



Naples Area Board of REALTORS®



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1455 Pine Ridge Road
Naples, FL 34109

June 2018

Overall Market Statistics by Price

	# Pending					# Closed					Median Closed Price (,000's)					Inventory			Average DOM						
	June 2017	June 2018	% Chg.	12-month ending 6/2017	12-month ending 6/2018	% Chg.	June 2017	June 2018	% Chg.	12-month ending 6/2017	12-month ending 6/2018	% Chg.	June 2017	June 2018	% Chg.	12-month ending 6/2017	12-month ending 6/2018	% Chg.	June 2017	June 2018	% Chg.	June 2017	June 2018	% Chg.	
\$0-\$300K	372	359	-3%	4,070	3,649	-10%	397	378	-5%	4,030	3,720	-8%	\$ 217	\$ 229	6%	\$ 220	\$ 220	0%	1,475	1,556	5%	80	83	4%	
\$300K-\$500K	234	240	3%	2,658	2,607	-2%	257	257	0%	2,408	2,460	2%	\$ 375	\$ 389	4%	\$ 376	\$ 380	1%	1,377	1,446	5%	89	87	-2%	
\$500K-\$1M	141	127	-10%	1,669	1,633	-2%	154	146	-5%	1,536	1,523	-1%	\$ 689	\$ 650	-6%	\$ 659	\$ 650	-1%	1,241	1,165	-6%	114	121	6%	
\$1M-\$2M	55	58	5%	636	759	19%	63	72	14%	581	722	24%	\$ 1,325	\$ 1,397	5%	\$ 1,337	\$ 1,399	5%	568	506	-11%	163	121	-26%	
\$2M+	35	38	9%	424	512	21%	36	44	22%	401	466	16%	\$ 2,956	\$ 3,042	3%	\$ 3,050	\$ 3,062	0%	528	492	-7%	141	147	4%	
TOTAL	837	822	-2%	9,457	9,160	-3%	907	897	-1%	8,956	8,891	-1%	\$ 325	\$ 339	4%	\$ 325	\$ 340	5%	5,189	5,165	0%	97	98	1%	
													Median >\$300K	\$ 499	\$ 507	2%	\$ 511	\$ 520	2%						

Overall Market Statistics by Area

	# Pending					# Closed					Median Closed Price (,000's)					Inventory			Average DOM					
	June 2017	June 2018	% Chg.	12-month ending 6/2017	12-month ending 6/2018	% Chg.	June 2017	June 2018	% Chg.	12-month ending 6/2017	12-month ending 6/2018	% Chg.	June 2017	June 2018	% Chg.	12-month ending 6/2017	12-month ending 6/2018	% Chg.	June 2017	June 2018	% Chg.	June 2017	June 2018	% Chg.
Naples Beach	149	152	2%	1,721	1,696	-1%	166	178	7%	1,662	1,636	-2%	\$ 738	\$ 772	5%	\$ 746	\$ 800	7%	1,144	1,101	-4%	119	109	-8%
North Naples	251	237	-6%	2,559	2,654	4%	282	273	-3%	2,398	2,609	9%	\$ 348	\$ 422	21%	\$ 378	\$ 400	6%	1,483	1,431	-4%	99	99	0%
Central Naples	149	125	-16%	1,560	1,431	-8%	142	148	4%	1,500	1,389	-7%	\$ 255	\$ 240	-6%	\$ 250	\$ 255	2%	630	670	6%	100	89	-11%
South Naples	120	140	17%	1,532	1,428	-7%	140	123	-12%	1,437	1,364	-5%	\$ 255	\$ 255	0%	\$ 238	\$ 247	4%	826	839	2%	85	111	31%
East Naples	159	155	-3%	1,935	1,817	-6%	165	164	-1%	1,811	1,767	-2%	\$ 310	\$ 303	-2%	\$ 304	\$ 317	4%	1,000	1,013	1%	80	77	-4%
Immokalee/Ave Maria	2	4	100%	65	52	-20%	7	7	0%	63	49	-22%	\$ 244	\$ 254	4%	\$ 245	\$ 255	4%	38	58	53%	95	106	12%
TOTAL	830	813	-2%	9,372	9,078	-3%	902	893	-1%	8,871	8,814	-1%	\$ 326	\$ 338	4%	\$ 325	\$ 340	5%	5,121	5,112	0%	97	97	0%

