



Naples Area Board of REALTORS®



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1455 Pine Ridge Road
Naples, FL 34109

July 2017

Overall Market Statistics by Price

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM			
	July 2016	July 2017	% Chg.	12-month ending 07/2016	12-month ending 07/2017	% Chg.	July 2016	July 2017	% Chg.	12-month ending 07/2016	12-month ending 07/2017	% Chg.	July 2016	July 2017	% Chg.	12-month ending 07/2016	12-month ending 07/2017	% Chg.	July 2016	July 2017	% Chg.	July 2016	July 2017	% Chg.	
\$0-\$300K	332	313	-6%	4,175	4,048	-3%	318	318	0%	4,208	4,040	-4%	\$ 219	\$ 225	3%	\$ 210	\$ 220	5%	1,267	1,421	12%	58	78	34%	
\$300K-\$500K	195	209	7%	2,362	2,665	13%	146	193	32%	2,151	2,467	15%	\$ 376	\$ 387	3%	\$ 379	\$ 377	-1%	1,292	1,310	1%	84	111	32%	
\$500K-\$1M	97	140	44%	1,567	1,699	8%	107	102	-5%	1,464	1,537	5%	\$ 645	\$ 660	2%	\$ 652	\$ 659	1%	1,216	1,192	-2%	96	138	44%	
\$1M-\$2M	40	41	2%	642	635	-1%	33	40	21%	614	589	-4%	\$ 1,375	\$ 1,330	-3%	\$ 1,338	\$ 1,337	0%	513	497	-3%	91	138	52%	
\$2M+	17	17	0%	415	426	3%	23	29	26%	360	404	12%	\$ 3,430	\$ 3,150	-8%	\$ 3,200	\$ 3,035	-5%	513	508	-1%	118	182	54%	
TOTAL	681	720	6%	9,161	9,473	3%	627	682	9%	8,797	9,037	3%	\$ 300	\$ 319	6%	\$ 315	\$ 327	4%	4,801	4,928	3%	75	105	40%	
													Median > \$300K	\$ 524	\$ 485	-7%	\$ 530	\$ 510	-4%						

Overall Market Statistics by Area

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM		
	July 2016	July 2017	% Chg.	12-month ending 07/2016	12-month ending 07/2017	% Chg.	July 2016	July 2017	% Chg.	12-month ending 07/2016	12-month ending 07/2017	% Chg.	July 2016	July 2017	% Chg.	12-month ending 07/2016	12-month ending 07/2017	% Chg.	July 2016	July 2017	% Chg.	July 2016	July 2017	% Chg.
Naples Beach	101	99	-2%	1,629	1,724	6%	103	114	11%	1,596	1,676	5%	\$ 750	\$ 770	3%	\$ 735	\$ 746	1%	1,068	1,063	0%	78	135	73%
North Naples	182	230	26%	2,437	2,610	7%	158	208	32%	2,372	2,452	3%	\$ 375	\$ 390	4%	\$ 384	\$ 380	-1%	1,436	1,400	-3%	83	107	29%
Central Naples	143	121	-15%	1,558	1,534	-2%	128	111	-13%	1,489	1,490	0%	\$ 225	\$ 240	7%	\$ 235	\$ 250	6%	565	609	8%	71	83	17%
South Naples	96	131	36%	1,513	1,557	3%	81	109	35%	1,471	1,468	0%	\$ 215	\$ 249	16%	\$ 232	\$ 240	3%	725	758	5%	58	97	67%
East Naples	150	133	-11%	1,890	1,901	1%	147	133	-10%	1,748	1,806	3%	\$ 285	\$ 297	4%	\$ 280	\$ 305	9%	890	992	11%	77	100	30%
Immokalee/Ave Maria	5	2	-60%	52	61	17%	2	3	50%	39	64	64%	\$ 321	\$ 385	20%	\$ 229	\$ 246	7%	52	36	-31%	119	142	19%
TOTAL	677	716	6%	9,079	9,387	3%	619	678	10%	8,715	8,956	3%	\$ 300	\$ 316	5%	\$ 315	\$ 325	3%	4,736	4,858	3%	77	105	36%

Legend

Geographic Location	USPS Zip Codes
Naples Beach:	34102, 34103, 34108
North Naples:	34109, 34110, 34119
Central Naples:	34104, 34105, 34116
South Naples:	34112, 34113
East Naples:	34114, 34117, 34120, 34137
Immokalee/Ave Maria:	34142

Calculations are based on property listings that exist within Southwest Florida MLS. Only properties in Collier County, excluding Marco Island, are included. *Counts for breakdowns of available inventory for prior years are unavailable.

