

Single-Family Home Market Sales Activity - January 2023

Closed Sales and Median Sale Prices Statewide by Metropolitan Statistical Area*



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State / Metropolitan Statistical Area	January 2023				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	14,766	-32.5%	\$389,990	4.0%	14,766	-32.5%	\$389,990	4.0%
Cape Coral-Fort Myers MSA (Lee County)	868	-21.0%	\$420,000	1.6%	868	-21.0%	\$420,000	1.6%
Crestview-Fort Walton Beach-Destin MSA (Okaloosa and Walton counties)	389	-42.3%	\$389,900	-4.9%	389	-42.3%	\$389,900	-4.9%
Deltona-Daytona Beach-Ormond Beach MSA (Flagler and Volusia counties)	649	-34.1%	\$339,996	6.2%	649	-34.1%	\$339,996	6.2%
Gainesville MSA (Alachua and Gilchrist counties)	174	-14.3%	\$315,600	7.0%	174	-14.3%	\$315,600	7.0%
Homosassa Springs MSA (Citrus County)	195	-35.4%	\$282,000	10.6%	195	-35.4%	\$282,000	10.6%
Jacksonville MSA (Baker, Clay, Duval, Nassau, and St. Johns counties)	1,172	-35.2%	\$370,990	5.2%	1,172	-35.2%	\$370,990	5.2%
Lakeland-Winter Haven MSA (Polk County)	716	-26.6%	\$324,900	4.8%	716	-26.6%	\$324,900	4.8%
Miami-Fort Lauderdale-West Palm Beach MSA (Broward, Miami-Dade, and Palm Beach counties)	2,064	-37.6%	\$555,000	7.8%	2,064	-37.6%	\$555,000	7.8%
Naples-Immokalee-Marco Island MSA (Collier County)	286	-35.6%	\$750,000	3.8%	286	-35.6%	\$750,000	3.8%
North Port-Sarasota-Bradenton MSA (Manatee and Sarasota counties)	779	-34.6%	\$485,000	3.2%	779	-34.6%	\$485,000	3.2%
Ocala MSA (Marion County)	471	-24.0%	\$278,500	9.5%	471	-24.0%	\$278,500	9.5%
Orlando-Kissimmee-Sanford MSA (Lake, Orange, Osceola, and Seminole counties)	1,583	-37.1%	\$415,000	6.4%	1,583	-37.1%	\$415,000	6.4%
Palm Bay-Melbourne-Titusville MSA (Brevard County)	585	-23.2%	\$350,000	7.7%	585	-23.2%	\$350,000	7.7%
Panama City MSA (Bay and Gulf counties)	265	-29.9%	\$374,900	13.6%	265	-29.9%	\$374,900	13.6%
Pensacola-Ferry Pass-Brent MSA (Escambia and Santa Rosa counties)	532	-27.6%	\$306,000	2.0%	532	-27.6%	\$306,000	2.0%
Port St. Lucie MSA (Martin and St. Lucie counties)	470	-25.5%	\$389,795	3.9%	470	-25.5%	\$389,795	3.9%
Punta Gorda MSA (Charlotte County)	257	-35.3%	\$365,000	3.4%	257	-35.3%	\$365,000	3.4%
Sebastian-Vero Beach MSA (Indian River County)	149	-33.8%	\$385,000	8.3%	149	-33.8%	\$385,000	8.3%
Sebring MSA (Highlands County)	90	-36.6%	\$255,000	4.1%	90	-36.6%	\$255,000	4.1%
Tallahassee MSA (Gadsden, Jefferson, Leon, and Wakulla counties)	204	-37.2%	\$307,450	2.7%	204	-37.2%	\$307,450	2.7%
Tampa-St.Petersburg-Clearwater MSA (Hernando, Hillsborough, Pasco, and Pinellas counties)	2,446	-30.1%	\$380,000	3.8%	2,446	-30.1%	\$380,000	3.8%
The Villages MSA (Sumter County)	76	-28.3%	\$358,500	1.7%	76	-28.3%	\$358,500	1.7%

* 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 21, 2023. Next data release is Tuesday, March 21, 2023.

