

# Single-Family Home Market Sales Activity - May 2021

## Closed Sales and Median Sale Prices

### Statewide by Metropolitan Statistical Area\*



State / Metropolitan Statistical Area	May 2021				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.
<b>State of Florida</b>	<b>30,985</b>	<b>57.9%</b>	<b>\$344,900</b>	<b>27.7%</b>	<b>142,602</b>	<b>33.7%</b>	<b>\$327,000</b>	<b>20.2%</b>
Cape Coral-Fort Myers MSA (Lee County)	1,685	82.4%	\$365,000	38.7%	7,953	45.7%	\$345,000	27.8%
Crestview-Fort Walton Beach-Destin MSA (Okaloosa and Walton counties)	939	66.2%	\$399,900	29.4%	4,123	45.6%	\$379,900	26.7%
Deltona-Daytona Beach-Ormond Beach MSA (Flagler and Volusia counties)	1,276	41.2%	\$282,614	20.3%	6,122	30.5%	\$274,900	18.2%
Gainesville MSA (Alachua and Gilchrist counties)	336	24.4%	\$305,500	28.9%	1,452	19.5%	\$281,500	14.9%
Homosassa Springs MSA (Citrus County)	369	38.2%	\$239,900	33.4%	1,764	34.2%	\$211,000	20.2%
Jacksonville MSA (Baker, Clay, Duval, Nassau, and St. Johns counties)	2,735	40.0%	\$315,000	18.9%	11,370	18.4%	\$300,000	13.6%
Lakeland-Winter Haven MSA (Polk County)	1,251	64.2%	\$260,250	18.3%	6,053	38.6%	\$250,695	14.5%
Miami-Fort Lauderdale-West Palm Beach MSA (Broward, Miami-Dade, and Palm Beach counties)	4,884	92.4%	\$476,500	27.9%	22,205	41.8%	\$459,000	22.4%
Naples-Immokalee-Marco Island MSA (Collier County)	779	129.1%	\$650,000	44.4%	3,752	72.3%	\$630,000	34.0%
North Port-Sarasota-Bradenton MSA (Manatee and Sarasota counties)	1,724	71.2%	\$403,745	29.9%	8,255	44.9%	\$384,413	22.0%
Ocala MSA (Marion County)	809	74.7%	\$225,000	28.6%	3,746	35.9%	\$213,000	20.8%
Orlando-Kissimmee-Sanford MSA (Lake, Orange, Osceola, and Seminole counties)	3,502	54.4%	\$351,000	19.0%	16,777	33.8%	\$335,000	15.9%
Palm Bay-Melbourne-Titusville MSA (Brevard County)	997	39.2%	\$290,000	16.0%	4,773	26.9%	\$280,000	11.3%
Panama City MSA (Bay and Gulf counties)	521	68.6%	\$299,000	27.2%	2,300	46.3%	\$280,000	15.4%
Pensacola-Ferry Pass-Brent MSA (Escambia and Santa Rosa counties)	965	24.0%	\$275,000	20.6%	4,399	19.4%	\$260,040	14.0%
Port St. Lucie MSA (Martin and St. Lucie counties)	929	75.6%	\$329,951	32.0%	4,071	35.7%	\$310,100	21.6%
Punta Gorda MSA (Charlotte County)	561	72.1%	\$320,035	35.1%	2,695	42.9%	\$291,709	21.5%
Sebastian-Vero Beach MSA (Indian River County)	363	62.1%	\$340,000	27.1%	1,736	45.8%	\$317,000	21.9%
Sebring MSA (Highlands County)	210	56.7%	\$220,000	29.4%	888	35.0%	\$190,000	18.8%
Tallahassee MSA (Gadsden, Jefferson, Leon, and Wakulla counties)	488	33.7%	\$267,000	8.3%	1,943	17.6%	\$263,000	9.6%
Tampa-St. Petersburg-Clearwater MSA (Hernando, Hillsborough, Pasco, and Pinellas counties)	4,761	37.5%	\$321,659	22.5%	22,065	21.6%	\$303,000	18.8%
The Villages MSA (Sumter County)	178	117.1%	\$315,000	16.5%	823	79.7%	\$295,000	7.3%

\* 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, June 22, 2021. Next data release is Thursday, July 22, 2021.