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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	June 2017	June 2018	% Chg.	12-month ending 6/2017	12-month ending 6/2018	% Chg.	June 2017	June 2018	% Chg.	12-month ending 6/2017	12-month ending 6/2018	% Chg.	June 2017	June 2018	% Chg.	12-month ending 6/2017	12-month ending 6/2018	% Chg.	June 2017	June 2018	% Chg.	June 2017	June 2018	% Chg.	
\$0-\$300K	115	88	-23%	1,331	962	-28%	116	102	-12%	1,317	1,034	-21%	\$ 256	\$ 260	2%	\$ 250	\$ 255	2%	280	314	12%	57	66	16%	
\$300K-\$500K	159	158	-1%	1,644	1,622	-1%	161	153	-5%	1,517	1,578	4%	\$ 378	\$ 409	8%	\$ 383	\$ 389	2%	760	823	8%	83	80	-4%	
\$500K-\$1M	106	78	-26%	1,044	1,070	2%	96	86	-10%	960	1,017	6%	\$ 666	\$ 650	-2%	\$ 645	\$ 645	0%	811	754	-7%	106	107	1%	
\$1M-\$2M	33	44	33%	357	419	17%	37	50	35%	332	380	14%	\$ 1,325	\$ 1,367	3%	\$ 1,351	\$ 1,347	0%	363	319	-12%	148	116	-22%	
\$2M+	29	29	0%	321	374	17%	24	36	50%	297	346	16%	\$ 3,573	\$ 3,150	-12%	\$ 3,234	\$ 3,331	3%	440	391	-11%	166	157	-5%	
TOTAL	442	397	-10%	4,697	4,447	-5%	434	427	-2%	4,423	4,355	-2%	\$ 404	\$ 450	11%	\$ 400	\$ 435	9%	2,654	2,601	-2%	92	94	2%	
													Median > \$300K	\$ 497	\$ 525	6%	\$ 510	\$ 520	2%						

Single Family Market Statistics by Area

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM		
	June 2017	June 2018	% Chg.	12-month ending 6/2017	12-month ending 6/2018	% Chg.	June 2017	June 2018	% Chg.	12-month ending 6/2017	12-month ending 6/2018	% Chg.	June 2017	June 2018	% Chg.	12-month ending 6/2017	12-month ending 6/2018	% Chg.	June 2017	June 2018	% Chg.	June 2017	June 2018	% Chg.
Naples Beach	70	68	-3%	671	689	3%	58	77	33%	641	674	5%	\$ 972	\$ 1,340	38%	\$ 1,100	\$ 1,225	11%	522	467	-11%	119	108	-9%
North Naples	129	102	-21%	1,190	1,177	-1%	121	124	2%	1,115	1,165	4%	\$ 485	\$ 620	28%	\$ 514	\$ 535	4%	790	766	-3%	105	96	-9%
Central Naples	71	50	-30%	764	643	-16%	65	53	-18%	742	641	-14%	\$ 316	\$ 310	-2%	\$ 320	\$ 353	10%	285	305	7%	101	77	-24%
South Naples	47	52	11%	546	541	-1%	60	52	-13%	508	517	2%	\$ 320	\$ 383	20%	\$ 343	\$ 365	6%	322	327	2%	77	128	66%
East Naples	120	116	-3%	1,424	1,300	-9%	119	112	-6%	1,316	1,267	-4%	\$ 334	\$ 320	-4%	\$ 325	\$ 342	5%	650	647	0%	71	70	-1%
Immokalee/Ave Maria	2	3	50%	52	47	-10%	7	7	0%	50	45	-10%	\$ 244	\$ 254	4%	\$ 247	\$ 268	9%	34	52	53%	95	106	12%
TOTAL	439	391	-11%	4,647	4,397	-5%	430	425	-1%	4,372	4,309	-1%	\$ 405	\$ 449	11%	\$ 400	\$ 435	9%	2,603	2,564	-1%	92	93	1%

Legend

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Condominium Market Statistics by Price

