



Naples Area Board of REALTORS®



Your Leading Resource for Business

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www.NABOR.com
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1455 Pine Ridge Road
Naples, FL 34109

May 2017

Overall Market Statistics by Price

| | # Pending | | | | | | # Closed | | | | | | Median Closed Price (,000's) | | | | | | Inventory | | | Average DOM | | | |
|---------------|------------|--------------|------------|-------------------------|-------------------------|------------|------------|--------------|------------|-------------------------|-------------------------|------------|------------------------------|---------------|-----------|-------------------------|-------------------------|-----------|--------------|--------------|-----------|-------------|-----------|------------|-----|
| | May 2016 | May 2017 | % Chg. | 12-month ending 05/2016 | 12-month ending 05/2017 | % Chg. | May 2016 | May 2017 | % Chg. | 12-month ending 05/2016 | 12-month ending 05/2017 | % Chg. | May 2016 | May 2017 | % Chg. | 12-month ending 05/2016 | 12-month ending 05/2017 | % Chg. | May 2016 | May 2017 | % Chg. | May 2016 | May 2017 | % Chg. | |
| | \$0-\$300K | 415 | 445 | 7% | 4,392 | 4,042 | -8% | 367 | 424 | 16% | 4,282 | 4,051 | -5% | \$ 219 | \$ 220 | 0% | \$ 209 | \$ 219 | 5% | 1,391 | 1,551 | 12% | 58 | 72 | 24% |
| \$300K-\$500K | 258 | 280 | 9% | 2,401 | 2,606 | 9% | 213 | 245 | 15% | 2,213 | 2,358 | 7% | \$ 385 | \$ 380 | -1% | \$ 377 | \$ 378 | 0% | 1,381 | 1,410 | 2% | 70 | 95 | 36% | |
| \$500K-\$1M | 154 | 180 | 17% | 1,621 | 1,656 | 2% | 152 | 190 | 25% | 1,468 | 1,530 | 4% | \$ 650 | \$ 685 | 5% | \$ 656 | \$ 650 | -1% | 1,315 | 1,257 | -4% | 87 | 119 | 37% | |
| \$1M-\$2M | 63 | 75 | 19% | 670 | 625 | -7% | 70 | 90 | 29% | 622 | 581 | -7% | \$ 1,311 | \$ 1,400 | 7% | \$ 1,350 | \$ 1,335 | -1% | 567 | 620 | 9% | 86 | 142 | 65% | |
| \$2M+ | 31 | 47 | 52% | 426 | 423 | -1% | 36 | 78 | 117% | 375 | 393 | 5% | \$ 3,220 | \$ 2,950 | -8% | \$ 3,240 | \$ 3,100 | -4% | 553 | 566 | 2% | 145 | 136 | -6% | |
| TOTAL | 921 | 1,027 | 12% | 9,510 | 9,352 | -2% | 838 | 1,027 | 23% | 8,960 | 8,913 | -1% | \$ 338 | \$ 355 | 5% | \$ 315 | \$ 325 | 3% | 5,207 | 5,404 | 4% | 73 | 98 | 34% | |
| | | | | | | | | | | | | | Median > \$300K | \$ 547 | \$ 590 | 8% | \$ 525 | \$ 517 | -2% | | | | | | |

