



Naples Area Board of REALTORS®



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September 2014
1455 Pine Ridge Road
Naples, FL 34109

Overall Market Statistics by Price

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM	
	Sept. 2013	Sept. 2014	12-month ending 09/2013	12-month ending 09/2014	Sept. 2013	Sept. 2014	12-month ending 09/2013	12-month ending 09/2014	Sept. 2013	Sept. 2014	12-month ending 09/2013	12-month ending 09/2014	Sept. 2013	Sept. 2014	Sept. 2013	Sept. 2014
	\$0-\$300K	503	478	6,915	5,912	428	361	6,183	5,468	\$163	\$176	\$158	\$175	1,697	1,274	92
\$300K-\$500K	150	168	1,951	2,081	123	127	1,703	1,850	\$380	\$372	\$375	\$382	779	846	118	74
\$500K-\$1M	101	104	1,357	1,491	100	78	1,212	1,300	\$653	\$645	\$655	\$656	796	815	165	103
\$1M-\$2M	37	48	600	645	22	32	511	592	\$1,300	\$1,287	\$1,375	\$1,336	452	435	208	95
\$2M+	19	31	359	421	24	22	310	375	\$3,187	\$3,236	\$3,000	\$2,900	356	332	140	167
TOTAL	810	829	11,182	10,550	697	620	9,919	9,585	\$245	\$260	\$230	\$262	4,080	3,702	114	75
									Median > \$300K	\$542	\$505	\$535	\$545			

Overall Market Statistics by Area

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	Sept. 2013	Sept. 2014	12-month ending 09/2013	12-month ending 09/2014	Sept. 2013	Sept. 2014	12-month ending 09/2013	12-month ending 09/2014	Sept. 2013	Sept. 2014	12-month ending 09/2013	12-month ending 09/2014	Sept. 2013	Sept. 2014	Sept. 2013	Sept. 2014
	Naples Beach	147	145	2,255	2,110	140	118	2,074	2,008	\$516	\$543	\$540	\$622	1,024	818	123
North Naples	228	205	2,939	2,789	204	178	2,641	2,573	\$325	\$320	\$280	\$320	994	914	119	66
Central Naples	150	151	2,002	1,899	134	118	1,720	1,681	\$166	\$174	\$154	\$175	548	517	89	77
South Naples	121	135	1,707	1,651	98	92	1,506	1,468	\$152	\$172	\$152	\$180	605	589	130	72
East Naples	151	180	2,088	1,946	113	107	1,803	1,702	\$204	\$225	\$180	\$216	781	758	111	63
Immokalee/Ave Maria	10	5	62	39	4	3	54	42	\$210	\$90	\$109	\$165	20	20	80	15
TOTAL	807	821	11,053	10,434	693	616	9,798	9,474	\$245	\$260	\$230	\$260	3,972	3,616	114	75

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. In order to compile congruent data from multiple sources under the new Matrix system, a new method of calculating days on market was adopted. Therefore, historic comparisons of this data will be released when adequate time has elapsed allowing for such comparison. 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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	Sept. 2013	Sept. 2014	12-month ending 09/2013	12-month ending 09/2014	Sept. 2013	Sept. 2014	12-month ending 09/2013	12-month ending 09/2014	Sept. 2013	Sept. 2014	12-month ending 09/2013	12-month ending 09/2014	Sept. 2013	Sept. 2014	Sept. 2013	Sept. 2014
	\$0-\$300K	242	188	2,945	2,209	184	140	2,562	2,012	\$179	\$189	\$170	\$190	526	390	86
\$300K-\$500K	103	100	1,153	1,279	75	81	986	1,144	\$370	\$385	\$378	\$386	422	487	121	69
\$500K-\$1M	70	72	783	902	67	51	681	767	\$673	\$656	\$665	\$664	444	479	145	95
\$1M-\$2M	27	30	333	367	13	19	287	332	\$1,375	\$1,400	\$1,399	\$1,347	290	299	152	87
\$2M+	13	24	244	308	19	16	209	269	\$3,150	\$3,312	\$3,000	\$2,900	297	299	139	186
TOTAL	455	414	5,458	5,065	358	307	4,725	4,524	\$290	\$320	\$275	\$337	1,979	1,954	111	73
									Median > \$300K	\$566	\$508	\$540	\$542			