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	June 2017		June 2018		% Chg.	12-month ending 6/2017		12-month ending 6/2018		% Chg.	12-month ending 6/2017		12-month ending 6/2018		% Chg.	June 2017		June 2018		% Chg.	June 2017		June 2018		% Chg.
\$0-\$300K	257	271	5%	2,739	2,687	-2%	281	276	-2%	2,713	2,686	-1%	\$ 204	\$ 202	-1%	\$ 200	\$ 203	1%	1,195	1,242	4%	89	89	0%	
\$300K-\$500K	75	82	9%	1,014	985	-3%	96	104	8%	891	882	-1%	\$ 371	\$ 368	-1%	\$ 365	\$ 360	-1%	617	623	1%	99	99	0%	
\$500K-\$1M	35	49	40%	625	563	-10%	58	60	3%	576	506	-12%	\$ 705	\$ 657	-7%	\$ 700	\$ 664	-5%	430	411	-4%	127	140	10%	
\$1M-\$2M	22	14	-36%	279	340	22%	26	22	-15%	249	342	37%	\$ 1,326	\$ 1,485	12%	\$ 1,312	\$ 1,475	12%	205	187	-9%	187	131	-30%	
\$2M+	6	9	50%	103	138	34%	12	8	-33%	104	120	15%	\$ 2,425	\$ 2,825	16%	\$ 2,600	\$ 2,550	-2%	88	101	15%	87	99	14%	
TOTAL	395	425	8%	4,760	4,713	-1%	473	470	-1%	4,533	4,536	0%	\$ 263	\$ 267	2%	\$ 265	\$ 265	0%	2,535	2,564	1%	102	101	-1%	
													Median > \$300K	\$ 505	\$ 475	-6%	\$ 515	\$ 525	2%						

Condominium Market Statistics by Area

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM			
	June 2017		June 2018		% Chg.	12-month ending 6/2017		12-month ending 6/2018		% Chg.	12-month ending 6/2017		12-month ending 6/2018		% Chg.	June 2017		June 2018		% Chg.	June 2017		June 2018		% Chg.
Naples Beach	79	84	6%	1,050	1,007	-4%	108	101	-6%	1,021	962	-6%	\$ 661	\$ 620	-6%	\$ 675	\$ 650	-4%	622	634	2%	123	109	-11%	
North Naples	122	135	11%	1,369	1,477	8%	161	149	-7%	1,283	1,444	13%	\$ 259	\$ 285	10%	\$ 270	\$ 275	2%	693	665	-4%	95	101	6%	
Central Naples	78	75	-4%	796	788	-1%	77	95	23%	758	748	-1%	\$ 203	\$ 181	-11%	\$ 185	\$ 191	3%	345	365	6%	99	95	-4%	
South Naples	73	88	21%	986	887	-10%	80	71	-11%	929	847	-9%	\$ 210	\$ 206	-2%	\$ 200	\$ 200	0%	504	512	2%	90	100	11%	
East Naples	39	39	0%	511	517	1%	46	52	13%	495	500	1%	\$ 276	\$ 277	0%	\$ 265	\$ 275	4%	350	366	5%	105	91	-13%	
Immokalee/Ave Maria	0	1		13	5	-62%	0	0		13	4	-69%	\$ -	null		\$ 240	\$ 211	-12%	4	6	50%	0	0		
TOTAL	391	422	8%	4,725	4,681	-1%	472	468	-1%	4,499	4,505	0%	\$ 264	\$ 267	1%	\$ 263	\$ 264	0%	2,518	2,548	1%	102	100	-2%	