**Median Sold Prices are unavailable for periods with zero sales reported. The median refers to the middle value in a set of statistical values that are arranged in ascending or descending order, in this case prices at which homes were actually sold. Data entry anomalies and non-Naples zip codes may result in minor discrepancies. However, these anomalies are statistically insignificant. Single Family Homes are tabulated using properties with a building design of Single Family, Villa Detached, or Manufactured. Condo units are tabulated using properties with a building design of Low-Rise, Mid-Rise, High-Rise or Villa Attached.



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Single Family Market Statistics by Price

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	July 2016	July 2017	% Chg.	12-month ending 07/2016	12-month ending 07/2017	% Chg.	July 2016	July 2017	% Chg.	12-month ending 07/2016	12-month ending 07/2017	% Chg.	July 2016	July 2017	% Chg.	12-month ending 07/2016	12-month ending 07/2017	% Chg.	July 2016	July 2017	% Chg.	July 2016	July 2017	% Chg.	
\$0-\$300K	123	94	-24%	1,444	1,300	-10%	116	94	-19%	1,420	1,299	-9%	\$ 246	\$ 250	2%	\$ 230	\$ 250	9%	292	286	-2%	40	61	53%	
\$300K-\$500K	139	149	7%	1,441	1,651	15%	96	141	47%	1,312	1,568	20%	\$ 376	\$ 390	4%	\$ 388	\$ 385	-1%	704	723	3%	72	104	44%	
\$500K-\$1M	65	103	58%	1,030	1,068	4%	72	73	1%	937	961	3%	\$ 627	\$ 700	12%	\$ 644	\$ 650	1%	800	796	-1%	105	135	29%	
\$1M-\$2M	27	27	0%	401	360	-10%	21	21	0%	394	333	-15%	\$ 1,407	\$ 1,450	3%	\$ 1,350	\$ 1,360	1%	340	326	-4%	96	153	59%	
\$2M+	12	13	8%	305	328	8%	18	25	39%	283	301	6%	\$ 3,465	\$ 3,145	-9%	\$ 3,324	\$ 3,175	-4%	429	421	-2%	132	192	45%	
TOTAL	366	386	5%	4,621	4,707	2%	323	354	10%	4,346	4,462	3%	\$ 375	\$ 409	9%	\$ 405	\$ 400	-1%	2,565	2,552	-1%	73	110	51%	
													Median > \$300K	\$ 517	\$ 485	-6%	\$ 539	\$ 507	-6%						

Single Family Market Statistics by Area

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM		
	July 2016	July 2017	% Chg.	12-month ending 07/2016	12-month ending 07/2017	% Chg.	July 2016	July 2017	% Chg.	12-month ending 07/2016	12-month ending 07/2017	% Chg.	July 2016	July 2017	% Chg.	12-month ending 07/2016	12-month ending 07/2017	% Chg.	July 2016	July 2017	% Chg.	July 2016	July 2017	% Chg.
Naples Beach	45	43	-4%	681	676	-1%	40	50	25%	650	650	0%	\$ 1,328	\$ 1,037	-22%	\$ 1,100	\$ 1,070	-3%	511	495	-3%	81	163	101%
North Naples	96	118	23%	1,194	1,215	2%	74	107	45%	1,156	1,149	-1%	\$ 574	\$ 493	-14%	\$ 550	\$ 510	-7%	799	754	-6%	93	121	30%
Central Naples	74	61	-18%	761	750	-1%	61	48	-21%	720	732	2%	\$ 305	\$ 326	7%	\$ 318	\$ 321	1%	301	279	-7%	63	74	17%
South Naples	37	57	54%	589	561	-5%	37	47	27%	561	516	-8%	\$ 268	\$ 310	16%	\$ 311	\$ 345	11%	280	291	4%	58	106	83%
East Naples	107	102	-5%	1,306	1,405	8%	104	98	-6%	1,184	1,317	11%	\$ 292	\$ 332	14%	\$ 289	\$ 327	13%	582	650	12%	66	90	36%
Immokalee/Ave Maria	5	2	-60%	48	48	0%	2	3	50%	34	51	50%	\$ 321	\$ 285	-11%	\$ 230	\$ 247	7%	44	32	-27%	119	142	19%
TOTAL	364	383	5%	4,579	4,655	2%	318	353	11%	4,305	4,415	3%	\$ 379	\$ 410	8%	\$ 365	\$ 400	10%	2,517	2,501	-1%	73	110	51%

