



NABOR

Naples Area Board of REALTORS®



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August 2017

1455 Pine Ridge Road
Naples, FL 34109

Overall Market Statistics by Price

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM		
	August 2016	August 2017	% Chg.	12-month ending 08/2016	12-month ending 08/2017	% Chg.	August 2016	August 2017	% Chg.	12-month ending 08/2016	12-month ending 08/2017	% Chg.	August 2016	August 2017	% Chg.	12-month ending 08/2016	12-month ending 08/2017	% Chg.	August 2016	August 2017	% Chg.	August 2016	August 2017	% Chg.
\$0-\$300K	354	363	3%	4,154	4,058	-2%	309	308	0%	4,175	4,048	-3%	\$ 215	\$ 225	5%	\$ 210	\$ 220	5%	1,273	1,385	9%	68	78	15%
\$300K-\$500K	221	237	7%	2,379	2,676	12%	184	182	-1%	2,162	2,468	14%	\$ 372	\$ 383	3%	\$ 378	\$ 378	0%	1,293	1,283	-1%	100	95	-5%
\$500K-\$1M	105	137	30%	1,553	1,718	11%	107	134	25%	1,479	1,561	6%	\$ 641	\$ 635	-1%	\$ 650	\$ 655	1%	1,212	1,152	-5%	92	116	26%
\$1M-\$2M	36	56	56%	631	655	4%	38	41	8%	602	590	-2%	\$ 1,371	\$ 1,450	6%	\$ 1,340	\$ 1,335	0%	501	488	-3%	135	124	-8%
\$2M+	18	36	100%	399	445	12%	16	20	25%	353	406	15%	\$ 2,537	\$ 4,200	66%	\$ 3,200	\$ 3,100	-3%	508	499	-2%	162	135	-17%
TOTAL	734	829	13%	9,116	9,552	5%	654	685	5%	8,771	9,073	3%	\$ 320	\$ 328	2%	\$ 315	\$ 328	4%	4,787	4,807	0%	88	95	8%
													Median > \$300K	\$ 485	\$ 510	5%	\$ 525	\$ 510	-3%					

Overall Market Statistics by Area

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM		
	August 2016	August 2017	% Chg.	12-month ending 08/2016	12-month ending 08/2017	% Chg.	August 2016	August 2017	% Chg.	12-month ending 08/2016	12-month ending 08/2017	% Chg.	August 2016	August 2017	% Chg.	12-month ending 08/2016	12-month ending 08/2017	% Chg.	August 2016	August 2017	% Chg.	August 2016	August 2017	% Chg.
Naples Beach	110	143	30%	1,612	1,761	9%	108	115	6%	1,585	1,680	6%	\$ 608	\$ 740	22%	\$ 735	\$ 750	2%	1,041	1,034	-1%	100	117	17%
North Naples	208	228	10%	2,428	2,626	8%	177	213	20%	2,353	2,493	6%	\$ 375	\$ 395	5%	\$ 385	\$ 380	-1%	1,428	1,356	-5%	89	90	1%
Central Naples	133	135	2%	1,544	1,527	-1%	124	102	-18%	1,481	1,475	0%	\$ 257	\$ 257	0%	\$ 235	\$ 250	6%	565	597	6%	69	82	19%
South Naples	112	133	19%	1,487	1,577	6%	94	120	28%	1,465	1,493	2%	\$ 224	\$ 222	-1%	\$ 231	\$ 240	4%	747	752	1%	81	99	22%
East Naples	157	181	15%	1,904	1,919	1%	136	126	-7%	1,763	1,793	2%	\$ 291	\$ 299	3%	\$ 282	\$ 307	9%	895	961	7%	99	92	-7%
Immokalee/Ave Maria	8	2	-75%	56	55	-2%	8	3	-63%	43	59	37%	\$ 251	\$ 255	2%	\$ 232	\$ 247	6%	50	41	-18%	55	51	-7%
TOTAL	728	822	13%	9,031	9,465	5%	647	679	5%	8,690	8,993	3%	\$ 320	\$ 330	3%	\$ 315	\$ 327	4%	4,726	4,741	0%	87	95	9%

