



Naples Area Board of REALTORS®



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November 2018

1455 Pine Ridge Road
Naples, FL 34109

Overall Market Statistics by Price

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM		
	Nov 2017	Nov 2018	% Chg.	12-month ending 11/2017	12-month ending 11/2018	% Chg.	Nov 2017	Nov 2018	% Chg.	12-month ending 11/2017	12-month ending 11/2018	% Chg.	Nov 2017	Nov 2018	% Chg.	12-month ending 11/2017	12-month ending 11/2018	% Chg.	Nov 2017	Nov 2018	% Chg.	Nov 2017	Nov 2018	% Chg.
	\$0-\$300K	309	265	-14%	3,815	3,717	-3%	235	268	14%	3,865	3,839	-1%	\$ 220	\$ 216	-2%	\$ 220	\$ 220	0%	1,510	1,787	18%	83	79
\$300K-\$500K	172	225	31%	2,547	2,769	9%	147	192	31%	2,422	2,618	8%	\$ 383	\$ 372	-3%	\$ 380	\$ 379	0%	1,484	1,720	16%	92	83	-10%
\$500K-\$1M	143	111	-22%	1,655	1,670	1%	84	111	32%	1,551	1,586	2%	\$ 633	\$ 620	-2%	\$ 650	\$ 650	0%	1,246	1,307	5%	119	131	10%
\$1M-\$2M	61	54	-11%	662	772	17%	32	45	41%	586	760	30%	\$ 1,225	\$ 1,410	15%	\$ 1,325	\$ 1,399	6%	526	586	11%	137	131	-4%
\$2M+	43	45	5%	437	544	24%	23	29	26%	409	488	19%	\$ 2,700	\$ 3,450	28%	\$ 3,075	\$ 3,012	-2%	556	571	3%	205	115	-44%
TOTAL	728	700	-4%	9,116	9,472	4%	521	645	24%	8,833	9,291	5%	\$ 330	\$ 334	1%	\$ 332	\$ 345	4%	5,322	5,971	12%	101	95	-6%
Median > \$300K													\$ 482	\$ 485	1%	\$ 514	\$ 520	1%						

Overall Market Statistics by Area

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM		
	Nov 2017	Nov 2018	% Chg.	12-month ending 11/2017	12-month ending 11/2018	% Chg.	Nov 2017	Nov 2018	% Chg.	12-month ending 11/2017	12-month ending 11/2018	% Chg.	Nov 2017	Nov 2018	% Chg.	12-month ending 11/2017	12-month ending 11/2018	% Chg.	Nov 2017	Nov 2018	% Chg.	Nov 2017	Nov 2018	% Chg.
	Naples Beach	131	122	-7%	1,666	1,754	5%	80	108	35%	1,630	1,719	5%	\$ 975	\$ 789	-19%	\$ 775	\$ 785	1%	1,200	1,332	11%	132	118
North Naples	199	197	-1%	2,522	2,699	7%	148	161	9%	2,451	2,659	8%	\$ 343	\$ 383	12%	\$ 382	\$ 408	7%	1,479	1,539	4%	102	112	10%
Central Naples	121	99	-18%	1,448	1,487	3%	87	114	31%	1,424	1,465	3%	\$ 255	\$ 257	1%	\$ 250	\$ 260	4%	652	747	15%	83	68	-18%
South Naples	120	114	-5%	1,483	1,451	-2%	93	107	15%	1,439	1,412	-2%	\$ 233	\$ 238	2%	\$ 242	\$ 250	3%	830	971	17%	86	87	1%
East Naples	147	155	5%	1,857	1,919	3%	105	143	36%	1,757	1,882	7%	\$ 360	\$ 313	-13%	\$ 310	\$ 315	2%	1,052	1,271	21%	100	86	-14%
Immokalee/Ave Maria	6	3	-50%	54	73	35%	3	11	267%	51	70	37%	\$ 273	\$ 229	-16%	\$ 250	\$ 263	5%	46	80	74%	64	74	16%
TOTAL	724	690	-5%	9,030	9,383	4%	516	644	25%	8,752	9,207	5%	\$ 330	\$ 334	1%	\$ 331	\$ 344	4%	5,259	5,940	13%	100	95	-5%