Legend

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Condominium Market Statistics by Price

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	July 2016	July 2017	% Chg.	12-month ending 07/2016	12-month ending 07/2017	% Chg.	July 2016	July 2017	% Chg.	12-month ending 07/2016	12-month ending 07/2017	% Chg.	July 2016	July 2017	% Chg.	12-month ending 07/2016	12-month ending 07/2017	% Chg.	July 2016	July 2017	% Chg.	July 2016	July 2017	% Chg.	
\$0-\$300K	208	219	5%	2,731	2,748	1%	202	224	11%	2,788	2,741	-2%	\$ 192	\$ 205	7%	\$ 195	\$ 203	4%	975	1,135	16%	69	85	23%	
\$300K-\$500K	56	60	7%	921	1,014	10%	50	52	4%	839	899	7%	\$ 377	\$ 366	-3%	\$ 365	\$ 365	0%	588	587	0%	104	127	22%	
\$500K-\$1M	32	37	16%	537	631	18%	35	29	-17%	527	576	9%	\$ 740	\$ 625	-16%	\$ 680	\$ 695	2%	416	396	-5%	76	145	91%	
\$1M-\$2M	13	14	8%	241	275	14%	12	19	58%	220	256	16%	\$ 1,337	\$ 1,237	-7%	\$ 1,314	\$ 1,310	0%	173	171	-1%	82	119	45%	
\$2M+	5	4	-20%	110	98	-11%	5	4	-20%	77	103	34%	\$ 2,450	\$ 3,500	43%	\$ 2,825	\$ 2,660	-6%	84	87	4%	71	123	73%	
TOTAL	314	334	6%	4,540	4,766	5%	304	328	8%	4,451	4,575	3%	\$ 245	\$ 248	1%	\$ 250	\$ 265	6%	2,236	2,376	6%	77	101	31%	
													Median > \$300K	\$ 530	\$ 522	-2%	\$ 499	\$ 513	3%						

Condominium Market Statistics by Area

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM		
	July 2016	July 2017	% Chg.	12-month ending 07/2016	12-month ending 07/2017	% Chg.	July 2016	July 2017	% Chg.	12-month ending 07/2016	12-month ending 07/2017	% Chg.	July 2016	July 2017	% Chg.	12-month ending 07/2016	12-month ending 07/2017	% Chg.	July 2016	July 2017	% Chg.	July 2016	July 2017	% Chg.
Naples Beach	56	56	0%	948	1,048	11%	63	64	2%	946	1,026	8%	\$ 725	\$ 603	-17%	\$ 628	\$ 651	4%	557	570	2%	76	114	50%
North Naples	86	112	30%	1,243	1,395	12%	84	101	20%	1,316	1,303	-1%	\$ 245	\$ 265	8%	\$ 250	\$ 274	10%	637	645	1%	73	92	26%
Central Naples	69	59	-14%	797	783	-2%	67	63	-6%	769	758	-1%	\$ 180	\$ 190	6%	\$ 184	\$ 185	1%	264	331	25%	78	89	14%
South Naples	59	74	25%	924	996	8%	44	62	41%	910	952	5%	\$ 174	\$ 210	21%	\$ 194	\$ 203	5%	445	466	5%	59	91	54%
East Naples	43	31	-28%	584	496	-15%	43	35	-19%	564	489	-13%	\$ 275	\$ 254	-8%	\$ 267	\$ 265	-1%	308	343	11%	104	128	23%
Immokalee/Ave Maria	0	0		4	13	225%	0	0		5	13	160%	\$ -	\$ -		\$ 212	\$ 240	13%	8	4	-50%	0	0	
TOTAL	313	332	6%	4,500	4,731	5%	301	325	8%	4,510	4,541	1%	\$ 245	\$ 247	1%	\$ 250	\$ 263	5%	2,219	2,359	6%	77	99	29%