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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	August 2016	August 2017	% Chg.	12-month ending 08/2016	12-month ending 08/2017	% Chg.	August 2016	August 2017	% Chg.	12-month ending 08/2016	12-month ending 08/2017	% Chg.	August 2016	August 2017	% Chg.	12-month ending 08/2016	12-month ending 08/2017	% Chg.	August 2016	August 2017	% Chg.	August 2016	August 2017	% Chg.	
\$0-\$300K	118	118	0%	1,437	1,301	-9%	98	108	10%	1,393	1,310	-6%	\$ 245	\$ 250	2%	\$ 230	\$ 250	9%	299	278	-7%	43	64	49%	
\$300K-\$500K	156	154	-1%	1,451	1,641	13%	136	125	-8%	1,340	1,561	16%	\$ 375	\$ 392	5%	\$ 385	\$ 387	1%	694	696	0%	92	82	-11%	
\$500K-\$1M	77	101	31%	1,022	1,085	6%	77	98	27%	962	980	2%	\$ 631	\$ 642	2%	\$ 640	\$ 650	2%	801	753	-6%	90	111	23%	
\$1M-\$2M	22	40	82%	382	376	-2%	29	30	3%	388	333	-14%	\$ 1,400	\$ 1,456	4%	\$ 1,350	\$ 1,350	0%	333	308	-8%	149	153	3%	
\$2M+	11	21	91%	286	337	18%	10	17	70%	274	306	12%	\$ 2,662	\$ 4,100	54%	\$ 3,312	\$ 3,200	-3%	427	411	-4%	182	114	-37%	
TOTAL	384	434	13%	4,578	4,740	4%	350	378	8%	4,357	4,490	3%	\$ 384	\$ 422	10%	\$ 405	\$ 405	0%	2,554	2,446	-4%	86	93	8%	
													Median > \$300K	\$ 482	\$ 527	9%	\$ 535	\$ 510	-5%						

Single Family Market Statistics by Area

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM		
	August 2016	August 2017	% Chg.	12-month ending 08/2016	12-month ending 08/2017	% Chg.	August 2016	August 2017	% Chg.	12-month ending 08/2016	12-month ending 08/2017	% Chg.	August 2016	August 2017	% Chg.	12-month ending 08/2016	12-month ending 08/2017	% Chg.	August 2016	August 2017	% Chg.	August 2016	August 2017	% Chg.
Naples Beach	44	62	41%	659	694	5%	47	54	15%	645	655	2%	\$ 830	\$ 1,097	32%	\$ 1,100	\$ 1,095	0%	506	462	-9%	102	118	16%
North Naples	110	111	1%	1,184	1,212	2%	96	114	19%	1,157	1,169	1%	\$ 505	\$ 512	1%	\$ 549	\$ 510	-7%	789	726	-8%	93	89	-4%
Central Naples	72	61	-15%	752	735	-2%	71	53	-25%	716	715	0%	\$ 329	\$ 345	5%	\$ 321	\$ 320	0%	288	281	-2%	71	89	25%
South Naples	32	56	75%	570	582	2%	33	47	42%	561	529	-6%	\$ 359	\$ 285	-21%	\$ 320	\$ 334	4%	300	284	-5%	70	86	23%
East Naples	118	138	17%	1,321	1,419	7%	91	103	13%	1,198	1,329	11%	\$ 325	\$ 308	-5%	\$ 295	\$ 325	10%	582	610	5%	92	90	-2%
Immokalee/Ave Maria	5	2	-60%	49	45	-8%	8	3	-63%	40	46	15%	\$ 251	\$ 255	2%	\$ 231	\$ 249	8%	44	37	-16%	55	51	-7%
TOTAL	381	430	13%	4,535	4,687	3%	346	374	8%	4,317	4,443	3%	\$ 385	\$ 423	10%	\$ 405	\$ 405	0%	2,509	2,400	-4%	86	93	8%

Legend

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Condominium Market Statistics by Price