Overall Market Statistics by Area

| | # Pending | | | | | | # Closed | | | | | | Median Closed Price (,000's) | | | | | | Inventory | | | Average DOM | | |
|---------------------|--------------|--------------|------------|-------------------------|-------------------------|------------|------------|--------------|------------|-------------------------|-------------------------|------------|------------------------------|---------------|-----------|-------------------------|-------------------------|-----------|--------------|--------------|-----------|-------------|-----------|------------|
| | May 2016 | May 2017 | % Chg. | 12-month ending 05/2016 | 12-month ending 05/2017 | % Chg. | May 2016 | May 2017 | % Chg. | 12-month ending 05/2016 | 12-month ending 05/2017 | % Chg. | May 2016 | May 2017 | % Chg. | 12-month ending 05/2016 | 12-month ending 05/2017 | % Chg. | May 2016 | May 2017 | % Chg. | May 2016 | May 2017 | % Chg. |
| | Naples Beach | 115 | 186 | 62% | 1,685 | 1,696 | 1% | 168 | 218 | 30% | 1,673 | 1,631 | -3% | \$ 733 | \$ 850 | 16% | \$ 725 | \$ 750 | 3% | 1,199 | 1,198 | 0% | 79 | 122 |
| North Naples | 248 | 285 | 15% | 2,575 | 2,505 | -3% | 224 | 272 | 21% | 2,438 | 2,361 | -3% | \$ 411 | \$ 419 | 2% | \$ 379 | \$ 384 | 1% | 1,507 | 1,588 | 5% | 78 | 96 | 23% |
| Central Naples | 180 | 161 | -11% | 1,593 | 1,542 | -3% | 123 | 158 | 28% | 1,502 | 1,515 | 1% | \$ 236 | \$ 272 | 15% | \$ 235 | \$ 245 | 4% | 642 | 684 | 7% | 60 | 76 | 27% |
| South Naples | 138 | 163 | 18% | 1,593 | 1,527 | -4% | 145 | 168 | 16% | 1,506 | 1,445 | -4% | \$ 255 | \$ 240 | -6% | \$ 230 | \$ 235 | 2% | 807 | 856 | 6% | 63 | 100 | 59% |
| East Naples | 182 | 213 | 17% | 1,920 | 1,928 | 0% | 148 | 193 | 30% | 1,718 | 1,812 | 5% | \$ 279 | \$ 299 | 7% | \$ 280 | \$ 300 | 7% | 943 | 979 | 4% | 77 | 91 | 18% |
| Immokalee/Ave Maria | 3 | 10 | 233% | 57 | 65 | 14% | 2 | 7 | 250% | 48 | 58 | 21% | \$ 368 | \$ 280 | -24% | \$ 223 | \$ 249 | 12% | 47 | 34 | -28% | 14 | 58 | 314% |
| TOTAL | 866 | 1,018 | 18% | 9,423 | 9,263 | -2% | 810 | 1,016 | 25% | 8,885 | 8,822 | -1% | \$ 337 | \$ 351 | 4% | \$ 313 | \$ 325 | 4% | 5,145 | 5,339 | 4% | 73 | 97 | 33% |

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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May 2017

Single Family Market Statistics by Price

| | # Pending | | | | | | # Closed | | | | | | Median Closed Price (,000's) | | | | | | Inventory | | | Average DOM | | |
|-----------------|------------|------------|------------|-------------------------|-------------------------|------------|------------|------------|------------|-------------------------|-------------------------|-----------|------------------------------|---------------|-----------|-------------------------|-------------------------|-----------|--------------|--------------|-----------|-------------|------------|------------|
| | May 2016 | May 2017 | % Chg. | 12-month ending 05/2016 | 12-month ending 05/2017 | % Chg. | May 2016 | May 2017 | % Chg. | 12-month ending 05/2016 | 12-month ending 05/2017 | % Chg. | May 2016 | May 2017 | % Chg. | 12-month ending 05/2016 | 12-month ending 05/2017 | % Chg. | May 2016 | May 2017 | % Chg. | May 2016 | May 2017 | % Chg. |
| \$0-\$300K | 151 | 152 | 1% | 1,533 | 1,345 | -12% | 110 | 137 | 25% | 1,447 | 1,340 | -7% | \$ 235 | \$ 246 | 5% | \$ 229 | \$ 245 | 7% | 291 | 282 | -3% | 46 | 61 | 33% |
| \$300K-\$500K | 162 | 182 | 12% | 1,453 | 1,615 | 11% | 124 | 142 | 15% | 1,352 | 1,483 | 10% | \$ 391 | \$ 385 | -2% | \$ 389 | \$ 385 | -1% | 750 | 770 | 3% | 70 | 86 | 23% |
| \$500K-\$1M | 96 | 121 | 26% | 1,058 | 1,034 | -2% | 91 | 107 | 18% | 919 | 965 | 5% | \$ 650 | \$ 679 | 4% | \$ 650 | \$ 640 | -2% | 861 | 814 | -5% | 85 | 129 | 52% |
| \$1M-\$2M | 41 | 48 | 17% | 421 | 354 | -16% | 44 | 51 | 16% | 395 | 341 | -14% | \$ 1,350 | \$ 1,374 | 2% | \$ 1,350 | \$ 1,365 | 1% | 377 | 395 | 5% | 81 | 143 | 77% |
| \$2M+ | 20 | 37 | 85% | 314 | 324 | 3% | 27 | 48 | 78% | 299 | 293 | -2% | \$ 3,400 | \$ 3,352 | -1% | \$ 3,300 | \$ 3,225 | -2% | 465 | 473 | 2% | 177 | 179 | 1% |
| TOTAL | 470 | 540 | 15% | 4,779 | 4,672 | -2% | 396 | 485 | 22% | 4,412 | 4,422 | 0% | \$ 432 | \$ 435 | 1% | \$ 400 | \$ 400 | 0% | 2,744 | 2,734 | 0% | 76 | 105 | 38% |
| Median > \$300K | | | | | | | | | | | | | \$ 561 | \$ 591 | 5% | \$ 535 | \$ 520 | -3% | | | | | | |

