



Naples Area Board of REALTORS®



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f 239.597.7725

www.NABOR.com
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1455 Pine Ridge Road
Naples, FL 34109

3Q 2016

Overall Market Statistics by Price

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM			
	3rd Qtr 2015	3rd Qtr 2016	% Chg.	12-month ending 09/2015	12-month ending 09/2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	12-month ending 09/2015	12-month ending 09/2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	12-month ending 09/2015	12-month ending 09/2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	
\$0-\$300K	1,123	920	-18%	5,142	4,090	-20%	1,099	904	-18%	5,015	4,079	-19%	\$ 200	\$ 218	9%	\$ 193	\$ 213	10%	945	1,344	42%	57	67	18%	
\$300K-\$500K	588	579	-2%	2,518	2,372	-6%	560	515	-8%	2,384	2,147	-10%	\$ 375	\$ 375	0%	\$ 375	\$ 378	1%	954	1,369	44%	87	90	3%	
\$500K-\$1M	358	296	-17%	1,666	1,557	-7%	306	298	-3%	1,492	1,454	-3%	\$ 654	\$ 637	-3%	\$ 658	\$ 650	-1%	889	1,271	43%	95	104	9%	
\$1M-\$2M	124	106	-15%	718	635	-12%	136	112	-18%	653	602	-8%	\$ 1,352	\$ 1,345	-1%	\$ 1,330	\$ 1,335	0%	394	528	34%	105	135	29%	
\$2M+	77	51	-34%	466	391	-16%	86	60	-30%	412	345	-16%	\$ 3,322	\$ 3,135	-6%	\$ 3,297	\$ 3,150	-4%	424	532	25%	164	145	-12%	
TOTAL	2,270	1,952	-14%	10,510	9,045	-14%	2,187	1,889	-14%	9,956	8,627	-13%	\$ 300	\$ 312	4%	\$ 300	\$ 318	6%	3,606	5,044	40%	78	86	10%	
													Median > \$300K	\$ 489	\$ 485	-1%	\$ 520	\$ 525	1%						

Overall Market Statistics by Area

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	3rd Qtr 2015	3rd Qtr 2016	% Chg.	12-month ending 09/2015	12-month ending 09/2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	12-month ending 09/2015	12-month ending 09/2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	12-month ending 09/2015	12-month ending 09/2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.
Naples Beach	340	303	-11%	2,018	1,614	-20%	360	322	-11%	1,944	1,584	-19%	\$ 675	\$ 618	-8%	\$ 695	\$ 725	4%	767	1,085	41%	82	99	21%
North Naples	632	533	-16%	2,773	2,418	-13%	648	501	-23%	2,645	2,296	-13%	\$ 372	\$ 378	2%	\$ 365	\$ 384	5%	1,045	1,482	42%	78	93	19%
Central Naples	416	369	-11%	1,862	1,524	-18%	398	358	-10%	1,761	1,452	-18%	\$ 230	\$ 245	7%	\$ 211	\$ 236	12%	408	608	49%	69	74	7%
South Naples	381	294	-23%	1,763	1,471	-17%	357	261	-27%	1,634	1,424	-13%	\$ 215	\$ 220	2%	\$ 217	\$ 232	7%	547	789	44%	82	72	-12%
East Naples	474	425	-10%	1,941	1,881	-3%	397	413	4%	1,830	1,743	-5%	\$ 270	\$ 298	10%	\$ 260	\$ 285	10%	760	965	27%	79	87	10%
Immokalee/Ave Maria	16	18	13%	59	54	-8%	11	16	45%	47	47	0%	\$ 137	\$ 236	72%	\$ 195	\$ 231	18%	22	46	109%	51	67	31%
TOTAL	2,259	1,942	-14%	10,416	8,962	-14%	2,171	1,871	-14%	9,861	8,546	-13%	\$ 300	\$ 312	4%	\$ 300	\$ 317	6%	3,549	4,975	40%	78	86	10%