# Townhouse and Condo Market Sales Activity - May 2021

## Closed Sales and Median Sale Prices

### Statewide by Metropolitan Statistical Area\*



State / Metropolitan Statistical Area	May 2021				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.
<b>State of Florida</b>	<b>15,491</b>	<b>155.2%</b>	<b>\$250,000</b>	<b>24.1%</b>	<b>70,326</b>	<b>71.7%</b>	<b>\$242,000</b>	<b>18.0%</b>
Cape Coral-Fort Myers MSA (Lee County)	911	149.6%	\$248,900	24.5%	4,709	69.4%	\$235,000	14.6%
Crestview-Fort Walton Beach-Destin MSA (Okaloosa and Walton counties)	303	154.6%	\$450,000	31.6%	1,373	115.9%	\$410,000	22.4%
Deltona-Daytona Beach-Ormond Beach MSA (Flagler and Volusia counties)	408	123.0%	\$245,500	22.8%	1,993	77.8%	\$251,500	23.9%
Gainesville MSA (Alachua and Gilchrist counties)	121	98.4%	\$147,000	5.0%	453	46.1%	\$145,000	10.7%
Homosassa Springs MSA (Citrus County)	24	118.2%	\$132,450	0.3%	89	39.1%	\$140,000	27.9%
Jacksonville MSA (Baker, Clay, Duval, Nassau, and St. Johns counties)	702	102.3%	\$225,000	25.0%	2,864	42.8%	\$214,684	17.4%
Lakeland-Winter Haven MSA (Polk County)	108	58.8%	\$167,500	8.8%	694	90.1%	\$159,900	15.5%
Miami-Fort Lauderdale-West Palm Beach MSA (Broward, Miami-Dade, and Palm Beach counties)	6,134	227.1%	\$263,000	25.2%	26,116	80.2%	\$253,000	20.5%
Naples-Immokalee-Marco Island MSA (Collier County)	1,065	233.9%	\$339,325	26.6%	5,059	114.9%	\$329,000	15.4%
North Port-Sarasota-Bradenton MSA (Manatee and Sarasota counties)	860	119.4%	\$287,750	20.9%	4,714	66.7%	\$275,000	16.0%
Ocala MSA (Marion County)	68	106.1%	\$140,000	9.5%	299	49.5%	\$132,450	12.1%
Orlando-Kissimmee-Sanford MSA (Lake, Orange, Osceola, and Seminole counties)	1,298	153.0%	\$209,950	3.2%	5,507	68.1%	\$207,000	8.4%
Palm Bay-Melbourne-Titusville MSA (Brevard County)	285	70.7%	\$230,000	36.9%	1,459	43.0%	\$229,000	17.6%
Panama City MSA (Bay and Gulf counties)	285	179.4%	\$345,000	21.6%	1,285	110.3%	\$310,000	19.2%
Pensacola-Ferry Pass-Brent MSA (Escambia and Santa Rosa counties)	160	162.3%	\$349,000	30.3%	606	64.2%	\$355,900	28.3%
Port St. Lucie MSA (Martin and St. Lucie counties)	331	147.0%	\$235,000	38.2%	1,369	66.3%	\$223,000	27.4%
Punta Gorda MSA (Charlotte County)	157	166.1%	\$218,500	15.6%	792	90.8%	\$210,000	13.5%
Sebastian-Vero Beach MSA (Indian River County)	128	184.4%	\$218,500	39.3%	630	98.1%	\$179,000	7.2%
Sebring MSA (Highlands County)	32	100.0%	\$139,500	65.6%	148	68.2%	\$125,500	22.4%
Tallahassee MSA (Gadsden, Jefferson, Leon, and Wakulla counties)	138	72.5%	\$133,400	11.4%	503	47.1%	\$130,000	13.0%
Tampa-St.Petersburg-Clearwater MSA (Hernando, Hillsborough, Pasco, and Pinellas counties)	1,798	69.9%	\$220,000	16.4%	8,818	43.6%	\$214,250	16.9%
The Villages MSA (Sumter County)	65	195.5%	\$240,000	0.4%	279	83.6%	\$225,275	-4.1%

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