



Naples Area Board of REALTORS®



Real life. Real answers.

p 239.597.1666
f 239.597.7725

www.NABOR.com
www.NaplesArea.com

1455 Pine Ridge Road
Naples, FL 34109

April 2016

Overall Market Statistics by Price

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM			
	April 2015	April 2016	% Chg.	12-month ending 04/2015	12-month ending 04/2016	% Chg.	April 2015	April 2016	% Chg.	12-month ending 04/2015	12-month ending 04/2016	% Chg.	April 2015	April 2016	% Chg.	12-month ending 04/2015	12-month ending 04/2016	% Chg.	April 2015	April 2016	% Chg.	April 2015	April 2016	% Chg.	
\$0-\$300K	568	483	-15%	5,514	4,402	-20%	561	425	-24%	5,273	4,371	-17%	\$ 200	\$ 205	2%	\$ 185	\$ 207	12%	1,172	1,484	27%	62	52	-16%	
\$300K-\$500K	275	256	-7%	2,405	2,393	0%	272	216	-21%	2,162	2,235	3%	\$ 375	\$ 369	-2%	\$ 379	\$ 378	0%	1,023	1,435	40%	69	79	14%	
\$500K-\$1M	222	211	-5%	1,609	1,624	1%	198	171	-14%	1,410	1,491	6%	\$ 660	\$ 640	-3%	\$ 652	\$ 660	1%	927	1,366	47%	95	104	9%	
\$1M-\$2M	89	93	4%	690	680	-1%	82	79	-4%	610	629	3%	\$ 1,280	\$ 1,300	2%	\$ 1,331	\$ 1,350	1%	458	602	31%	103	87	-16%	
\$2M+	56	41	-27%	460	440	-4%	49	56	14%	401	391	-2%	\$ 3,150	\$ 3,450	10%	\$ 3,175	\$ 3,200	1%	460	593	29%	141	120	-15%	
TOTAL	1,210	1,084	-10%	10,678	9,539	-11%	1,162	947	-19%	9,856	9,117	-7%	\$ 313	\$ 325	4%	\$ 283	\$ 314	11%	4,040	5,480	36%	79	72	-9%	
													Median > \$300K	\$ 539	\$ 559	4%	\$ 525	\$ 525	0%						

Overall Market Statistics by Area

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM		
	April 2015	April 2016	% Chg.	12-month ending 04/2015	12-month ending 04/2016	% Chg.	April 2015	April 2016	% Chg.	12-month ending 04/2015	12-month ending 04/2016	% Chg.	April 2015	April 2016	% Chg.	12-month ending 04/2015	12-month ending 04/2016	% Chg.	April 2015	April 2016	% Chg.	April 2015	April 2016	% Chg.
Naples Beach	250	222	-11%	2,077	1,738	-16%	279	198	-29%	1,973	1,738	-12%	\$ 749	\$ 830	11%	\$ 645	\$ 730	13%	868	1,276	47%	81	88	9%
North Naples	323	290	-10%	2,774	2,592	-7%	266	238	-11%	2,564	2,592	1%	\$ 358	\$ 380	6%	\$ 345	\$ 378	10%	1,111	1,570	41%	71	75	6%
Central Naples	198	163	-18%	1,929	1,575	-18%	193	158	-18%	1,781	1,575	-12%	\$ 200	\$ 239	20%	\$ 190	\$ 234	23%	510	693	36%	63	58	-8%
South Naples	198	182	-8%	1,746	1,610	-8%	193	169	-12%	1,597	1,610	1%	\$ 245	\$ 215	-12%	\$ 205	\$ 226	10%	695	834	20%	72	67	-7%
East Naples	226	209	-8%	2,003	1,887	-6%	214	161	-25%	1,798	1,887	5%	\$ 238	\$ 287	21%	\$ 235	\$ 280	19%	774	996	29%	82	79	-4%
Immokalee/Ave Maria	8	4	-50%	44	59	34%	8	1	-88%	41	59	44%	\$ 270	\$ 233	-14%	\$ 170	\$ 221	30%	22	38	73%	98	159	62%
TOTAL	1,203	1,070	-11%	10,573	9,461	-11%	1,153	925	-20%	9,754	9,461	-3%	\$ 312	\$ 325	4%	\$ 280	\$ 312	11%	3,980	5,407	36%	75	74	-1%

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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Condominium Market Statistics by Price

