton counties)	572	3.2%	\$274,000	5.4%	172	22.9%	\$361,500	11.1%
Deltona-Daytona Beach-Ormond Beach MSA (Flagler and Volusia counties)	954	20.8%	\$213,000	9.2%	275	21.7%	\$210,000	9.7%
Gainesville MSA (Alachua and Gilchrist counties)	246	17.1%	\$225,000	9.8%	50	13.6%	\$114,250	8.8%
Homosassa Springs MSA (Citrus County)	238	-0.8%	\$150,000	-6.3%	20	17.6%	\$113,750	-2.8%
Jacksonville MSA (Baker, Clay, Duval, Nassau, and St. Johns counties)	1,843	15.8%	\$242,000	4.8%	419	10.3%	\$165,000	3.4%
Lakeland-Winter Haven MSA (Polk County)	824	27.8%	\$198,450	6.1%	102	43.7%	\$124,750	21.7%
Miami-Fort Lauderdale-West Palm Beach MSA (Broward, Miami-Dade, and Palm Beach counties)	3,347	22.4%	\$350,000	2.9%	3,274	19.6%	\$190,000	5.0%
Naples-Immokalee-Marco Island MSA (Collier County)	329	66.2%	\$412,500	-9.6%	385	46.9%	\$264,900	8.7%
North Port-Sarasota-Bradenton MSA (Manatee and Sarasota counties)	1,015	6.7%	\$287,500	1.8%	456	9.6%	\$210,000	5.0%
Ocala MSA (Marion County)	499	17.1%	\$165,000	6.5%	32	14.3%	\$111,000	34.1%
Orlando-Kissimmee-Sanford MSA (Lake, Orange, Osceola, and Seminole counties)	2,701	19.8%	\$267,000	6.8%	804	11.4%	\$165,000	3.6%
Palm Bay-Melbourne-Titusville MSA (Brevard County)	749	8.1%	\$235,000	9.3%	184	12.9%	\$169,000	3.7%
Panama City MSA (Bay and Gulf counties)	323	10.6%	\$230,000	12.2%	129	-13.4%	\$279,000	25.7%
Pensacola-Ferry Pass-Brent MSA (Escambia and Santa Rosa counties)	767	8.2%	\$199,900	5.2%	83	-18.6%	\$188,000	-16.0%
Port St. Lucie MSA (Martin and St. Lucie counties)	601	16.5%	\$247,000	7.4%	185	19.4%	\$159,950	-1.6%
Punta Gorda MSA (Charlotte County)	323	5.6%	\$212,500	-0.7%	56	-20.0%	\$131,500	-9.0%
Sebastian-Vero Beach MSA (Indian River County)	231	17.9%	\$240,000	4.4%	62	26.5%	\$142,250	9.4%
Sebring MSA (Highlands County)	121	70.4%	\$150,000	5.3%	18	80.0%	\$126,500	60.6%
Tallahassee MSA (Gadsden, Jefferson, Leon, and Wakulla counties)	284	-0.7%	\$209,250	1.8%	60	-11.8%	\$108,000	9.4%
Tampa-St. Petersburg-Clearwater MSA (Hernando, Hillsborough, Pasco, and Pinellas counties)	3,676	12.5%	\$232,500	3.3%	1,218	2.5%	\$162,000	8.0%
The Villages MSA (Sumter County)	76	-1.3%	\$230,000	-0.4%	31	24.0%	\$209,000	-1.9%

* 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 Friday, October 19, 2018. Historical data revised on Friday, September 7, 2018. Next data release is Wednesday, November 21, 2018.