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	August 2016	August 2017	% Chg.	12-month ending 08/2016	12-month ending 08/2017	% Chg.	August 2016	August 2017	% Chg.	12-month ending 08/2016	12-month ending 08/2017	% Chg.	August 2016	August 2017	% Chg.	12-month ending 08/2016	12-month ending 08/2017	% Chg.	August 2016	August 2017	% Chg.	August 2016	August 2017	% Chg.	
\$0-\$300K	236	245	4%	2,717	2,757	1%	211	200	-5%	2,782	2,738	-2%	\$ 193	\$ 200	4%	\$ 195	\$ 203	4%	974	1,107	14%	79	85	8%	
\$300K-\$500K	65	83	28%	928	1,035	12%	48	57	19%	822	907	10%	\$ 363	\$ 365	1%	\$ 365	\$ 365	0%	599	587	-2%	117	120	3%	
\$500K-\$1M	28	36	29%	531	633	19%	30	36	20%	517	581	12%	\$ 699	\$ 595	-15%	\$ 685	\$ 685	0%	411	399	-3%	100	130	30%	
\$1M-\$2M	14	16	14%	249	279	12%	9	11	22%	214	257	20%	\$ 1,312	\$ 1,450	11%	\$ 1,303	\$ 1,310	1%	168	180	7%	106	45	-58%	
\$2M+	7	15	114%	113	108	-4%	6	3	-50%	79	100	27%	\$ 2,475	\$ 4,393	77%	\$ 2,850	\$ 2,762	-3%	81	88	9%	121	257	112%	
TOTAL	350	395	13%	4,538	4,812	6%	304	307	1%	4,414	4,583	4%	\$ 232	\$ 250	8%	\$ 250	\$ 265	6%	2,233	2,361	6%	90	98	9%	
													Median > \$300K	\$ 500	\$ 498	0%	\$ 500	\$ 510	2%						

Condominium Market Statistics by Area

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	August 2016	August 2017	% Chg.	12-month ending 08/2016	12-month ending 08/2017	% Chg.	August 2016	August 2017	% Chg.	12-month ending 08/2016	12-month ending 08/2017	% Chg.	August 2016	August 2017	% Chg.	12-month ending 08/2016	12-month ending 08/2017	% Chg.	August 2016	August 2017	% Chg.	August 2016	August 2017	% Chg.
Naples Beach	66	81	23%	953	1,067	12%	61	61	0%	940	1,025	9%	\$ 590	\$ 552	-6%	\$ 625	\$ 649	4%	535	572	7%	99	117	18%
North Naples	98	117	19%	1,244	1,414	14%	81	99	22%	1,196	1,324	11%	\$ 245	\$ 260	6%	\$ 253	\$ 274	8%	639	630	-1%	84	90	7%
Central Naples	61	74	21%	792	792	0%	53	49	-8%	765	760	-1%	\$ 174	\$ 179	3%	\$ 184	\$ 185	1%	277	316	14%	66	75	14%
South Naples	80	77	-4%	917	995	9%	61	73	20%	904	964	7%	\$ 186	\$ 165	-11%	\$ 192	\$ 200	4%	447	468	5%	87	107	23%
East Naples	39	43	10%	583	500	-14%	45	23	-49%	565	464	-18%	\$ 207	\$ 252	22%	\$ 266	\$ 265	0%	313	351	12%	114	100	-12%
Immokalee/Ave Maria	3	0	-100%	7	10	43%	0	0		3	13	333%	\$ -	\$ -		\$ 235	\$ 240	2%	6	4	-33%	0	0	
TOTAL	347	392	13%	4,496	4,778	6%	301	305	1%	4,373	4,550	4%	\$ 231	\$ 250	8%	\$ 250	\$ 264	6%	2,217	2,341	6%	89	98	10%

