



Naples Area Board of REALTORS®



Real life. Real answers.

p 239.597.1666
f 239.597.7725

www.NABOR.com
www.NaplesArea.com

December 2013

1455 Pine Ridge Road
Naples, FL 34109

Overall Market Statistics by Price

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM
	Dec. 2012	Dec. 2013	12-month ending 12/2012	12-month ending 12/2013	Dec. 2012	Dec. 2013	12-month ending 12/2012	12-month ending 12/2013	Dec. 2012	Dec. 2013	12-month ending 12/2012	12-month ending 12/2013	Dec. 2012	Dec. 2013	Dec. 2013
	\$0-\$300K	535	431	7,111	6,660	522	341	6,144	5,875	\$146	\$170	\$141	\$163	3,139	2,416
\$300K-\$500K	129	130	1,620	2,000	125	128	1,366	1,730	\$375	\$375	\$375	\$375	1,192	1,043	105
\$500K-\$1M	83	103	1,169	1,418	102	86	1,032	1,224	\$660	\$657	\$660	\$658	1,174	971	121
\$1M-\$2M	32	47	485	624	45	36	437	510	\$1,300	\$1,275	\$1,355	\$1,375	631	557	185
\$2M+	23	28	298	363	18	16	234	298	\$2,617	\$2,675	\$2,810	\$2,950	421	416	227
TOTAL	802	739	10,683	11,065	812	607	9,213	9,637	\$213	\$260	\$204	\$240	6,557	5,403	100

Overall Market Statistics by Area

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM
	Dec. 2012	Dec. 2013	12-month ending 12/2012	12-month ending 12/2013	Dec. 2012	Dec. 2013	12-month ending 12/2012	12-month ending 12/2013	Dec. 2012	Dec. 2013	12-month ending 12/2012	12-month ending 12/2013	Dec. 2012	Dec. 2013	Dec. 2013
	Naples Beach	155	150	2,057	2,226	170	129	1,880	1,995	\$518	\$590	\$505	\$555	1,606	1,285
North Naples	201	213	2,787	2,954	204	159	2,423	2,603	\$275	\$285	\$250	\$287	1,636	1,308	84
Central Naples	157	130	2,022	1,940	151	94	1,717	1,646	\$135	\$181	\$132	\$163	967	831	75
South Naples	124	96	1,600	1,674	130	99	1,362	1,460	\$148	\$175	\$137	\$157	1,023	827	87
East Naples	153	137	2,047	2,071	138	110	1,681	1,753	\$163	\$240	\$156	\$195	1,163	1,032	122
Immokalee/Ave Maria	5	0	58	63	5	4	42	57	\$45	\$172	\$87	\$159	28	17	115
TOTAL	795	726	10,571	10,928	798	595	9,105	9,514	\$210	\$260	\$202	\$240	6,423	5,300	98

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 Days on Market comparisons are not reported because they are calculated with a new method. 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.



Naples Area Board of REALTORS®



Real life. Real answers.

p 239.597.1666
f 239.597.7725

www.NABOR.com
www.NaplesArea.com

December 2013

1455 Pine Ridge Road
Naples, FL 34109

Single Family Market Statistics by Price

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM
	Dec. 2012	Dec. 2013	12-month ending 12/2012	12-month ending 12/2013	Dec. 2012	Dec. 2013	12-month ending 12/2012	12-month ending 12/2013	Dec. 2012	Dec. 2013	12-month ending 12/2012	12-month ending 12/2013	Dec. 2012	Dec. 2013	Dec. 2013
	\$0-\$300K	257	182	3,311	2,772	229	128	2,754	2,399	\$160	\$175	\$150	\$175	1,110	863
\$300K-\$500K	74	88	926	1,205	75	86	784	1,022	\$380	\$379	\$378	\$379	615	590	95
\$500K-\$1M	56	64	659	815	62	52	568	692	\$675	\$687	\$676	\$674	639	569	105
\$1M-\$2M	14	31	302	362	24	23	274	284	\$1,512	\$1,250	\$1,399	\$1,382	384	351	217
\$2M+	16	20	216	249	12	12	174	201	\$2,642	\$2,675	\$3,062	\$2,900	333	339	216
TOTAL	417	385	5,414	5,403	402	301	4,554	4,598	\$248	\$340	\$239	\$287	3,081	2,712	105