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

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM			
	3rd Qtr 2015	3rd Qtr 2016	% Chg.	12-month ending 09/2015	12-month ending 09/2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	12-month ending 09/2015	12-month ending 09/2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	12-month ending 09/2015	12-month ending 09/2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	
\$0-\$300K	393	324	-18%	1,787	1,411	-21%	385	307	-20%	1,750	1,357	-22%	\$ 225	\$ 249	11%	\$ 215	\$ 235	9%	291	304	4%	46	44	-4%	
\$300K-\$500K	398	407	2%	1,508	1,455	-4%	370	367	-1%	1,423	1,337	-6%	\$ 382	\$ 376	-2%	\$ 385	\$ 385	0%	505	724	43%	87	84	-3%	
\$500K-\$1M	258	206	-20%	971	1,021	5%	194	210	8%	849	944	11%	\$ 650	\$ 625	-4%	\$ 650	\$ 637	-2%	598	844	41%	100	101	1%	
\$1M-\$2M	92	65	-29%	440	383	-13%	100	73	-27%	406	381	-6%	\$ 1,346	\$ 1,377	2%	\$ 1,325	\$ 1,350	2%	286	351	23%	119	144	21%	
\$2M+	60	33	-45%	346	282	-18%	74	44	-41%	315	264	-16%	\$ 3,400	\$ 3,375	-1%	\$ 3,412	\$ 3,262	-4%	369	446	21%	171	159	-7%	
TOTAL	1,201	1,035	-14%	5,052	4,552	-10%	1,123	1,001	-11%	4,743	4,283	-10%	\$ 379	\$ 382	1%	\$ 375	\$ 404	8%	2,049	2,669	30%	85	84	-1%	
													Median > \$300K	\$ 500	\$ 485	-3%	\$ 525	\$ 532	1%						

Single Family Market Statistics by Area

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM		
	3rd Qtr 2015	3rd Qtr 2016	% Chg.	12-month ending 09/2015	12-month ending 09/2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	12-month ending 09/2015	12-month ending 09/2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	12-month ending 09/2015	12-month ending 09/2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.
Naples Beach	159	119	-25%	778	652	-16%	162	137	-15%	743	640	-14%	\$ 1,143	\$ 750	-34%	\$ 1,000	\$ 1,050	5%	427	526	23%	98	96	-2%
North Naples	315	279	-11%	1,302	1,188	-9%	320	260	-19%	1,232	1,131	-8%	\$ 517	\$ 513	-1%	\$ 487	\$ 545	12%	619	814	32%	98	101	3%
Central Naples	223	195	-13%	877	744	-15%	214	191	-11%	841	704	-16%	\$ 305	\$ 323	6%	\$ 315	\$ 320	2%	210	307	46%	72	70	-3%
South Naples	152	99	-35%	673	559	-17%	139	95	-32%	608	535	-12%	\$ 265	\$ 315	19%	\$ 284	\$ 325	14%	236	314	33%	86	69	-20%
East Naples	331	323	-2%	1,302	1,320	1%	269	293	9%	1,209	1,191	-1%	\$ 285	\$ 315	11%	\$ 270	\$ 299	11%	495	615	24%	72	76	6%
Immokalee/Ave Maria	14	15	7%	52	49	-6%	8	14	75%	41	42	2%	\$ 174	\$ 241	39%	\$ 220	\$ 231	5%	21	41	95%	66	60	-9%
TOTAL	1,194	1,030	-14%	4,984	4,512	-9%	1,112	990	-11%	4,674	4,243	-9%	\$ 379	\$ 382	1%	\$ 375	\$ 404	8%	2,008	2,617	30%	85	83	-2%

Legend

Geographic Location	USPS Zip Codes
Naples Beach:	34102, 34103, 34108
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Condominium Market Statistics by Price