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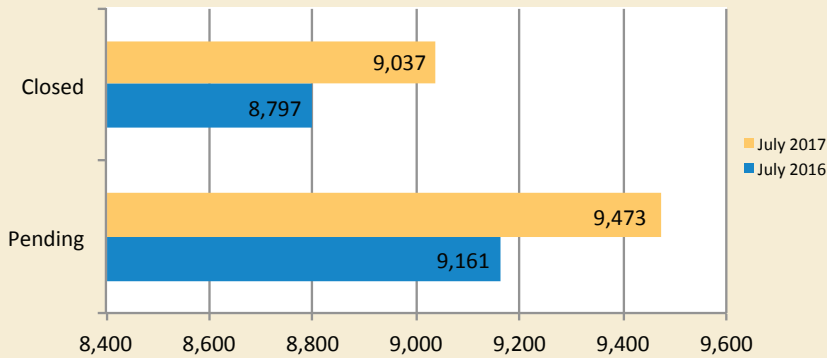
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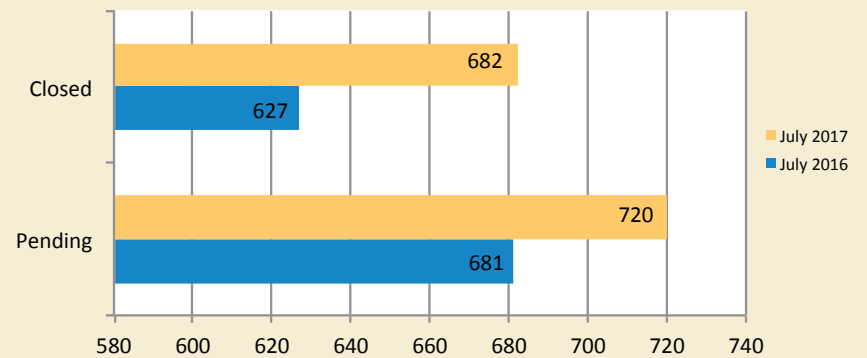
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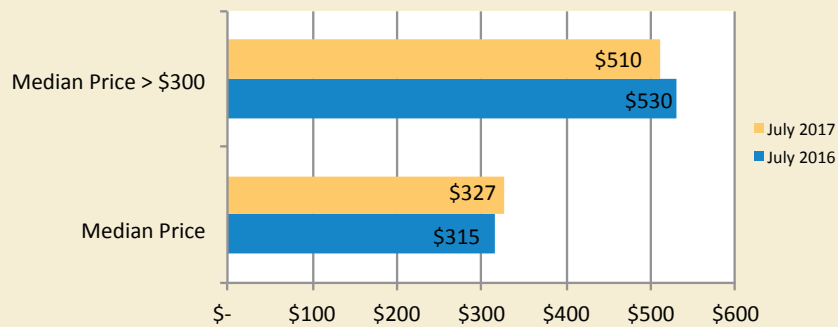
Most Recent 12 Months



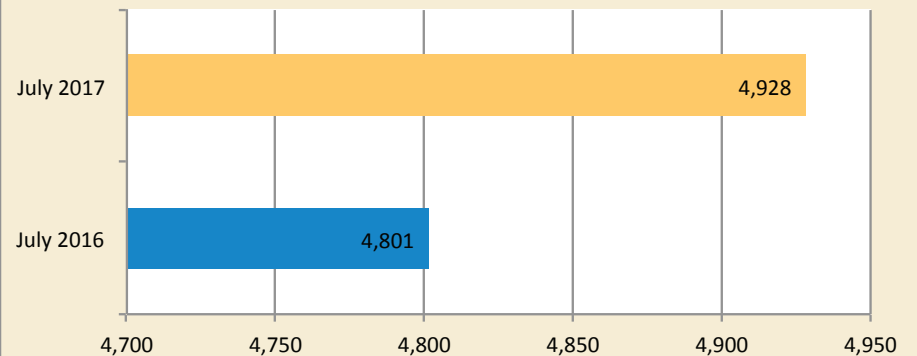
Month to Month



Median Closed Price (,000's) 12 Months Ending



Inventory



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