

Florida Residential Market Sales Activity - 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	277,835	2.2%	\$254,500	7.2%	116,637	4.8%	\$185,000	7.2%
Cape Coral-Fort Myers MSA (Lee County)	13,339	7.9%	\$251,000	3.1%	6,644	7.0%	\$192,000	3.8%
Crestview-Fort Walton Beach-Destin MSA (Okaloosa and Walton counties)	6,970	4.3%	\$280,980	4.8%	1,983	5.4%	\$335,250	9.9%
Deltona-Daytona Beach-Ormond Beach MSA (Flagler and Volusia counties)	11,869	3.7%	\$209,900	10.5%	3,135	1.8%	\$198,000	10.0%
Gainesville MSA (Alachua and Gilchrist counties)	3,147	0.1%	\$230,000	9.5%	901	9.1%	\$119,900	7.1%
Homosassa Springs MSA (Citrus County)	3,190	5.7%	\$160,000	8.1%	273	3.4%	\$114,000	14.0%
Jacksonville MSA (Baker, Clay, Duval, Nassau, and St. Johns counties)	23,966	2.3%	\$247,000	7.9%	5,296	6.9%	\$162,000	6.6%
Lakeland-Winter Haven MSA (Polk County)	10,471	7.2%	\$196,000	9.6%	1,206	5.4%	\$124,500	14.2%
Miami-Fort Lauderdale-West Palm Beach MSA (Broward, Miami-Dade, and Palm Beach counties)	45,990	0.4%	\$350,000	6.1%	44,898	5.5%	\$190,000	6.1%
Naples-Immokalee-Marco Island MSA (Collier County)	4,900	3.7%	\$446,000	2.6%	5,514	7.0%	\$275,000	0.5%
North Port-Sarasota-Bradenton MSA (Manatee and Sarasota counties)	14,437	3.3%	\$290,000	3.6%	6,907	9.3%	\$217,999	5.3%
Ocala MSA (Marion County)	6,649	10.7%	\$159,900	8.8%	467	6.1%	\$98,000	11.4%
Orlando-Kissimmee-Sanford MSA (Lake, Orange, Osceola, and Seminole counties)	34,302	2.3%	\$265,000	8.2%	10,110	4.1%	\$168,500	12.8%
Palm Bay-Melbourne-Titusville MSA (Brevard County)	9,917	1.2%	\$228,000	8.6%	2,823	7.9%	\$173,000	10.2%
Panama City MSA (Bay and Gulf counties)	3,566	-0.7%	\$223,500	8.0%	1,784	5.1%	\$245,000	8.3%
Pensacola-Ferry Pass-Brent MSA (Escambia and Santa Rosa counties)	9,061	5.2%	\$203,000	9.7%	1,106	2.8%	\$250,000	0.6%
Port St. Lucie MSA (Martin and St. Lucie counties)	7,923	-1.0%	\$240,000	4.9%	2,432	1.3%	\$158,700	7.6%
Punta Gorda MSA (Charlotte County)	4,505	-0.2%	\$220,000	6.8%	1,146	10.0%	\$161,500	1.0%
Sebastian-Vero Beach MSA (Indian River County)	3,182	2.2%	\$239,000	5.8%	785	-1.4%	\$147,000	8.1%
Sebring MSA (Highlands County)	1,678	6.8%	\$145,000	11.5%	259	10.7%	\$89,500	9.8%
Tallahassee MSA (Gadsden, Jefferson, Leon, and Wakulla counties)	4,037	-0.5%	\$215,000	4.9%	1,026	11.5%	\$108,000	1.9%
Tampa-St. Petersburg-Clearwater MSA (Hernando, Hillsborough, Pasco, and Pinellas counties)	48,162	0.1%	\$235,000	6.8%	16,971	-0.9%	\$160,000	6.7%
The Villages MSA (Sumter County)	1,141	5.0%	\$250,000	8.2%	322	27.8%	\$199,450	5.0%

* 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 Tuesday, February 12, 2019. Historical data revised on Thursday, February 21, 2019. Next data release is TBD.