



Naples Area Board of REALTORS®



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1455 Pine Ridge Road
Naples, FL 34109

2Q 2014

Overall Market Statistics by Price

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM	
			12-month ending	12-month ending			12-month ending	12-month ending			12-month ending	12-month ending				
	2nd Qtr 2013	2nd Qtr 2014	06/2013	06/2014	2nd Qtr 2013	2nd Qtr 2014	06/2013	06/2014	2nd Qtr 2013	2nd Qtr 2014	06/2013	06/2014	2nd Qtr 2013	2nd Qtr 2014	2nd Qtr 2013	2nd Qtr 2014
\$0-\$300K	1,911	1,652	6,863	6,231	1,831	1,655	6,018	5,685	\$160	\$175	\$152	\$171	1,719	1,366	144	78
\$300K-\$500K	587	590	1,872	2,013	604	580	1,572	1,791	\$375	\$386	\$377	\$380	775	815	159	97
\$500K-\$1M	397	413	1,263	1,493	409	438	1,115	1,323	\$665	\$666	\$660	\$659	822	790	191	105
\$1M-\$2M	185	174	572	640	211	225	494	577	\$1,387	\$1,325	\$1,390	\$1,340	445	426	233	138
\$2M+	117	120	338	418	110	156	262	394	\$3,050	\$2,797	\$2,950	\$2,875	325	326	215	154
TOTAL	3,197	2,949	10,908	10,795	3,165	3,054	9,461	9,770	\$249	\$273	\$224	\$255	4,086	3,723	162	94

Overall Market Statistics by Area

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM	
			12-month ending	12-month ending			12-month ending	12-month ending			12-month ending	12-month ending				
	2nd Qtr 2013	2nd Qtr 2014	06/2013	06/2014	2nd Qtr 2013	2nd Qtr 2014	06/2013	06/2014	2nd Qtr 2013	2nd Qtr 2014	06/2013	06/2014	2nd Qtr 2013	2nd Qtr 2014	2nd Qtr 2013	2nd Qtr 2014
Naples Beach	699	575	2,193	2,173	719	706	1,960	2,071	\$600	\$750	\$530	\$615	1,015	856	186	112
North Naples	815	769	2,852	2,860	830	795	2,499	2,623	\$300	\$325	\$272	\$305	1,081	953	158	87
Central Naples	594	559	1,984	1,950	507	525	1,658	1,709	\$160	\$177	\$145	\$171	545	512	145	81
South Naples	444	470	1,674	1,681	487	478	1,449	1,484	\$160	\$182	\$150	\$170	608	547	151	96
East Naples	597	544	2,024	1,968	569	516	1,726	1,727	\$196	\$226	\$170	\$212	718	750	165	90
Immokalee/Ave Maria	14	10	55	54	13	9	53	44	\$83	\$170	\$90	\$165	18	15	96	44
TOTAL	3,163	2,927	10,782	10,686	3,125	3,029	9,345	9,658	\$247	\$270	\$221	\$255	3,985	3,633	162	94

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. In order to compile congruent data from multiple sources under the new Matrix system, a new method of calculating days on market was adopted. Therefore, historic comparisons of this data will be released when adequate time has elapsed allowing for such comparison. 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	
	2nd Qtr 2013	2nd Qtr 2014	12-month ending 06/2013	12-month ending 06/2014	2nd Qtr 2013	2nd Qtr 2014	12-month ending 06/2013	12-month ending 06/2014	2nd Qtr 2013	2nd Qtr 2014	12-month ending 06/2013	12-month ending 06/2014	2nd Qtr 2013	2nd Qtr 2014	2nd Qtr 2013	2nd Qtr 2014
	\$0-\$300K	830	632	2,997	2,422	677	521	2,564	2,139	\$173	\$191	\$163	\$185	466	453	131
\$300K-\$500K	349	365	1,102	1,241	341	342	903	1,111	\$379	\$391	\$379	\$385	403	467	142	82
\$500K-\$1M	219	258	708	889	221	249	622	768	\$685	\$652	\$675	\$664	471	456	171	110
\$1M-\$2M	101	96	317	371	111	117	281	330	\$1,380	\$1,350	\$1,400	\$1,357	285	291	238	113
\$2M+	72	88	229	299	68	98	188	272	\$3,225	\$2,750	\$3,050	\$2,850	271	297	227	153
TOTAL	1,571	1,439	5,353	5,222	1,418	1,327	4,558	4,620	\$315	\$380	\$262	\$325	1,896	1,964	154	88

