



Naples Area Board of REALTORS®



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November 2017

1455 Pine Ridge Road
Naples, FL 34109

Overall Market Statistics by Price

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM		
	Nov 2016	Nov 2017	% Chg.	12-month ending 11/2016	12-month ending 11/2017	% Chg.	Nov 2016	Nov 2017	% Chg.	12-month ending 11/2016	12-month ending 11/2017	% Chg.	Nov 2016	Nov 2017	% Chg.	12-month ending 11/2016	12-month ending 11/2017	% Chg.	Nov 2016	Nov 2017	% Chg.	Nov 2016	Nov 2017	% Chg.
\$0-\$300K	323	309	-4%	4,014	3,815	-5%	285	235	-18%	4,051	3,865	-5%	\$ 219	\$ 220	0%	\$ 215	\$ 220	2%	1,529	1,510	-1%	77	83	8%
\$300K-\$500K	183	172	-6%	2,339	2,547	9%	139	147	6%	2,155	2,422	12%	\$ 370	\$ 383	4%	\$ 377	\$ 380	1%	1,524	1,484	-3%	77	92	19%
\$500K-\$1M	123	143	16%	1,553	1,655	7%	95	84	-12%	1,442	1,551	8%	\$ 650	\$ 633	-3%	\$ 650	\$ 650	0%	1,411	1,246	-12%	109	119	9%
\$1M-\$2M	47	61	30%	596	662	11%	29	32	10%	585	586	0%	\$ 1,380	\$ 1,225	-11%	\$ 1,325	\$ 1,325	0%	654	526	-20%	111	137	23%
\$2M+	37	43	16%	382	437	14%	24	23	-4%	338	409	21%	\$ 3,165	\$ 2,700	-15%	\$ 3,125	\$ 3,075	-2%	615	556	-10%	147	205	39%
TOTAL	713	728	2%	8,884	9,116	3%	572	521	-9%	8,571	8,833	3%	\$ 303	\$ 330	9%	\$ 318	\$ 332	4%	5,733	5,322	-7%	88	101	15%
													Median > \$300K	\$ 519	\$ 482	-7%	\$ 520	\$ 514	-1%					

Overall Market Statistics by Area

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM		
	Nov 2016	Nov 2017	% Chg.	12-month ending 11/2016	12-month ending 11/2017	% Chg.	Nov 2016	Nov 2017	% Chg.	12-month ending 11/2016	12-month ending 11/2017	% Chg.	Nov 2016	Nov 2017	% Chg.	12-month ending 11/2016	12-month ending 11/2017	% Chg.	Nov 2016	Nov 2017	% Chg.	Nov 2016	Nov 2017	% Chg.
Naples Beach	114	131	15%	1,559	1,666	7%	94	80	-15%	1,547	1,630	5%	\$ 762	\$ 975	28%	\$ 730	\$ 775	6%	1,333	1,200	-10%	95	132	39%
North Naples	190	199	5%	2,396	2,522	5%	171	148	-13%	2,315	2,451	6%	\$ 350	\$ 343	-2%	\$ 379	\$ 382	1%	1,672	1,479	-12%	92	102	11%
Central Naples	128	121	-5%	1,517	1,448	-5%	92	87	-5%	1,442	1,424	-1%	\$ 239	\$ 255	7%	\$ 239	\$ 250	5%	701	652	-7%	70	83	19%
South Naples	126	120	-5%	1,460	1,483	2%	113	93	-18%	1,412	1,439	2%	\$ 225	\$ 233	4%	\$ 234	\$ 242	3%	872	830	-5%	83	86	4%
East Naples	147	147	0%	1,817	1,857	2%	93	105	13%	1,732	1,757	1%	\$ 300	\$ 360	20%	\$ 290	\$ 310	7%	1,028	1,052	2%	87	100	15%
Immokalee/Ave Maria	4	6	50%	51	54	6%	5	3	-40%	41	51	24%	\$ 263	\$ 273	4%	\$ 243	\$ 250	3%	52	46	-12%	78	64	-18%
TOTAL	709	724	2%	8,800	9,030	3%	568	516	-9%	8,489	8,752	3%	\$ 303	\$ 330	9%	\$ 317	\$ 331	4%	5,658	5,259	-7%	86	100	16%