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	April 2015	April 2016	% Chg.	12-month ending 04/2015	12-month ending 04/2016	% Chg.	April 2015	April 2016	% Chg.	12-month ending 04/2015	12-month ending 04/2016	% Chg.	April 2015	April 2016	% Chg.	12-month ending 04/2015	12-month ending 04/2016	% Chg.	April 2015	April 2016	% Chg.	April 2015	April 2016	% Chg.
\$0-\$300K	371	321	-13%	3,891	2,884	-26%	446	294	-34%	3,567	2,904	-19%	\$ 190	\$ 192	1%	\$ 160	\$ 191	19%	1,035	1,160	12%	60	56	-7%
\$300K-\$500K	120	97	-19%	789	943	20%	88	102	16%	698	881	26%	\$ 370	\$ 348	-6%	\$ 370	\$ 360	-3%	386	673	74%	71	70	-1%
\$500K-\$1M	88	80	-9%	622	568	-9%	71	65	-8%	555	579	4%	\$ 650	\$ 690	6%	\$ 658	\$ 680	3%	343	466	36%	96	133	39%
\$1M-\$2M	34	29	-15%	272	256	-6%	48	40	-17%	250	236	-6%	\$ 1,375	\$ 1,325	-4%	\$ 1,331	\$ 1,325	0%	153	206	35%	97	70	-28%
\$2M+	19	8	-58%	127	112	-12%	20	11	-45%	109	82	-25%	\$ 2,947	\$ 2,950	0%	\$ 2,900	\$ 2,937	1%	34	92	171%	89	122	37%
TOTAL	632	535	-15%	5,701	4,763	-16%	673	512	-24%	5,179	4,682	-10%	\$ 263	\$ 262	0%	\$ 209	\$ 251	20%	1,951	2,597	33%	71	72	1%



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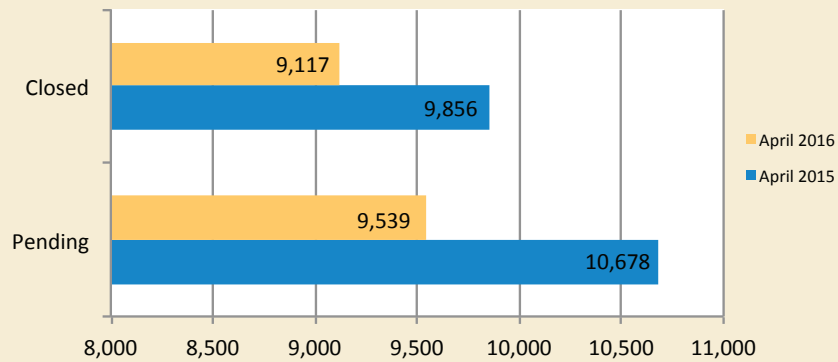
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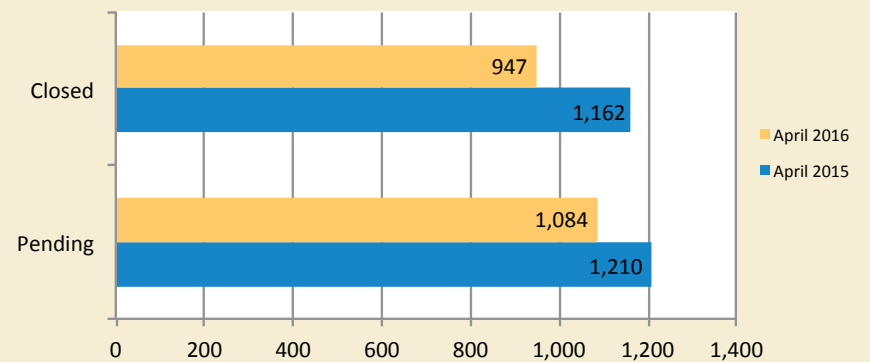
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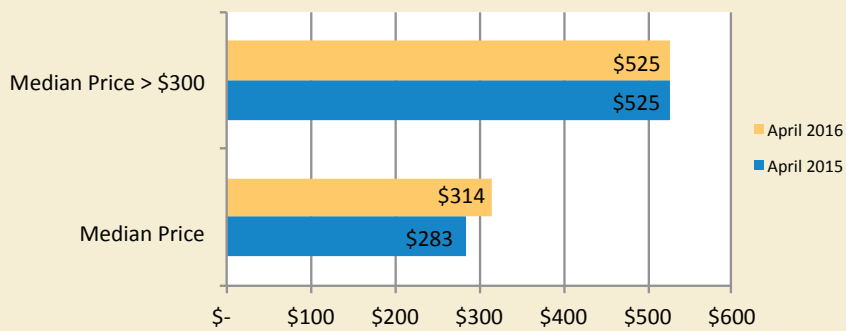
Most Recent 12 Months



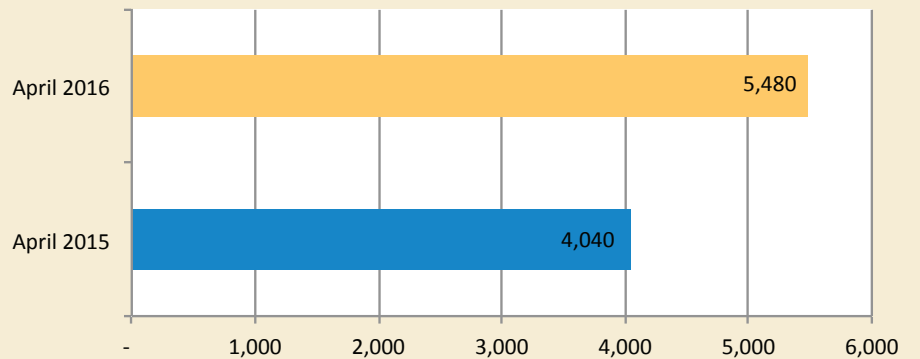
Month to Month



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



Inventory



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