Single Family Market Statistics by Area

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM	
	2nd Qtr 2013	2nd Qtr 2014	12-month ending 06/2013	12-month ending 06/2014	2nd Qtr 2013	2nd Qtr 2014	12-month ending 06/2013	12-month ending 06/2014	2nd Qtr 2013	2nd Qtr 2014	12-month ending 06/2013	12-month ending 06/2014	2nd Qtr 2013	2nd Qtr 2014	2nd Qtr 2013	2nd Qtr 2014
	Naples Beach	249	218	803	821	234	235	709	766	\$865	\$1,175	\$705	\$927	394	380	155
North Naples	383	352	1,320	1,283	381	350	1,151	1,162	\$395	\$498	\$380	\$445	564	567	162	99
Central Naples	294	282	1,010	977	219	237	819	842	\$260	\$285	\$215	\$255	256	256	142	72
South Naples	161	188	647	666	174	165	562	562	\$231	\$299	\$219	\$268	203	212	154	72
East Naples	449	383	1,459	1,376	373	324	1,206	1,196	\$185	\$231	\$163	\$215	405	470	153	75
Immokalee/Ave Maria	12	7	42	39	12	6	42	30	\$82	\$145	\$83	\$165	12	15	98	52
TOTAL	1,548	1,430	5,281	5,162	1,393	1,317	4,489	4,558	\$315	\$380	\$261	\$325	1,834	1,900	154	87

Legend

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Condominium Market Statistics by Price

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM	
	2nd Qtr 2013	2nd Qtr 2014	12-month ending 06/2013	12-month ending 06/2014	2nd Qtr 2013	2nd Qtr 2014	12-month ending 06/2013	12-month ending 06/2014	2nd Qtr 2013	2nd Qtr 2014	12-month ending 06/2013	12-month ending 06/2014	2nd Qtr 2013	2nd Qtr 2014	2nd Qtr 2013	2nd Qtr 2014
	\$0-\$300K	1,081	1,020	3,866	3,809	1,154	1,134	3,454	3,546	\$153	\$170	\$145	\$163	1,253	913	152
\$300K-\$500K	238	225	770	772	263	238	669	680	\$369	\$377	\$375	\$370	372	348	181	118
\$500K-\$1M	178	155	555	604	188	189	493	555	\$659	\$675	\$640	\$650	351	334	214	100
\$1M-\$2M	84	78	255	269	100	108	213	247	\$1,406	\$1,305	\$1,352	\$1,325	160	135	227	165
\$2M+	45	32	109	119	42	58	74	122	\$2,925	\$2,862	\$2,745	\$2,900	54	29	194	156
TOTAL	1,626	1,510	5,555	5,573	1,747	1,727	4,903	5,150	\$205	\$219	\$188	\$210	2,190	1,759	169	99

Condominium Market Statistics by Area

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM	
	2nd Qtr 2013	2nd Qtr 2014	12-month ending 06/2013	12-month ending 06/2014	2nd Qtr 2013	2nd Qtr 2014	12-month ending 06/2013	12-month ending 06/2014	2nd Qtr 2013	2nd Qtr 2014	12-month ending 06/2013	12-month ending 06/2014	2nd Qtr 2013	2nd Qtr 2014	2nd Qtr 2013	2nd Qtr 2014
	Naples Beach	499	357	1,296	1,352	485	471	1,251	1,305	\$525	\$600	\$480	\$539	621	476	200
North Naples	504	417	1,506	1,577	449	445	1,348	1,461	\$189	\$215	\$187	\$211	517	386	154	79
Central Naples	310	277	952	973	288	288	839	867	\$134	\$147	\$123	\$141	289	256	147	89
South Naples	364	282	990	1,015	313	313	887	922	\$139	\$150	\$127	\$145	405	335	150	109
East Naples	238	161	539	592	196	192	520	531	\$219	\$215	\$202	\$207	313	280	189	115
Immokalee/Ave Maria	7	3	14	15	1	3	11	14	\$120	\$170	\$175	\$157	6	-	64	28
TOTAL	1,922	1,497	5,297	5,524	1,732	1,712	4,856	5,100	\$205	\$218	\$186	\$210	2,151	1,733	169	99