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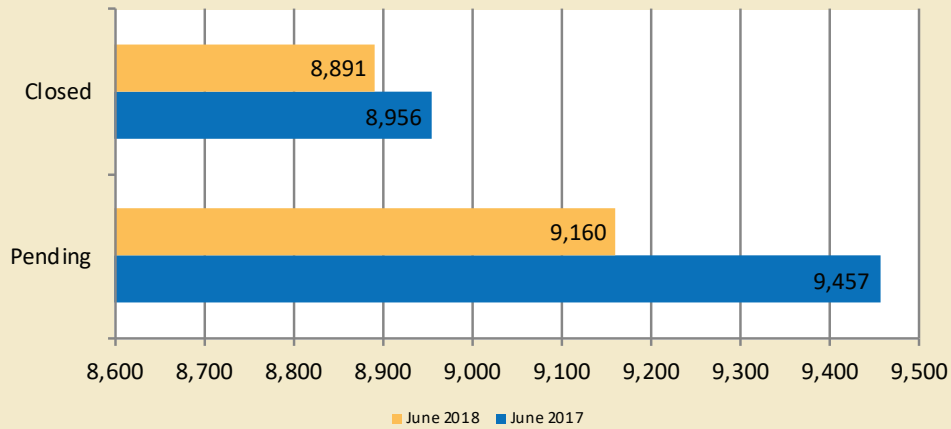
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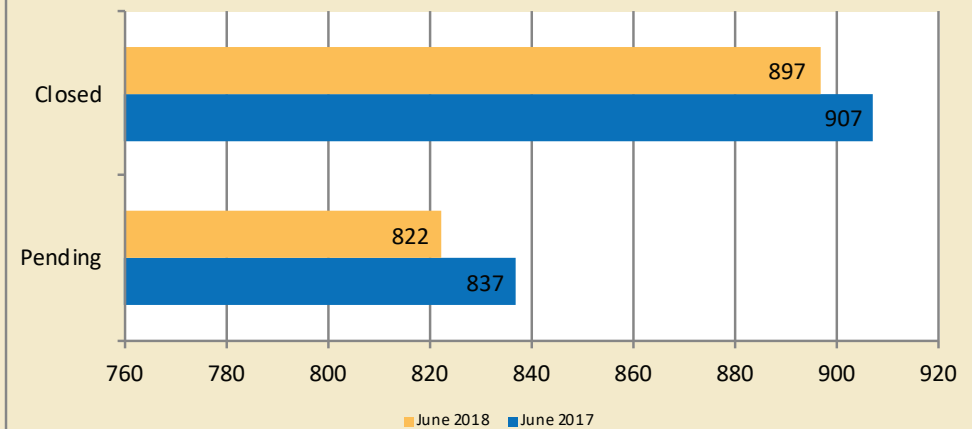
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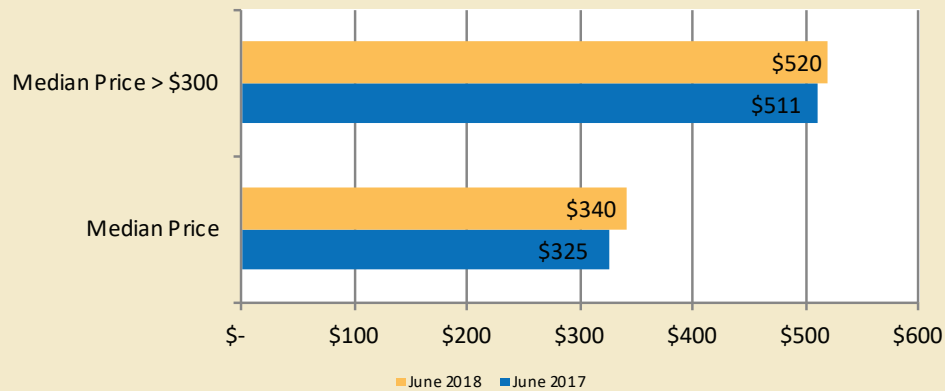
Most Recent 12 Months



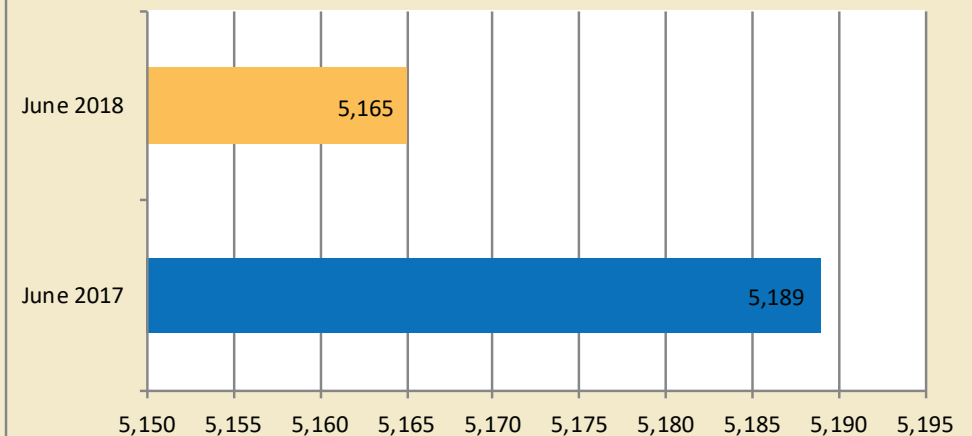
Month to Month



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



Inventory



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