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM				
	3rd Qtr 2015	3rd Qtr 2016	% Chg.	12-month ending 09/2015	12-month ending 09/2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	12-month ending 09/2015	12-month ending 09/2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	12-month ending 09/2015	12-month ending 09/2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.		
\$0-\$300K	730	596	-18%	3,355	2,679	-20%	714	597	-16%	3,265	2,722	-17%	\$ 185	\$ 195	5%	\$ 183	\$ 197	8%	654	1,040	59%	63	78	24%		
\$300K-\$500K	190	172	-9%	1,010	917	-9%	190	148	-22%	961	810	-16%	\$ 360	\$ 368	2%	\$ 365	\$ 365	0%	449	645	44%	87	104	20%		
\$500K-\$1M	100	90	-10%	695	536	-23%	112	88	-21%	643	510	-21%	\$ 663	\$ 699	5%	\$ 675	\$ 686	2%	291	427	47%	86	110	28%		
\$1M-\$2M	32	41	28%	278	252	-9%	36	39	8%	247	221	-11%	\$ 1,387	\$ 1,300	-6%	\$ 1,350	\$ 1,300	-4%	108	177	64%	70	121	73%		
\$2M+	17	18	6%	120	109	-9%	12	16	33%	97	81	-16%	\$ 2,480	\$ 2,475	0%	\$ 2,750	\$ 2,850	4%	55	86	56%	122	110	-10%		
TOTAL	1,069	917	-14%	5,458	4,493	-18%	1,064	888	-17%	5,213	4,344	-17%	\$ 235	\$ 241	3%	\$ 245	\$ 253	3%	1,557	2,375	53%	71	89	25%		
													Median > \$300K		\$ 466	\$ 500	7%	\$ 510	\$ 504	-1%						

Condominium Market Statistics by Area

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM		
	3rd Qtr 2015	3rd Qtr 2016	% Chg.	12-month ending 09/2015	12-month ending 09/2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	12-month ending 09/2015	12-month ending 09/2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	12-month ending 09/2015	12-month ending 09/2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.	3rd Qtr 2015	3rd Qtr 2016	% Chg.
Naples Beach	181	184	2%	1,240	962	-22%	198	185	-7%	1,201	944	-21%	\$ 537	\$ 605	13%	\$ 582	\$ 640	10%	340	559	64%	69	100	45%
North Naples	317	254	-20%	1,471	1,230	-16%	328	241	-27%	1,413	1,165	-18%	\$ 240	\$ 255	6%	\$ 250	\$ 255	2%	426	668	57%	59	85	44%
Central Naples	193	174	-10%	985	780	-21%	184	167	-9%	920	748	-19%	\$ 173	\$ 174	1%	\$ 168	\$ 184	10%	198	301	52%	65	79	22%
South Naples	229	195	-15%	1,090	912	-16%	218	166	-24%	1,026	889	-13%	\$ 180	\$ 180	0%	\$ 175	\$ 195	11%	311	475	53%	79	74	-6%
East Naples	143	102	-29%	639	561	-12%	128	120	-6%	621	552	-11%	\$ 241	\$ 250	4%	\$ 242	\$ 270	12%	265	350	32%	93	112	20%
Immokalee/Ave Maria	2	3	50%	7	5	-29%	3	2	-33%	6	5	-17%	\$ 50	\$ 132	164%	\$ 122	\$ 215	76%	1	5	400%	11	122	1009%
TOTAL	1,065	912	-14%	5,432	4,450	-18%	1,059	881	-17%	5,187	4,303	-17%	\$ 235	\$ 240	2%	\$ 245	\$ 252	3%	1,541	2,358	53%	70	89	27%