Legend

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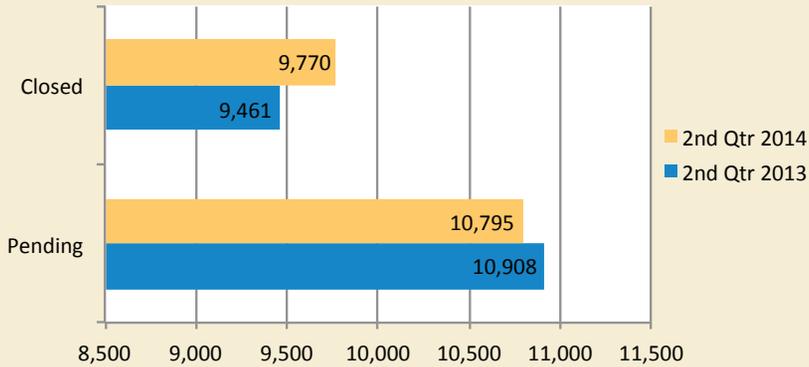
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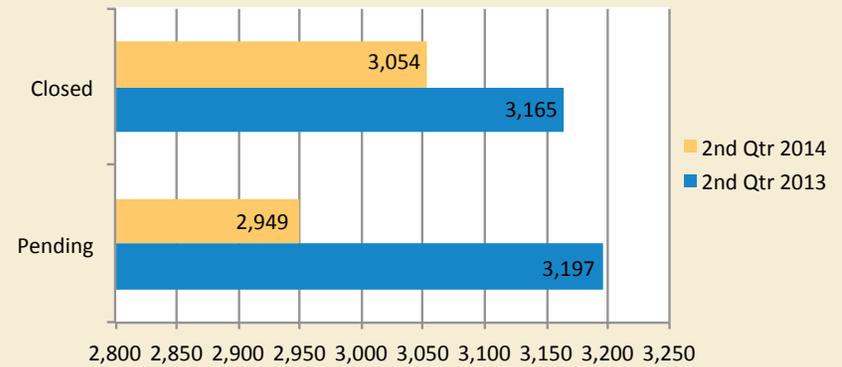
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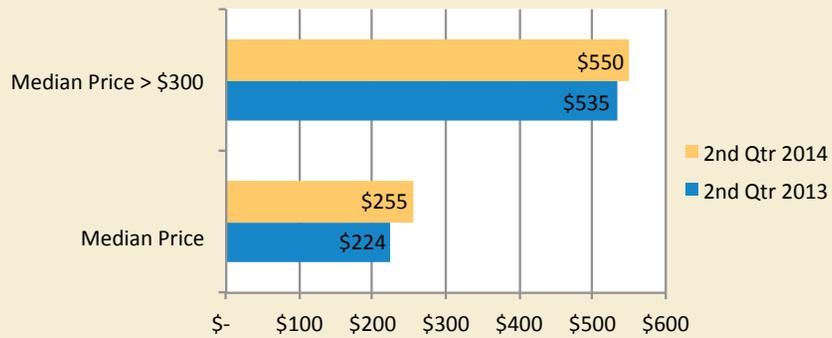
Most Recent 12 Months



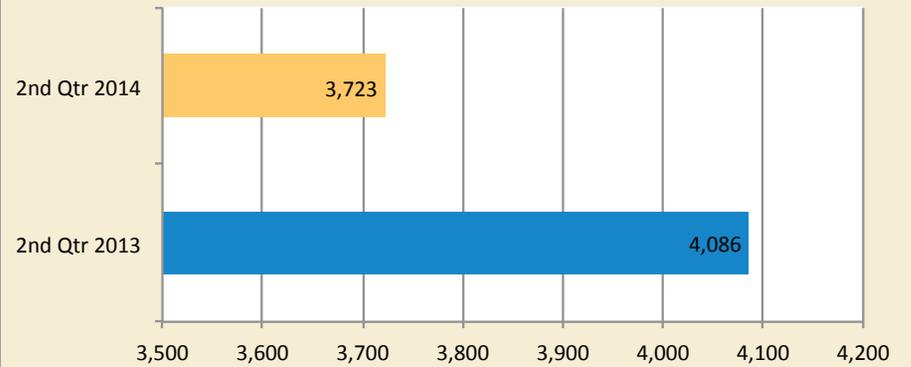
Quarter to Quarter



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



Inventory



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