

Single Family Home Market Sales Activity - February 2020

Closed Sales and Median Sale Prices

Statewide by Metropolitan Statistical Area*



State / Metropolitan Statistical Area	February 2020				Year-to-Date			
	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	20,693	9.1%	\$270,000	8.0%	38,991	13.0%	\$268,000	7.2%
Cape Coral-Fort Myers MSA (Lee County)	1,036	18.4%	\$270,000	6.6%	1,948	21.5%	\$270,000	4.9%
Crestview-Fort Walton Beach-Destin MSA (Okaloosa and Walton counties)	564	11.5%	\$284,950	10.5%	1,069	13.0%	\$281,900	7.2%
Deltona-Daytona Beach-Ormond Beach MSA (Flagler and Volusia counties)	875	11.2%	\$229,050	5.2%	1,669	16.4%	\$226,000	4.1%
Gainesville MSA (Alachua and Gilchrist counties)	221	-6.8%	\$237,900	3.7%	380	-2.1%	\$240,000	6.4%
Homosassa Springs MSA (Citrus County)	252	7.7%	\$175,500	9.8%	483	10.3%	\$170,000	4.9%
Jacksonville MSA (Baker, Clay, Duval, Nassau, and St. Johns counties)	1,818	10.2%	\$260,000	6.1%	3,338	12.7%	\$256,990	7.1%
Lakeland-Winter Haven MSA (Polk County)	870	16.6%	\$216,995	8.5%	1,650	25.9%	\$216,000	8.0%
Miami-Fort Lauderdale-West Palm Beach MSA (Broward, Miami-Dade, and Palm Beach counties)	3,121	9.9%	\$373,000	6.9%	6,078	13.8%	\$370,000	6.5%
Naples-Immokalee-Marco Island MSA (Collier County)	405	30.6%	\$454,000	2.1%	778	22.1%	\$465,000	8.8%
North Port-Sarasota-Bradenton MSA (Manatee and Sarasota counties)	1,093	3.6%	\$315,000	8.6%	2,068	11.8%	\$312,107	6.1%
Ocala MSA (Marion County)	551	14.6%	\$170,200	2.2%	1,038	17.7%	\$172,000	4.3%
Orlando-Kissimmee-Sanford MSA (Lake, Orange, Osceola, and Seminole counties)	2,533	5.7%	\$285,000	6.1%	4,756	9.3%	\$283,000	6.8%
Palm Bay-Melbourne-Titusville MSA (Brevard County)	695	4.4%	\$248,000	7.8%	1,294	9.0%	\$244,018	6.1%
Panama City MSA (Bay and Gulf counties)	323	2.5%	\$268,878	25.1%	624	3.0%	\$245,000	15.6%
Pensacola-Ferry Pass-Brent MSA (Escambia and Santa Rosa counties)	676	15.8%	\$234,514	16.1%	1,249	15.4%	\$229,000	11.7%
Port St. Lucie MSA (Martin and St. Lucie counties)	536	2.1%	\$257,500	5.4%	1,027	11.1%	\$253,000	3.3%
Punta Gorda MSA (Charlotte County)	376	8.0%	\$240,000	9.1%	690	15.0%	\$240,000	7.3%
Sebastian-Vero Beach MSA (Indian River County)	232	11.5%	\$259,950	6.1%	429	16.6%	\$252,000	5.0%
Sebring MSA (Highlands County)	149	33.0%	\$160,000	12.7%	249	18.0%	\$160,000	7.8%
Tallahassee MSA (Gadsden, Jefferson, Leon, and Wakulla counties)	278	1.5%	\$239,900	8.6%	535	12.9%	\$234,950	9.9%
Tampa-St. Petersburg-Clearwater MSA (Hernando, Hillsborough, Pasco, and Pinellas counties)	3,586	6.1%	\$252,000	7.2%	6,621	9.6%	\$250,000	8.7%
The Villages MSA (Sumter County)	85	19.7%	\$310,000	23.0%	181	36.1%	\$273,000	17.2%

* 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, March 20, 2020. Next data release is Tuesday, April 21, 2020.