Townhouse and Condo Market Sales Activity - January 2023

Closed Sales and Median Sale Prices

Statewide by Metropolitan Statistical Area*



State / Metropolitan Statistical Area	January 2023				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	6,078	-40.7%	\$310,000	8.8%	6,078	-40.7%	\$310,000	8.8%
Cape Coral-Fort Myers MSA (Lee County)	338	-34.0%	\$320,000	7.3%	338	-34.0%	\$320,000	7.3%
Crestview-Fort Walton Beach-Destin MSA (Okaloosa and Walton counties)	86	-58.3%	\$599,000	14.8%	86	-58.3%	\$599,000	14.8%
Deltona-Daytona Beach-Ormond Beach MSA (Flagler and Volusia counties)	137	-48.9%	\$279,000	-3.5%	137	-48.9%	\$279,000	-3.5%
Gainesville MSA (Alachua and Gilchrist counties)	25	-65.8%	\$192,000	24.7%	25	-65.8%	\$192,000	24.7%
Homosassa Springs MSA (Citrus County)	8	-55.6%	\$192,500	5.8%	8	-55.6%	\$192,500	5.8%
Jacksonville MSA (Baker, Clay, Duval, Nassau, and St. Johns counties)	376	-14.7%	\$270,150	8.9%	376	-14.7%	\$270,150	8.9%
Lakeland-Winter Haven MSA (Polk County)	82	-26.8%	\$254,535	14.4%	82	-26.8%	\$254,535	14.4%
Miami-Fort Lauderdale-West Palm Beach MSA (Broward, Miami-Dade, and Palm Beach counties)	2,378	-43.5%	\$315,000	8.6%	2,378	-43.5%	\$315,000	8.6%
Naples-Immokalee-Marco Island MSA (Collier County)	311	-37.6%	\$499,800	13.8%	311	-37.6%	\$499,800	13.8%
North Port-Sarasota-Bradenton MSA (Manatee and Sarasota counties)	389	-32.2%	\$380,000	11.8%	389	-32.2%	\$380,000	11.8%
Ocala MSA (Marion County)	32	-17.9%	\$192,450	13.2%	32	-17.9%	\$192,450	13.2%
Orlando-Kissimmee-Sanford MSA (Lake, Orange, Osceola, and Seminole counties)	494	-48.1%	\$284,500	17.1%	494	-48.1%	\$284,500	17.1%
Palm Bay-Melbourne-Titusville MSA (Brevard County)	140	-35.2%	\$290,000	11.2%	140	-35.2%	\$290,000	11.2%
Panama City MSA (Bay and Gulf counties)	77	-56.3%	\$410,000	-3.5%	77	-56.3%	\$410,000	-3.5%
Pensacola-Ferry Pass-Brent MSA (Escambia and Santa Rosa counties)	47	-57.3%	\$275,000	-24.1%	47	-57.3%	\$275,000	-24.1%
Port St. Lucie MSA (Martin and St. Lucie counties)	106	-43.0%	\$285,000	13.8%	106	-43.0%	\$285,000	13.8%
Punta Gorda MSA (Charlotte County)	46	-43.2%	\$315,000	18.9%	46	-43.2%	\$315,000	18.9%
Sebastian-Vero Beach MSA (Indian River County)	51	-21.5%	\$275,000	17.0%	51	-21.5%	\$275,000	17.0%
Sebring MSA (Highlands County)	13	-38.1%	\$150,800	13.4%	13	-38.1%	\$150,800	13.4%
Tallahassee MSA (Gadsden, Jefferson, Leon, and Wakulla counties)	48	-45.5%	\$177,500	21.6%	48	-45.5%	\$177,500	21.6%
Tampa-St.Petersburg-Clearwater MSA (Hernando, Hillsborough, Pasco, and Pinellas counties)	831	-36.9%	\$287,000	17.2%	831	-36.9%	\$287,000	17.2%
The Villages MSA (Sumter County)	22	-29.0%	\$316,500	10.7%	22	-29.0%	\$316,500	10.7%

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