Single Family Market Statistics by Area

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM
	Dec. 2012	Dec. 2013	12-month ending 12/2012	12-month ending 12/2013	Dec. 2012	Dec. 2013	12-month ending 12/2012	12-month ending 12/2013	Dec. 2012	Dec. 2013	12-month ending 12/2012	12-month ending 12/2013	Dec. 2012	Dec. 2013	Dec. 2013
	Naples Beach	62	56	814	830	59	49	717	715	\$665	\$890	\$675	\$750	591	523
North Naples	88	105	1,296	1,349	97	67	1,115	1,175	\$383	\$417	\$367	\$400	816	728	106
Central Naples	86	76	1,045	982	81	52	875	812	\$199	\$247	\$179	\$245	481	414	85
South Naples	49	44	656	652	55	46	547	562	\$237	\$261	\$196	\$230	391	310	71
East Naples	122	96	1,493	1,464	95	77	1,208	1,221	\$160	\$267	\$149	\$188	698	663	116
Immokalee/Ave Maria	5	0	51	46	5	2	36	42	\$45	\$183	\$83	\$160	19	13	176
TOTAL	412	377	5,355	5,323	392	293	4,498	4,527	\$245	\$340	\$238	\$287	2,996	2,651	101

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 Days on Market comparisons are not reported because they are calculated with a new method. 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.



Naples Area Board of REALTORS®



Real life. Real answers.

p 239.597.1666
f 239.597.7725

www.NABOR.com
www.NaplesArea.com

December 2013

1455 Pine Ridge Road
Naples, FL 34109

Condominium Market Statistics by Price

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM
	Dec. 2012	Dec. 2013	12-month ending 12/2012	12-month ending 12/2013	Dec. 2012	Dec. 2013	12-month ending 12/2012	12-month ending 12/2013	Dec. 2012	Dec. 2013	12-month ending 12/2012	12-month ending 12/2013	Dec. 2012	Dec. 2013	Dec. 2013
	\$0-\$300K	278	249	3,800	3,888	293	213	3,390	3,476	\$140	\$166	\$135	\$155	2,029	1,553
\$300K-\$500K	55	42	694	795	50	42	582	708	\$369	\$365	\$370	\$370	577	453	126
\$500K-\$1M	27	39	510	603	40	34	464	532	\$591	\$640	\$635	\$647	535	402	143
\$1M-\$2M	18	16	183	262	21	13	163	226	\$1,295	\$1,300	\$1,314	\$1,340	247	206	127
\$2M+	7	8	82	114	6	4	60	97	\$2,525	\$2,750	\$2,650	\$3,000	88	77	264
TOTAL	385	354	5,269	5,662	410	306	4,659	5,039	\$180	\$215	\$172	\$202	3,476	2,691	95

Condominium Market Statistics by Area

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM
	Dec. 2012	Dec. 2013	12-month ending 12/2012	12-month ending 12/2013	Dec. 2012	Dec. 2013	12-month ending 12/2012	12-month ending 12/2013	Dec. 2012	Dec. 2013	12-month ending 12/2012	12-month ending 12/2013	Dec. 2012	Dec. 2013	Dec. 2013
	Naples Beach	93	94	1,243	1,396	111	80	1,163	1,280	\$440	\$480	\$450	\$500	1,015	762
North Naples	113	108	1,491	1,605	107	92	1,308	1,428	\$174	\$203	\$175	\$200	820	580	68
Central Naples	71	54	977	958	70	42	842	834	\$113	\$137	\$116	\$135	486	417	64
South Naples	75	52	944	1,022	75	53	815	898	\$117	\$153	\$117	\$137	632	517	101
East Naples	31	41	554	607	43	33	473	532	\$167	\$205	\$185	\$215	465	369	135
Immokalee/Ave Maria	0	0	7	17	0	2	6	15	NULL	\$119	\$172	\$150	9	4	55
TOTAL	383	349	5,216	5,605	406	302	4,607	4,987	\$180	\$215	\$170	\$200	3,427	2,649	95

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 Days on Market comparisons are not reported because they are calculated with a new method. 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.