Legend

Geographic Location	USPS Zip Codes
Naples Beach:	34102, 34103, 34108
North Naples:	34109, 34110, 34119
Central Naples:	34105, 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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	Nov 2016	Nov 2017	% Chg.	12-month ending 11/2016	12-month ending 11/2017	% Chg.	Nov 2016	Nov 2017	% Chg.	12-month ending 11/2016	12-month ending 11/2017	% Chg.	Nov 2016	Nov 2017	% Chg.	12-month ending 11/2016	12-month ending 11/2017	% Chg.	Nov 2016	Nov 2017	% Chg.	Nov 2016	Nov 2017	% Chg.
\$0-\$300K	116	87	-25%	1,370	1,161	-15%	89	60	-33%	1,340	1,201	-10%	\$ 245	\$ 250	2%	\$ 239	\$ 250	5%	348	282	-19%	61	58	-5%
\$300K-\$500K	118	120	2%	1,475	1,568	6%	85	102	20%	1,365	1,521	11%	\$ 394	\$ 392	-1%	\$ 385	\$ 389	1%	794	776	-2%	63	90	43%
\$500K-\$1M	70	102	46%	1,002	1,079	8%	61	67	10%	936	994	6%	\$ 633	\$ 610	-4%	\$ 637	\$ 645	1%	920	799	-13%	116	116	0%
\$1M-\$2M	20	36	80%	352	377	7%	17	22	29%	363	339	-7%	\$ 1,550	\$ 1,212	-22%	\$ 1,350	\$ 1,340	-1%	414	318	-23%	103	162	57%
\$2M+	21	31	48%	272	341	25%	16	20	25%	256	309	21%	\$ 2,862	\$ 2,787	-3%	\$ 3,245	\$ 3,250	0%	495	431	-13%	130	222	71%
TOTAL	345	376	9%	4,471	4,526	1%	268	271	1%	4,260	4,364	2%	\$ 397	\$ 433	9%	\$ 400	\$ 417	4%	2,971	2,606	-12%	82	107	30%
Median > \$300K													\$ 521	\$ 515	-1%	\$ 525	\$ 518	-1%						

Single Family Market Statistics by Area

	# Pending						# Closed						Median Closed Price (,000's)						Inventory			Average DOM		
	Nov 2016	Nov 2017	% Chg.	12-month ending 11/2016	12-month ending 11/2017	% Chg.	Nov 2016	Nov 2017	% Chg.	12-month ending 11/2016	12-month ending 11/2017	% Chg.	Nov 2016	Nov 2017	% Chg.	12-month ending 11/2016	12-month ending 11/2017	% Chg.	Nov 2016	Nov 2017	% Chg.	Nov 2016	Nov 2017	% Chg.
Naples Beach	41	49	20%	633	665	5%	35	44	26%	618	649	5%	\$ 1,030	\$ 1,112	8%	\$ 1,087	\$ 1,120	3%	616	512	-17%	69	153	122%
North Naples	81	98	21%	1,165	1,156	-1%	80	69	-14%	1,145	1,122	-2%	\$ 505	\$ 490	-3%	\$ 535	\$ 517	-3%	901	746	-17%	97	116	20%
Central Naples	60	63	5%	749	696	-7%	39	33	-15%	692	679	-2%	\$ 290	\$ 400	38%	\$ 319	\$ 330	3%	336	283	-16%	72	83	15%
South Naples	45	46	2%	543	549	1%	33	34	3%	513	541	5%	\$ 300	\$ 357	19%	\$ 325	\$ 345	6%	353	321	-9%	69	84	22%
East Naples	112	112	0%	1,291	1,365	6%	74	85	15%	1,215	1,285	6%	\$ 310	\$ 380	23%	\$ 301	\$ 331	10%	667	661	-1%	78	95	22%
Immokalee/Ave Maria	3	6	100%	46	44	-4%	4	3	-25%	37	41	11%	\$ 299	\$ 273	-9%	\$ 250	\$ 258	3%	43	42	-2%	78	64	-18%
TOTAL	342	374	9%	4,427	4,475	1%	265	268	1%	4,220	4,317	2%	\$ 395	\$ 435	10%	\$ 400	\$ 419	5%	2,916	2,565	-12%	80	107	34%