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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	Nov 2017		Nov 2018		% Chg.	12-month ending 11/2017	12-month ending 11/2018	% Chg.	Nov 2017		Nov 2018		% Chg.	12-month ending 11/2017	12-month ending 11/2018	% Chg.	Nov 2017		Nov 2018		% Chg.	Nov 2017		Nov 2018		% Chg.
\$0-\$300K	222	181	-18%	2,654	2,729	3%	175	190	9%	2,664	2,805	5%	\$ 205	\$ 198	-3%	\$ 205	\$ 201	-2%	1,228	1,398	14%	91	88	-3%		
\$300K-\$500K	52	86	65%	979	1,055	8%	45	70	56%	901	961	7%	\$ 365	\$ 352	-4%	\$ 367	\$ 360	-2%	708	729	3%	96	91	-5%		
\$500K-\$1M	41	33	-20%	576	590	2%	17	32	88%	557	557	0%	\$ 679	\$ 655	-4%	\$ 675	\$ 685	1%	447	467	4%	132	132	0%		
\$1M-\$2M	25	30	20%	285	357	25%	10	18	80%	247	366	48%	\$ 1,250	\$ 1,398	12%	\$ 1,310	\$ 1,467	12%	208	217	4%	82	166	102%		
\$2M+	12	12	0%	96	146	52%	3	8	167%	100	130	30%	\$ 2,365	\$ 2,866	21%	\$ 2,612	\$ 2,575	-1%	125	127	2%	82	86	5%		
TOTAL	352	342	-3%	4,590	4,877	6%	250	318	27%	4,469	4,819	8%	\$ 250	\$ 255	2%	\$ 265	\$ 267	1%	2,716	2,938	8%	94	97	3%		
													Median > \$300K	\$ 420	\$ 463	10%	\$ 505	\$ 525	4%							

Condominium Market Statistics by Area

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM				
	Nov 2017		Nov 2018		% Chg.	12-month ending 11/2017	12-month ending 11/2018	% Chg.	Nov 2017		Nov 2018		% Chg.	12-month ending 11/2017	12-month ending 11/2018	% Chg.	Nov 2017		Nov 2018		% Chg.	Nov 2017		Nov 2018		% Chg.
Naples Beach	82	78	-5%	1,001	1,068	7%	36	63	75%	981	1,050	7%	\$ 757	\$ 650	-14%	\$ 649	\$ 650	0%	688	772	12%	107	124	16%		
North Naples	101	99	-2%	1,366	1,471	8%	79	86	9%	1,329	1,474	11%	\$ 255	\$ 262	3%	\$ 274	\$ 280	2%	733	754	3%	89	98	10%		
Central Naples	58	55	-5%	752	834	11%	54	58	7%	745	805	8%	\$ 205	\$ 192	-6%	\$ 190	\$ 190	0%	369	372	1%	83	70	-16%		
South Naples	74	68	-8%	934	907	-3%	59	73	24%	898	901	0%	\$ 190	\$ 190	0%	\$ 200	\$ 206	3%	509	603	18%	87	84	-3%		
East Naples	35	34	-3%	492	554	13%	20	38	90%	472	552	17%	\$ 327	\$ 263	-20%	\$ 267	\$ 275	3%	391	407	4%	121	118	-2%		
Immokalee/Ave Maria	0	1		10	7	-30%	0	0		10	5	-50%	\$ -	null		\$ 247	\$ 200	-19%	4	14	250%	0	0			
TOTAL	350	335	-4%	4,555	4,841	6%	248	318	28%	4,435	4,787	8%	\$ 248	\$ 259	4%	\$ 265	\$ 266	0%	2,694	2,922	8%	92	97	5%		