Naples Area Board of REALTORS®



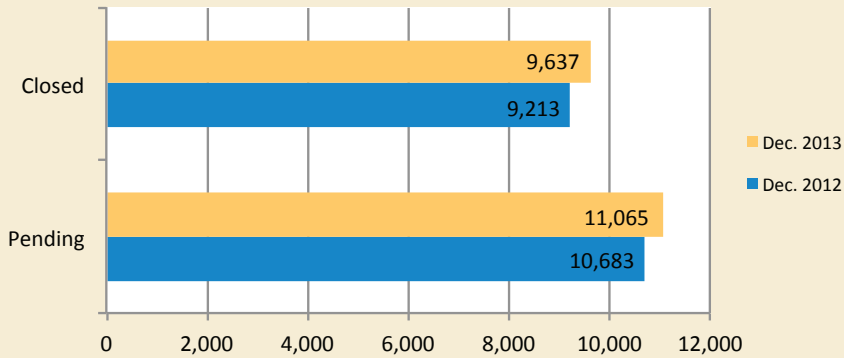
Real life. Real answers.

p 239.597.1666
f 239.597.7725

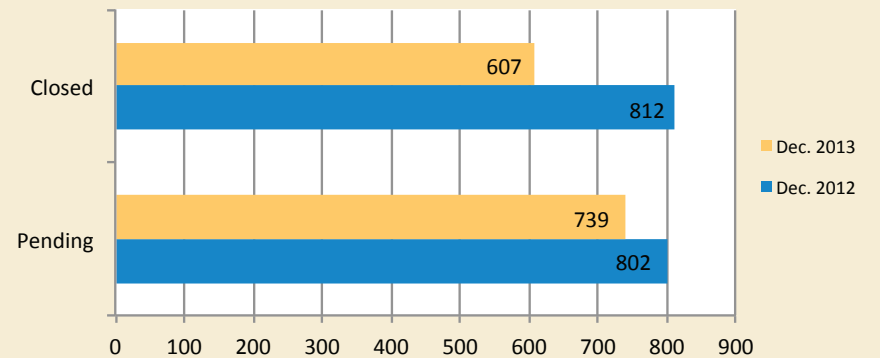
www.NABOR.com
www.NaplesArea.com

December 2013
1455 Pine Ridge Road
Naples, FL 34109

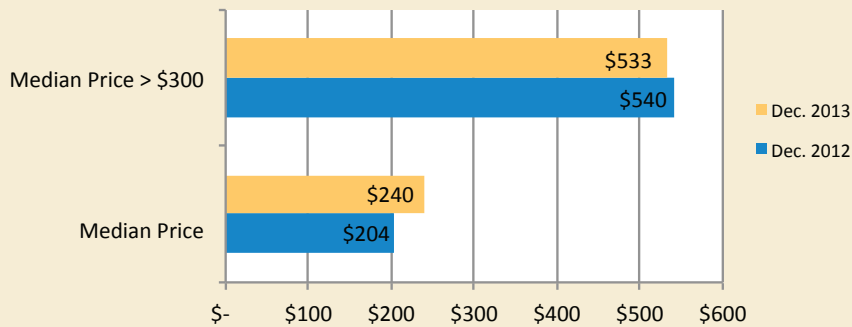
Most Recent 12 Months



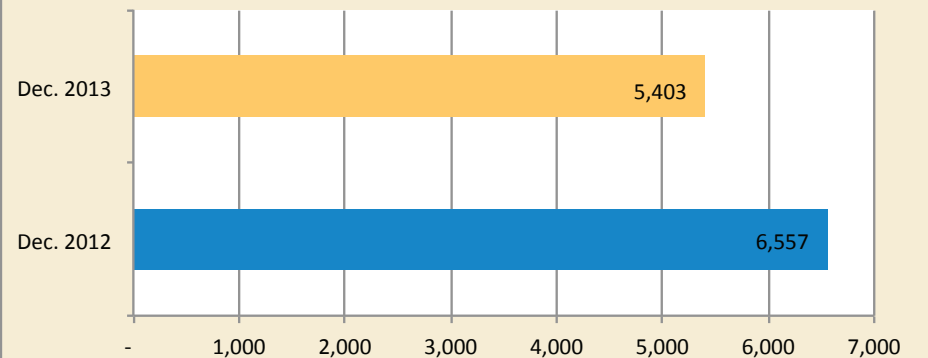
Month to Month



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



Inventory



Calculations are based on property listings that exist within Southwest Florida MLS. Only properties in Collier County, excluding Marco Island, are included.