Single Family Market Statistics by Area

| | # Pending | | | | | | # Closed | | | | | | Median Closed Price (,000's) | | | | | | Inventory | | | Average DOM | | |
|---------------------|------------|------------|------------|-------------------------|-------------------------|------------|------------|------------|------------|-------------------------|-------------------------|-----------|------------------------------|---------------|-----------|-------------------------|-------------------------|-----------|--------------|--------------|------------|-------------|------------|------------|
| | May 2016 | May 2017 | % Chg. | 12-month ending 05/2016 | 12-month ending 05/2017 | % Chg. | May 2016 | May 2017 | % Chg. | 12-month ending 05/2016 | 12-month ending 05/2017 | % Chg. | May 2016 | May 2017 | % Chg. | 12-month ending 05/2016 | 12-month ending 05/2017 | % Chg. | May 2016 | May 2017 | % Chg. | May 2016 | May 2017 | % Chg. |
| Naples Beach | 59 | 79 | 34% | 699 | 669 | -4% | 70 | 86 | 23% | 673 | 644 | -4% | \$ 1,300 | \$ 1,400 | 8% | \$ 1,085 | \$ 1,122 | 3% | 591 | 554 | -6% | 99 | 131 | 32% |
| North Naples | 125 | 130 | 4% | 1,253 | 1,166 | -7% | 113 | 109 | -4% | 1,184 | 1,124 | -5% | \$ 595 | \$ 525 | -12% | \$ 539 | \$ 520 | -4% | 834 | 853 | 2% | 87 | 112 | 29% |
| Central Naples | 89 | 79 | -11% | 789 | 772 | -2% | 56 | 84 | 50% | 732 | 752 | 3% | \$ 291 | \$ 357 | 23% | \$ 320 | \$ 318 | -1% | 330 | 305 | -8% | 43 | 89 | 107% |
| South Naples | 59 | 73 | 24% | 617 | 547 | -11% | 54 | 63 | 17% | 570 | 507 | -11% | \$ 407 | \$ 345 | -15% | \$ 306 | \$ 342 | 12% | 334 | 324 | -3% | 71 | 119 | 68% |
| East Naples | 128 | 161 | 26% | 1,324 | 1,413 | 7% | 97 | 133 | 37% | 1,169 | 1,301 | 11% | \$ 295 | \$ 319 | 8% | \$ 290 | \$ 322 | 11% | 597 | 623 | 4% | 70 | 89 | 27% |
| Immokalee/Ave Maria | 2 | 10 | 400% | 54 | 52 | -4% | 2 | 5 | 150% | 42 | 45 | 7% | \$ 368 | \$ 280 | -24% | \$ 225 | \$ 263 | 17% | 41 | 30 | -27% | 14 | 60 | 329% |
| TOTAL | 462 | 532 | 15% | 4,736 | 4,619 | -2% | 392 | 480 | 22% | 4,370 | 4,373 | 0% | \$ 432 | \$ 436 | 1% | \$ 400 | \$ 400 | 0% | 2,727 | 2,689 | -1% | 76 | 105 | 38% |

