

Florida Residential Market Sales Activity - Q4 2019

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	70,839	11.6%	\$265,900	4.3%	26,932	3.3%	\$195,000	5.9%
Cape Coral-Fort Myers MSA (Lee County)	3,308	17.2%	\$260,000	4.2%	1,599	23.5%	\$194,400	1.0%
Crestview-Fort Walton Beach-Destin MSA (Okaloosa and Walton counties)	1,873	23.7%	\$280,000	0.4%	448	16.7%	\$355,000	7.6%
Deltona-Daytona Beach-Ormond Beach MSA (Flagler and Volusia counties)	3,037	10.2%	\$225,000	5.6%	768	6.4%	\$215,000	7.8%
Gainesville MSA (Alachua and Gilchrist counties)	731	12.1%	\$247,000	6.0%	148	-6.9%	\$130,000	6.6%
Homosassa Springs MSA (Citrus County)	832	17.2%	\$171,250	4.6%	47	17.5%	\$109,500	-1.2%
Jacksonville MSA (Baker, Clay, Duval, Nassau, and St. Johns counties)	5,950	4.8%	\$256,500	3.9%	1,378	8.3%	\$177,000	13.8%
Lakeland-Winter Haven MSA (Polk County)	2,941	17.1%	\$215,000	7.5%	236	-18.6%	\$127,290	-2.1%
Miami-Fort Lauderdale-West Palm Beach MSA (Broward, Miami-Dade, and Palm Beach counties)	11,114	5.1%	\$368,500	5.3%	10,535	1.3%	\$200,000	5.3%
Naples-Immokalee-Marco Island MSA (Collier County)	1,311	18.1%	\$435,000	0.5%	1,318	20.0%	\$262,500	-1.7%
North Port-Sarasota-Bradenton MSA (Manatee and Sarasota counties)	3,987	24.9%	\$300,000	1.7%	1,419	0.1%	\$225,000	4.4%
Ocala MSA (Marion County)	1,800	11.1%	\$175,000	8.0%	107	-10.8%	\$112,000	6.2%
Orlando-Kissimmee-Sanford MSA (Lake, Orange, Osceola, and Seminole counties)	8,686	8.6%	\$279,900	5.6%	2,367	0.3%	\$190,000	10.6%
Palm Bay-Melbourne-Titusville MSA (Brevard County)	2,437	8.7%	\$244,000	7.0%	682	10.4%	\$189,990	8.6%
Panama City MSA (Bay and Gulf counties)	995	92.5%	\$240,000	6.7%	412	52.6%	\$257,500	-1.0%
Pensacola-Ferry Pass-Brent MSA (Escambia and Santa Rosa counties)	2,183	8.7%	\$221,213	7.4%	256	-3.4%	\$280,000	1.4%
Port St. Lucie MSA (Martin and St. Lucie counties)	2,086	15.8%	\$253,000	5.5%	524	6.1%	\$163,000	0.0%
Punta Gorda MSA (Charlotte County)	1,134	14.3%	\$235,000	3.0%	239	8.6%	\$165,000	-8.4%
Sebastian-Vero Beach MSA (Indian River County)	800	12.4%	\$250,000	4.2%	181	11.7%	\$149,000	-6.0%
Sebring MSA (Highlands County)	384	-2.8%	\$160,000	8.7%	62	3.3%	\$95,250	1.9%
Tallahassee MSA (Gadsden, Jefferson, Leon, and Wakulla counties)	976	20.0%	\$231,950	8.1%	210	22.8%	\$119,250	1.9%
Tampa-St.Petersburg-Clearwater MSA (Hernando, Hillsborough, Pasco, and Pinellas counties)	12,532	9.7%	\$248,045	5.6%	3,830	-5.5%	\$174,990	7.0%
The Villages MSA (Sumter County)	352	32.8%	\$260,000	4.0%	30	-57.1%	\$190,413	-7.1%

* 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.

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