Single Family Market Statistics by Area

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM	
	Sept. 2013	Sept. 2014	12-month ending 09/2013	12-month ending 09/2014	Sept. 2013	Sept. 2014	12-month ending 09/2013	12-month ending 09/2014	Sept. 2013	Sept. 2014	12-month ending 09/2013	12-month ending 09/2014	Sept. 2013	Sept. 2014	Sept. 2013	Sept. 2014
	Naples Beach	72	56	838	782	60	44	745	739	\$661	\$837	\$720	\$964	401	378	96
North Naples	114	97	1,350	1,265	101	89	1,198	1,157	\$417	\$440	\$390	\$451	556	544	127	77
Central Naples	80	71	1,013	939	73	62	849	825	\$200	\$252	\$235	\$255	256	238	78	61
South Naples	56	54	652	652	40	33	578	558	\$270	\$242	\$224	\$279	220	235	154	79
East Naples	125	125	1,486	1,326	81	73	1,248	1,149	\$210	\$225	\$176	\$219	464	484	113	57
Immokalee/Ave Maria	6	4	46	30	3	3	41	30	\$250	\$90	\$83	\$163	15	19	34	15
TOTAL	453	407	5,385	4,994	358	304	4,659	4,458	\$290	\$320	\$275	\$336	1,912	1,898	111	73

Legend

Geographic Location	USPS Zip Codes
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Condominium Market Statistics by Price

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	Sept. 2013	Sept. 2014	12-month ending 09/2013	12-month ending 09/2014	Sept. 2013	Sept. 2014	12-month ending 09/2013	12-month ending 09/2014	Sept. 2013	Sept. 2014	12-month ending 09/2013	12-month ending 09/2014	Sept. 2013	Sept. 2014	Sept. 2013	Sept. 2014
	\$0-\$300K	261	290	3,970	3,703	244	221	3,621	3,456	\$155	\$167	\$150	\$166	1,171	884	97
\$300K-\$500K	47	68	798	802	48	46	717	706	\$388	\$353	\$375	\$370	357	359	114	84
\$500K-\$1M	31	32	574	589	33	27	531	533	\$635	\$596	\$640	\$650	352	336	206	120
\$1M-\$2M	10	18	267	278	9	13	224	260	\$1,300	\$1,220	\$1,325	\$1,325	162	136	301	106
\$2M+	6	7	115	113	5	6	101	106	\$3,490	\$2,948	\$3,000	\$2,825	59	33	144	114
TOTAL	355	415	5,724	5,485	339	313	5,194	5,061	\$187	\$220	\$194	\$215	2,101	1,748	117	78
									Median > \$300K	\$500	\$496	\$532	\$545			

Condominium Market Statistics by Area

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM	
	Sept. 2013	Sept. 2014	12-month ending 09/2013	12-month ending 09/2014	Sept. 2013	Sept. 2014	12-month ending 09/2013	12-month ending 09/2014	Sept. 2013	Sept. 2014	12-month ending 09/2013	12-month ending 09/2014	Sept. 2013	Sept. 2014	Sept. 2013	Sept. 2014
	Naples Beach	75	89	1,417	1,328	80	74	1,329	1,269	\$466	\$464	\$497	\$530	623	440	142
North Naples	114	108	1,589	1,524	103	89	1,443	1,416	\$187	\$230	\$192	\$219	438	370	111	54
Central Naples	70	80	989	960	61	56	871	856	\$150	\$150	\$128	\$147	292	279	102	94
South Naples	65	81	1,055	999	58	59	928	910	\$126	\$142	\$130	\$149	385	354	114	68
East Naples	26	55	602	620	32	34	555	553	\$183	\$205	\$204	\$212	317	274	106	76
Immokalee/Ave Maria	4	1	16	9	1	0	13	12	\$170		\$150	\$170	5	1	218	0
TOTAL	354	414	5,668	5,440	335	312	5,139	5,016	\$187	\$220	\$192	\$215	2,060	1,718	117	77