Legend

| Geographic Location | USPS Zip Codes |
|----------------------|----------------------------|
| Naples Beach: | 34102, 34103, 34108 |
| North Naples: | 34109, 34110, 34119 |
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Condominium Market Statistics by Price

| | # Pending | | | | | | # Closed | | | | | | Median Closed Price (,000's) | | | | | | Inventory | | | Average DOM | | |
|-----------------|------------|------------|-----------|-------------------------|-------------------------|------------|------------|------------|------------|-------------------------|-------------------------|------------|------------------------------|---------------|-----------|-------------------------|-------------------------|-----------|--------------|--------------|-----------|-------------|-----------|------------|
| | May 2016 | May 2017 | % Chg. | 12-month ending 05/2016 | 12-month ending 05/2017 | % Chg. | May 2016 | May 2017 | % Chg. | 12-month ending 05/2016 | 12-month ending 05/2017 | % Chg. | May 2016 | May 2017 | % Chg. | 12-month ending 05/2016 | 12-month ending 05/2017 | % Chg. | May 2016 | May 2017 | % Chg. | May 2016 | May 2017 | % Chg. |
| \$0-\$300K | 264 | 293 | 11% | 2,859 | 2,697 | -6% | 257 | 287 | 12% | 2,835 | 2,711 | -4% | \$ 210 | \$ 205 | -2% | \$ 193 | \$ 200 | 4% | 1,100 | 1,269 | 15% | 63 | 77 | 22% |
| \$300K-\$500K | 96 | 98 | 2% | 948 | 991 | 5% | 89 | 103 | 16% | 861 | 875 | 2% | \$ 377 | \$ 365 | -3% | \$ 360 | \$ 368 | 2% | 631 | 640 | 1% | 70 | 108 | 54% |
| \$500K-\$1M | 58 | 59 | 2% | 563 | 622 | 10% | 61 | 83 | 36% | 549 | 565 | 3% | \$ 675 | \$ 691 | 2% | \$ 680 | \$ 700 | 3% | 454 | 443 | -2% | 89 | 107 | 20% |
| \$1M-\$2M | 22 | 27 | 23% | 249 | 271 | 9% | 26 | 39 | 50% | 227 | 240 | 6% | \$ 1,285 | \$ 1,400 | 9% | \$ 1,325 | \$ 1,300 | -2% | 190 | 225 | 18% | 96 | 140 | 46% |
| \$2M+ | 11 | 10 | -9% | 112 | 99 | -12% | 9 | 30 | 233% | 76 | 100 | 32% | \$ 2,275 | \$ 2,472 | 9% | \$ 2,925 | \$ 2,737 | -6% | 88 | 93 | 6% | 62 | 74 | 19% |
| TOTAL | 451 | 487 | 8% | 4,731 | 4,680 | -1% | 442 | 542 | 23% | 4,548 | 4,491 | -1% | \$ 276 | \$ 289 | 5% | \$ 252 | \$ 262 | 4% | 2,463 | 2,670 | 8% | 70 | 92 | 31% |
| Median > \$300K | | | | | | | | | | | | | \$ 520 | \$ 580 | 12% | \$ 500 | \$ 510 | 2% | | | | | | |

