

Single-Family Home Market Sales Activity - January 2026

Closed Sales and Median Sale Prices

Statewide by Metropolitan Statistical Area*



State / Metropolitan Statistical Area	January 2026				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	16,298	5.9%	\$405,000	-1.2%	16,298	5.9%	\$405,000	-1.2%
Cape Coral-Fort Myers MSA (Lee County)	937	15.4%	\$400,000	0.1%	937	15.4%	\$400,000	0.1%
Crestview-Fort Walton Beach-Destin MSA (Okaloosa and Walton counties)	468	23.5%	\$449,430	5.7%	468	23.5%	\$449,430	5.7%
Deltona-Daytona Beach-Ormond Beach MSA (Flagler and Volusia counties)	857	33.5%	\$355,681	-0.4%	857	33.5%	\$355,681	-0.4%
Gainesville MSA (Alachua and Gilchrist counties)	130	-21.2%	\$340,000	1.8%	130	-21.2%	\$340,000	1.8%
Homosassa Springs MSA (Citrus County)	333	51.4%	\$284,990	0.7%	333	51.4%	\$284,990	0.7%
Jacksonville MSA (Baker, Clay, Duval, Nassau, and St. Johns counties)	1,296	5.7%	\$377,000	-2.1%	1,296	5.7%	\$377,000	-2.1%
Lakeland-Winter Haven MSA (Polk County)	642	-1.4%	\$321,495	-1.2%	642	-1.4%	\$321,495	-1.2%
Miami-Fort Lauderdale-West Palm Beach MSA (Broward, Miami-Dade, and Palm Beach counties)	2,355	4.3%	\$670,000	3.1%	2,355	4.3%	\$670,000	3.1%
Naples-Immokalee-Marco Island MSA (Collier County)	356	6.3%	\$860,000	-7.0%	356	6.3%	\$860,000	-7.0%
North Port-Sarasota-Bradenton MSA (Manatee and Sarasota counties)	967	-5.0%	\$485,000	-3.0%	967	-5.0%	\$485,000	-3.0%
Ocala MSA (Marion County)	574	7.3%	\$279,900	-2.8%	574	7.3%	\$279,900	-2.8%
Orlando-Kissimmee-Sanford MSA (Lake, Orange, Osceola, and Seminole counties)	1,710	1.5%	\$430,000	-3.8%	1,710	1.5%	\$430,000	-3.8%
Palm Bay-Melbourne-Titusville MSA (Brevard County)	581	5.6%	\$369,900	-1.3%	581	5.6%	\$369,900	-1.3%
Panama City MSA (Bay and Gulf counties)	298	32.4%	\$367,500	5.0%	298	32.4%	\$367,500	5.0%
Pensacola-Ferry Pass-Brent MSA (Escambia and Santa Rosa counties)	539	17.2%	\$330,000	1.5%	539	17.2%	\$330,000	1.5%
Port St. Lucie MSA (Martin and St. Lucie counties)	511	20.2%	\$415,000	-0.6%	511	20.2%	\$415,000	-0.6%
Punta Gorda MSA (Charlotte County)	392	18.8%	\$346,250	-1.1%	392	18.8%	\$346,250	-1.1%
Sebastian-Vero Beach MSA (Indian River County)	256	49.7%	\$423,125	8.4%	256	49.7%	\$423,125	8.4%
Sebring MSA (Highlands County)	119	22.7%	\$260,000	-11.9%	119	22.7%	\$260,000	-11.9%
Tallahassee MSA (Gadsden, Jefferson, Leon, and Wakulla counties)	201	-2.9%	\$325,000	-2.3%	201	-2.9%	\$325,000	-2.3%
Tampa-St.Petersburg-Clearwater MSA (Hernando, Hillsborough, Pasco, and Pinellas counties)	2,240	-8.9%	\$386,500	-2.1%	2,240	-8.9%	\$386,500	-2.1%
The Villages MSA (Sumter County)	91	-15.7%	\$354,025	-4.3%	91	-15.7%	\$354,025	-4.3%

* 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 10th day of the following month.
Data released on Tuesday, February 17, 2026. Next data release is Monday, March 16, 2026.