Legend

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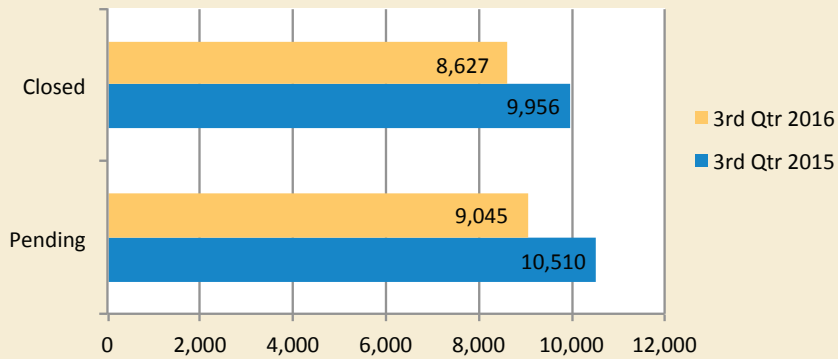
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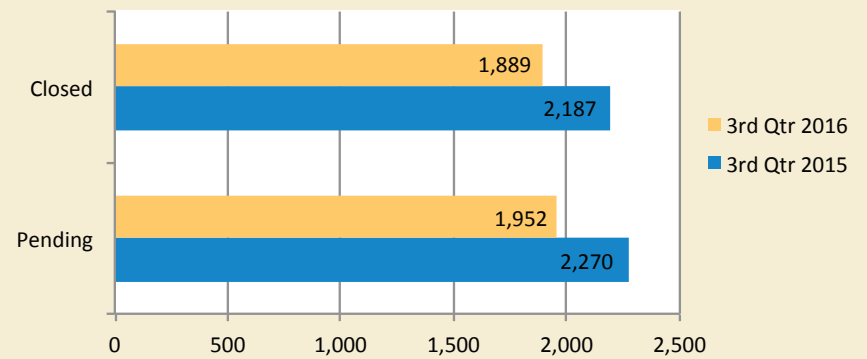
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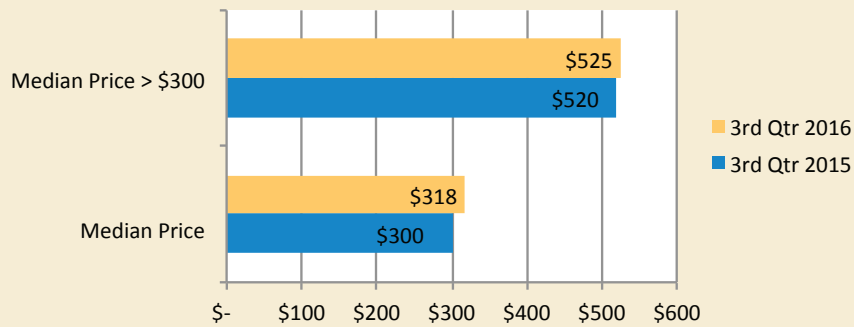
Most Recent 12 Months



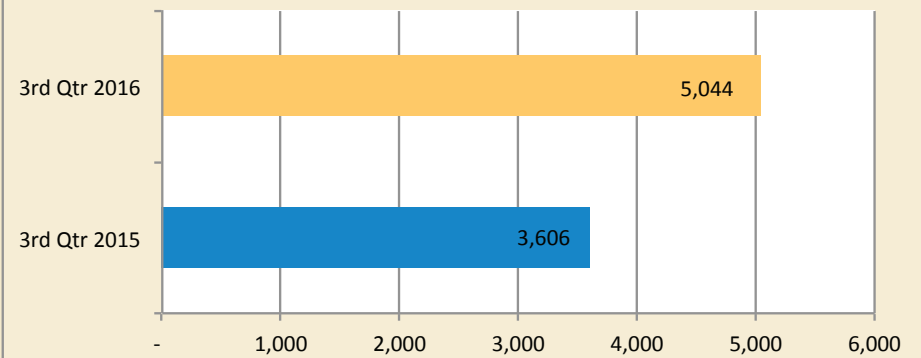
Quarter to Quarter



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



Inventory



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