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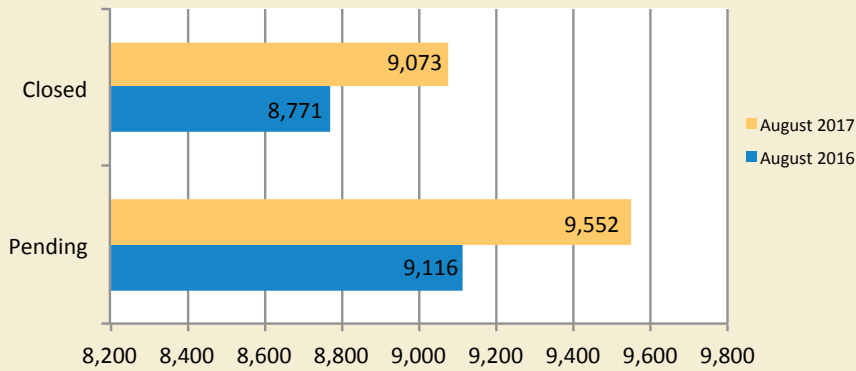
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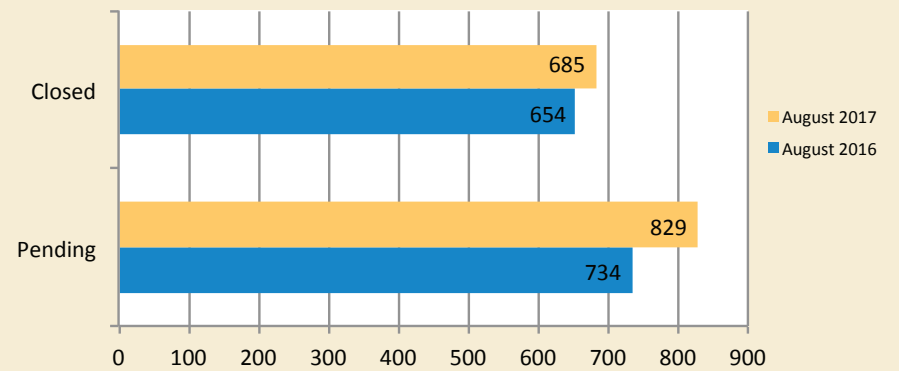
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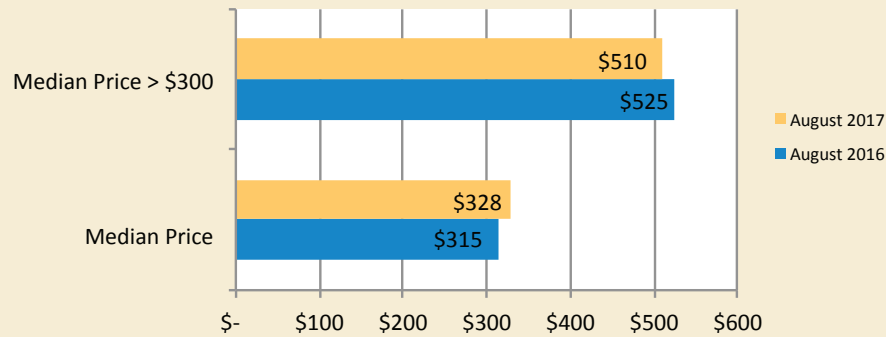
Most Recent 12 Months



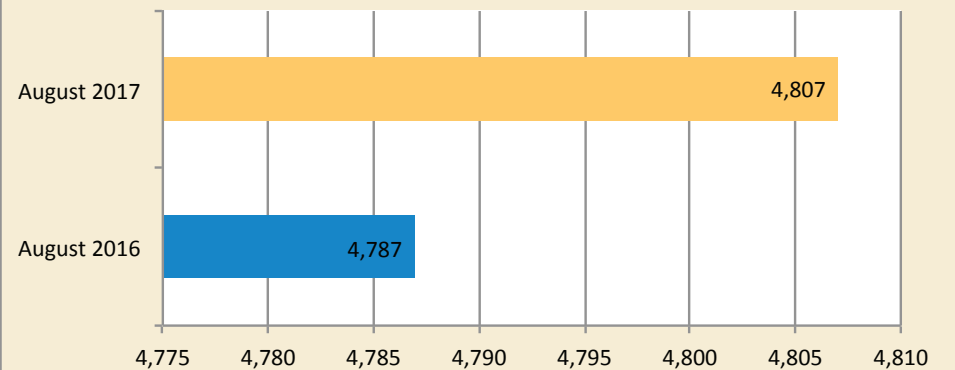
Month to Month



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



Inventory



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