Townhouse and Condo Market Sales Activity - January 2026

Closed Sales and Median Sale Prices

Statewide by Metropolitan Statistical Area*



State / Metropolitan Statistical Area	January 2026				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	6,084	5.1%	\$305,000	-2.4%	6,084	5.1%	\$305,000	-2.4%
Cape Coral-Fort Myers MSA (Lee County)	336	19.1%	\$289,950	-10.8%	336	19.1%	\$289,950	-10.8%
Crestview-Fort Walton Beach-Destin MSA (Okaloosa and Walton counties)	90	45.2%	\$510,000	-8.5%	90	45.2%	\$510,000	-8.5%
Deltona-Daytona Beach-Ormond Beach MSA (Flagler and Volusia counties)	229	36.3%	\$280,000	-5.1%	229	36.3%	\$280,000	-5.1%
Gainesville MSA (Alachua and Gilchrist counties)	36	28.6%	\$200,000	-7.0%	36	28.6%	\$200,000	-7.0%
Homosassa Springs MSA (Citrus County)	10	-28.6%	\$217,500	33.8%	10	-28.6%	\$217,500	33.8%
Jacksonville MSA (Baker, Clay, Duval, Nassau, and St. Johns counties)	316	11.7%	\$265,500	-1.3%	316	11.7%	\$265,500	-1.3%
Lakeland-Winter Haven MSA (Polk County)	77	-9.4%	\$245,000	-4.9%	77	-9.4%	\$245,000	-4.9%
Miami-Fort Lauderdale-West Palm Beach MSA (Broward, Miami-Dade, and Palm Beach counties)	2,164	1.6%	\$335,000	-1.3%	2,164	1.6%	\$335,000	-1.3%
Naples-Immokalee-Marco Island MSA (Collier County)	346	15.3%	\$472,500	-8.3%	346	15.3%	\$472,500	-8.3%
North Port-Sarasota-Bradenton MSA (Manatee and Sarasota counties)	433	4.6%	\$310,000	-8.8%	433	4.6%	\$310,000	-8.8%
Ocala MSA (Marion County)	32	-8.6%	\$169,950	-8.1%	32	-8.6%	\$169,950	-8.1%
Orlando-Kissimmee-Sanford MSA (Lake, Orange, Osceola, and Seminole counties)	482	-10.9%	\$299,750	-3.3%	482	-10.9%	\$299,750	-3.3%
Palm Bay-Melbourne-Titusville MSA (Brevard County)	121	-6.9%	\$295,000	9.3%	121	-6.9%	\$295,000	9.3%
Panama City MSA (Bay and Gulf counties)	78	16.4%	\$362,500	-2.0%	78	16.4%	\$362,500	-2.0%
Pensacola-Ferry Pass-Brent MSA (Escambia and Santa Rosa counties)	76	10.1%	\$259,500	4.3%	76	10.1%	\$259,500	4.3%
Port St. Lucie MSA (Martin and St. Lucie counties)	150	32.7%	\$235,000	-12.8%	150	32.7%	\$235,000	-12.8%
Punta Gorda MSA (Charlotte County)	110	89.7%	\$239,450	-0.6%	110	89.7%	\$239,450	-0.6%
Sebastian-Vero Beach MSA (Indian River County)	70	34.6%	\$185,250	-32.8%	70	34.6%	\$185,250	-32.8%
Sebring MSA (Highlands County)	20	42.9%	\$153,500	-14.1%	20	42.9%	\$153,500	-14.1%
Tallahassee MSA (Gadsden, Jefferson, Leon, and Wakulla counties)	38	-11.6%	\$172,000	-1.7%	38	-11.6%	\$172,000	-1.7%
Tampa-St.Petersburg-Clearwater MSA (Hernando, Hillsborough, Pasco, and Pinellas counties)	792	-4.8%	\$285,517	2.0%	792	-4.8%	\$285,517	2.0%
The Villages MSA (Sumter County)	30	30.4%	\$280,950	-19.3%	30	30.4%	\$280,950	-19.3%

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