Legend

Geographic Location	USPS Zip Codes
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Condominium Market Statistics by Price

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	Nov 2016	Nov 2017	% Chg.	12-month ending 11/2016	12-month ending 11/2017	% Chg.	Nov 2016	Nov 2017	% Chg.	12-month ending 11/2016	12-month ending 11/2017	% Chg.	Nov 2016	Nov 2017	% Chg.	12-month ending 11/2016	12-month ending 11/2017	% Chg.	Nov 2016	Nov 2017	% Chg.	Nov 2016	Nov 2017	% Chg.
\$0-\$300K	207	222	7%	2,644	2,654	0%	196	175	-11%	2,711	2,664	-2%	\$ 204	\$ 205	0%	\$ 199	\$ 205	3%	1,181	1,228	4%	85	91	7%
\$300K-\$500K	76	52	-32%	864	979	13%	54	45	-17%	790	901	14%	\$ 360	\$ 365	1%	\$ 365	\$ 367	1%	730	708	-3%	95	96	1%
\$500K-\$1M	54	41	-24%	551	576	5%	34	17	-50%	506	557	10%	\$ 735	\$ 679	-8%	\$ 690	\$ 675	-2%	491	447	-9%	97	132	36%
\$1M-\$2M	17	25	47%	244	285	17%	12	10	-17%	222	247	11%	\$ 1,275	\$ 1,250	-2%	\$ 1,300	\$ 1,310	1%	240	208	-13%	123	82	-33%
\$2M+	15	12	-20%	110	96	-13%	8	3	-63%	82	100	22%	\$ 3,362	\$ 2,365	-30%	\$ 2,812	\$ 2,612	-7%	120	125	4%	184	82	-55%
TOTAL	369	352	-5%	4,413	4,590	4%	304	250	-18%	4,311	4,469	4%	\$ 251	\$ 250	0%	\$ 255	\$ 265	4%	2,762	2,716	-2%	92	94	2%
Median > \$300K													\$ 507	\$ 420	-17%	\$ 510	\$ 505	-1%						

Condominium Market Statistics by Area

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	Nov 2016	Nov 2017	% Chg.	12-month ending 11/2016	12-month ending 11/2017	% Chg.	Nov 2016	Nov 2017	% Chg.	12-month ending 11/2016	12-month ending 11/2017	% Chg.	Nov 2016	Nov 2017	% Chg.	12-month ending 11/2016	12-month ending 11/2017	% Chg.	Nov 2016	Nov 2017	% Chg.	Nov 2016	Nov 2017	% Chg.
Naples Beach	74	82	11%	926	1,001	8%	59	36	-39%	929	981	6%	\$ 750	\$ 757	1%	\$ 650	\$ 649	0%	717	688	-4%	111	107	-4%
North Naples	109	101	-7%	1,231	1,366	11%	91	79	-13%	1,170	1,329	14%	\$ 265	\$ 255	-4%	\$ 255	\$ 274	7%	771	733	-5%	88	89	1%
Central Naples	68	58	-15%	768	752	-2%	53	54	2%	750	745	-1%	\$ 193	\$ 205	6%	\$ 187	\$ 190	2%	365	369	1%	69	83	20%
South Naples	81	74	-9%	917	934	2%	80	59	-26%	899	898	0%	\$ 209	\$ 190	-9%	\$ 195	\$ 200	3%	519	509	-2%	89	87	-2%
East Naples	35	35	0%	526	492	-6%	19	20	5%	517	472	-9%	\$ 260	\$ 327	26%	\$ 270	\$ 267	-1%	361	391	8%	122	121	-1%
Immokalee/Ave Maria	1	0	-100%	5	10	100%	1	0	-100%	4	10	150%	\$ 249	NULL	#VALUE!	\$ 226	\$ 247	9%	9	4	-56%	76	0	-100%
TOTAL	368	350	-5%	4,373	4,555	4%	303	248	-18%	4,269	4,435	4%	\$ 251	\$ 248	-1%	\$ 253	\$ 265	5%	2,742	2,694	-2%	92	92	0%