Legend

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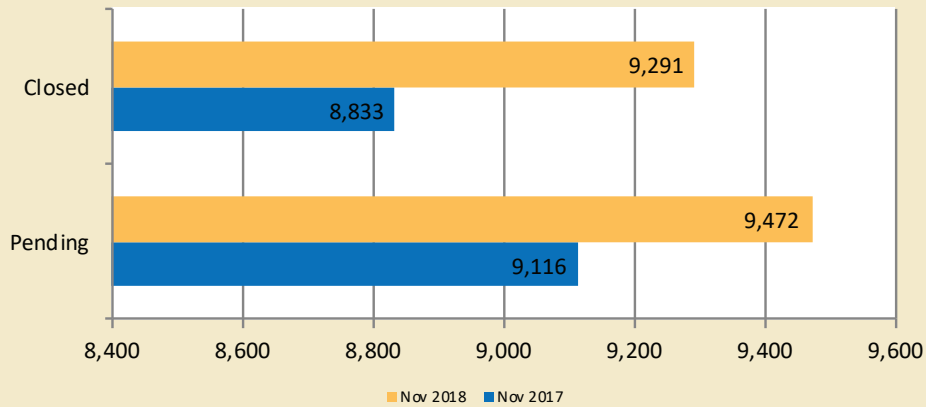
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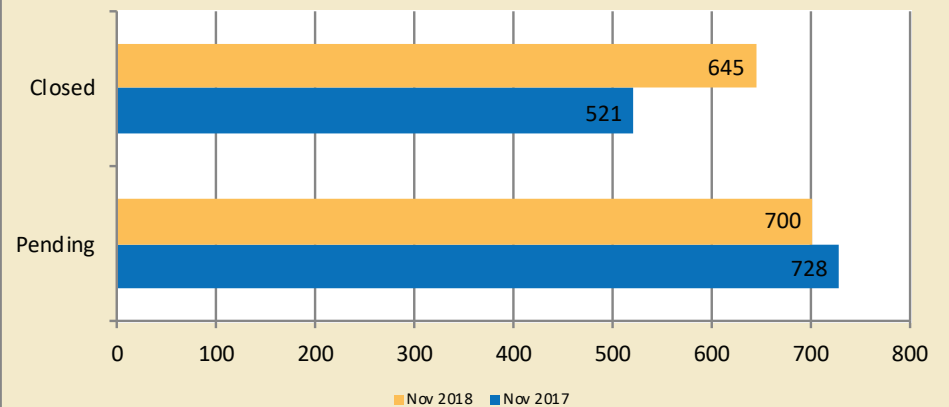
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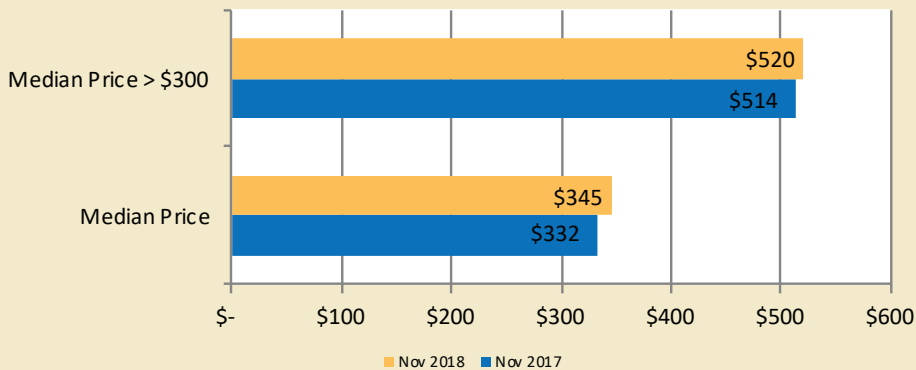
Most Recent 12 Months



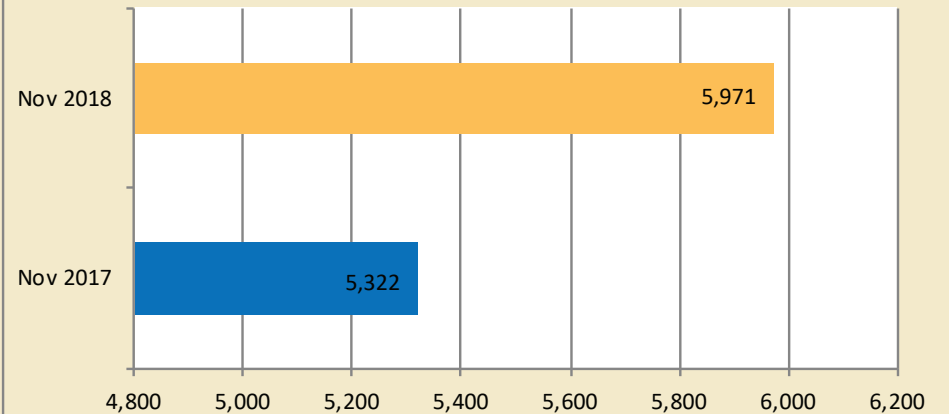
Month to Month



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



Inventory



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