Legend

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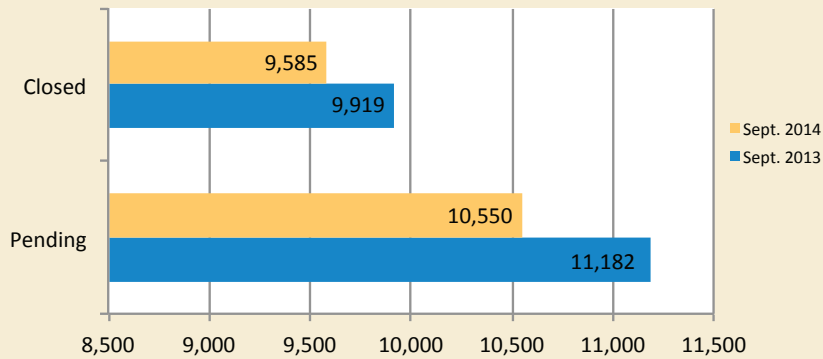
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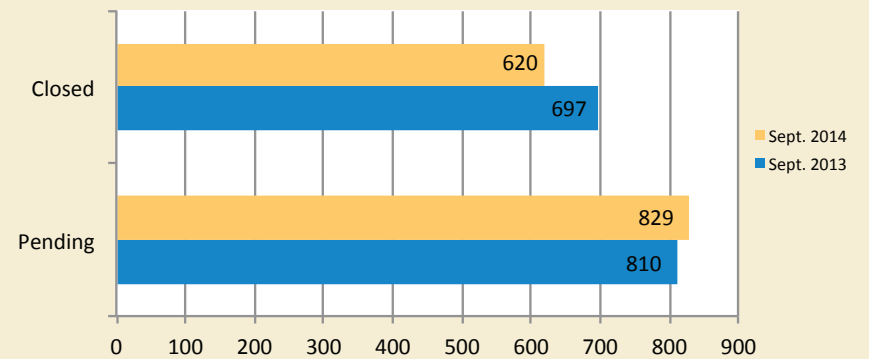
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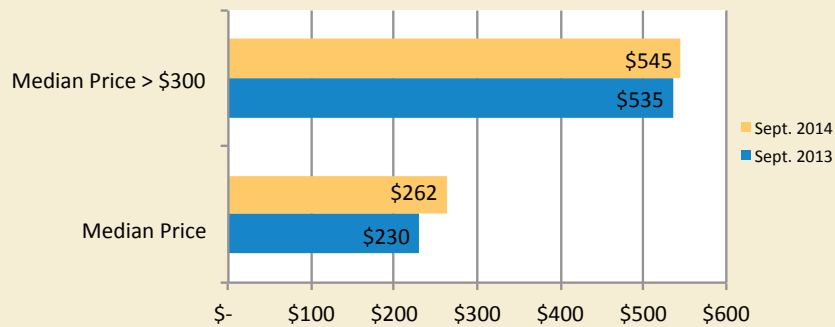
Most Recent 12 Months



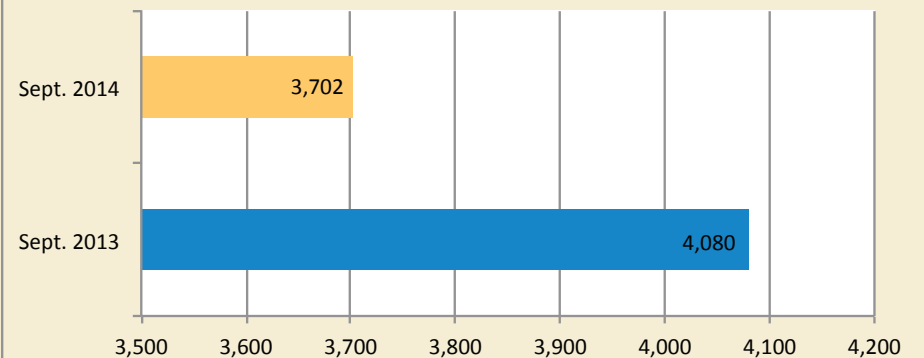
Month to Month



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



Inventory



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