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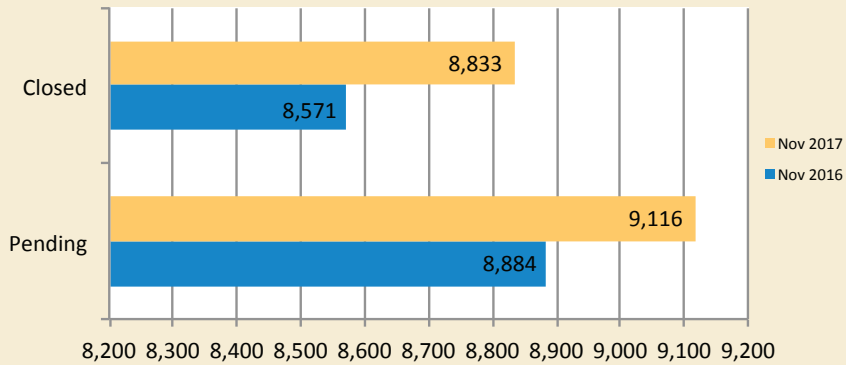
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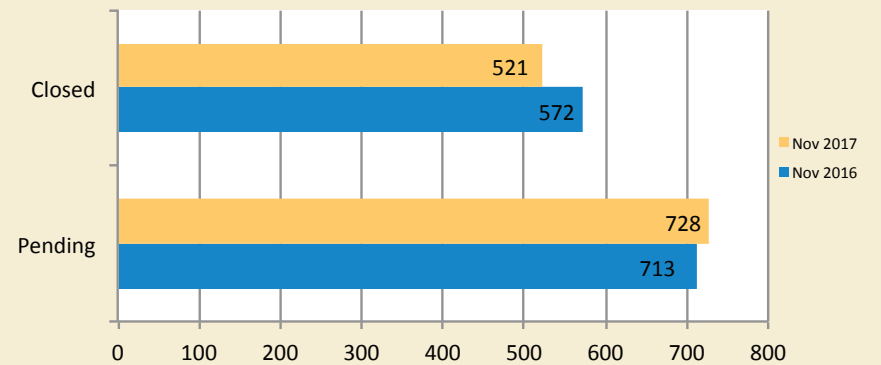
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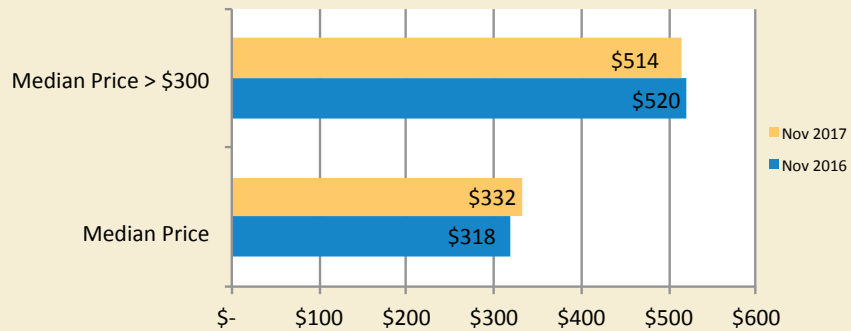
Most Recent 12 Months



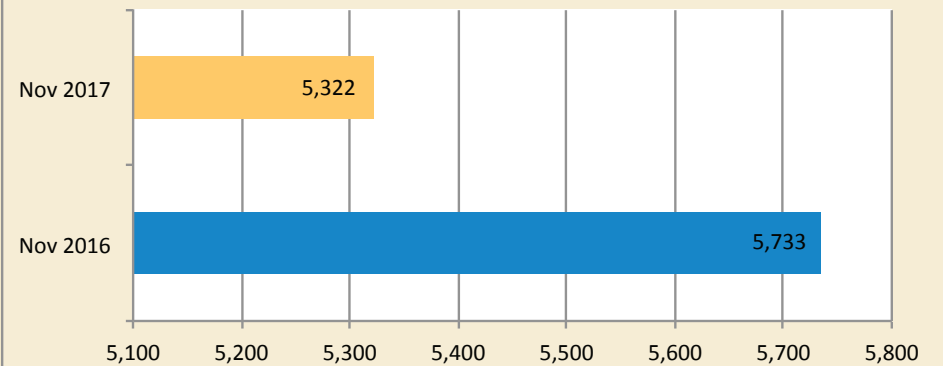
Month to Month



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



Inventory



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