Townhouse and Condo Market Sales Activity - February 2020

Closed Sales and Median Sale Prices

Statewide by Metropolitan Statistical Area*



State / Metropolitan Statistical Area	February 2020				Year-to-Date			
	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	8,842	10.8%	\$200,000	6.7%	16,556	12.5%	\$200,000	8.1%
Cape Coral-Fort Myers MSA (Lee County)	605	19.6%	\$200,000	6.0%	1,094	17.9%	\$200,000	5.7%
Crestview-Fort Walton Beach-Destin MSA (Okaloosa and Walton counties)	128	18.5%	\$306,000	-8.7%	255	22.6%	\$325,000	-5.5%
Deltona-Daytona Beach-Ormond Beach MSA (Flagler and Volusia counties)	273	25.2%	\$198,500	1.8%	490	28.3%	\$200,000	7.0%
Gainesville MSA (Alachua and Gilchrist counties)	57	-1.7%	\$118,000	-5.2%	106	7.1%	\$125,000	5.0%
Homosassa Springs MSA (Citrus County)	8	0.0%	\$84,250	-25.6%	25	47.1%	\$105,500	-4.1%
Jacksonville MSA (Baker, Clay, Duval, Nassau, and St. Johns counties)	460	25.7%	\$184,900	11.6%	779	13.4%	\$176,700	10.4%
Lakeland-Winter Haven MSA (Polk County)	77	-10.5%	\$129,500	6.6%	147	-14.0%	\$133,000	4.7%
Miami-Fort Lauderdale-West Palm Beach MSA (Broward, Miami-Dade, and Palm Beach counties)	3,148	6.7%	\$205,000	5.1%	6,068	9.1%	\$205,000	7.9%
Naples-Immokalee-Marco Island MSA (Collier County)	471	36.9%	\$288,000	4.7%	879	34.6%	\$285,000	5.6%
North Port-Sarasota-Bradenton MSA (Manatee and Sarasota counties)	617	37.4%	\$245,000	10.9%	1,181	44.7%	\$244,995	11.0%
Ocala MSA (Marion County)	51	21.4%	\$103,500	2.0%	81	15.7%	\$107,900	2.8%
Orlando-Kissimmee-Sanford MSA (Lake, Orange, Osceola, and Seminole counties)	702	1.4%	\$181,000	2.3%	1,351	7.2%	\$180,000	4.7%
Palm Bay-Melbourne-Titusville MSA (Brevard County)	210	-0.9%	\$210,750	21.5%	385	7.2%	\$188,950	11.1%
Panama City MSA (Bay and Gulf counties)	134	27.6%	\$271,500	8.6%	276	40.1%	\$265,000	5.0%
Pensacola-Ferry Pass-Brent MSA (Escambia and Santa Rosa counties)	68	19.3%	\$209,950	-41.7%	149	15.5%	\$262,950	-13.8%
Port St. Lucie MSA (Martin and St. Lucie counties)	171	14.0%	\$163,500	5.5%	303	-0.7%	\$171,000	3.6%
Punta Gorda MSA (Charlotte County)	81	0.0%	\$186,250	3.5%	156	16.4%	\$185,625	5.2%
Sebastian-Vero Beach MSA (Indian River County)	70	-7.9%	\$160,000	11.3%	126	5.0%	\$160,000	10.7%
Sebring MSA (Highlands County)	21	-27.6%	\$86,000	-21.5%	35	-16.7%	\$90,500	-12.9%
Tallahassee MSA (Gadsden, Jefferson, Leon, and Wakulla counties)	64	-30.4%	\$110,500	-7.8%	111	-21.3%	\$115,000	-1.7%
Tampa-St.Petersburg-Clearwater MSA (Hernando, Hillsborough, Pasco, and Pinellas counties)	1,361	7.6%	\$183,000	5.8%	2,415	4.5%	\$179,495	5.0%
The Villages MSA (Sumter County)	32	39.1%	\$221,500	4.5%	61	38.6%	\$229,500	4.4%

* 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 Friday, March 20, 2020. Next data release is Tuesday, April 21, 2020.