Condominium Market Statistics by Area

| | # Pending | | | | | | # Closed | | | | | | Median Closed Price (,000's) | | | | | | Inventory | | | Average DOM | | |
|---------------------|------------|------------|------------|-------------------------|-------------------------|------------|------------|------------|------------|-------------------------|-------------------------|------------|------------------------------|---------------|-----------|-------------------------|-------------------------|-----------|--------------|--------------|-----------|-------------|-----------|------------|
| | May 2016 | May 2017 | % Chg. | 12-month ending 05/2016 | 12-month ending 05/2017 | % Chg. | May 2016 | May 2017 | % Chg. | 12-month ending 05/2016 | 12-month ending 05/2017 | % Chg. | May 2016 | May 2017 | % Chg. | 12-month ending 05/2016 | 12-month ending 05/2017 | % Chg. | May 2016 | May 2017 | % Chg. | May 2016 | May 2017 | % Chg. |
| Naples Beach | 96 | 107 | 11% | 986 | 1,027 | 4% | 116 | 132 | 14% | 1,000 | 987 | -1% | \$ 625 | \$ 707 | 13% | \$ 625 | \$ 675 | 8% | 638 | 644 | 1% | 67 | 117 | 75% |
| North Naples | 123 | 155 | 26% | 1,322 | 1,339 | 1% | 111 | 163 | 47% | 1,254 | 1,237 | -1% | \$ 249 | \$ 300 | 20% | \$ 252 | \$ 271 | 8% | 673 | 735 | 9% | 69 | 85 | 23% |
| Central Naples | 91 | 82 | -10% | 804 | 770 | -4% | 67 | 74 | 10% | 770 | 763 | -1% | \$ 209 | \$ 188 | -10% | \$ 185 | \$ 184 | -1% | 312 | 379 | 21% | 75 | 62 | -17% |
| South Naples | 79 | 90 | 14% | 976 | 980 | 0% | 91 | 105 | 15% | 936 | 938 | 0% | \$ 210 | \$ 210 | 0% | \$ 189 | \$ 200 | 6% | 473 | 532 | 12% | 58 | 89 | 53% |
| East Naples | 53 | 52 | -2% | 596 | 515 | -14% | 51 | 60 | 18% | 549 | 511 | -7% | \$ 256 | \$ 262 | 2% | \$ 265 | \$ 265 | 0% | 346 | 356 | 3% | 92 | 95 | 3% |
| Immokalee/Ave Maria | 1 | 0 | -100% | 6 | 13 | 117% | 0 | 2 | | 6 | 13 | 117% | \$ - | \$ 273 | | \$ 154 | \$ 240 | 56% | 6 | 4 | -33% | 0 | 53 | |
| TOTAL | 443 | 486 | 10% | 4,690 | 4,644 | -1% | 436 | 536 | 23% | 4,515 | 4,449 | -1% | \$ 275 | \$ 288 | 5% | \$ 250 | \$ 260 | 4% | 2,448 | 2,650 | 8% | 70 | 92 | 31% |

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|----------------------|----------------------------|
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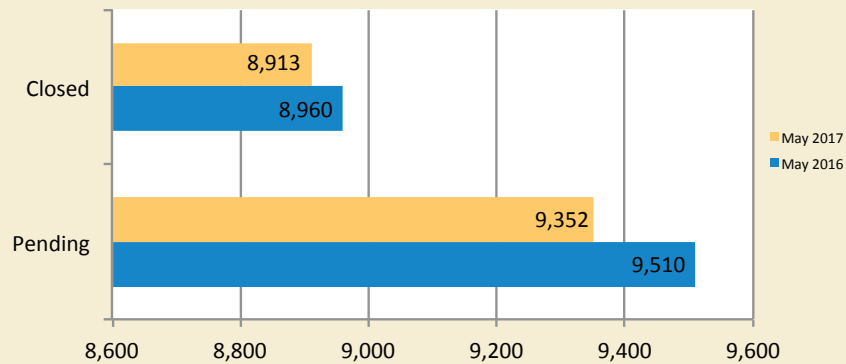
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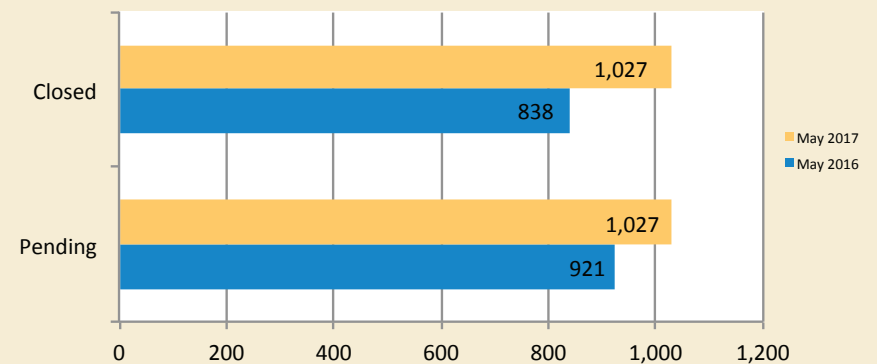
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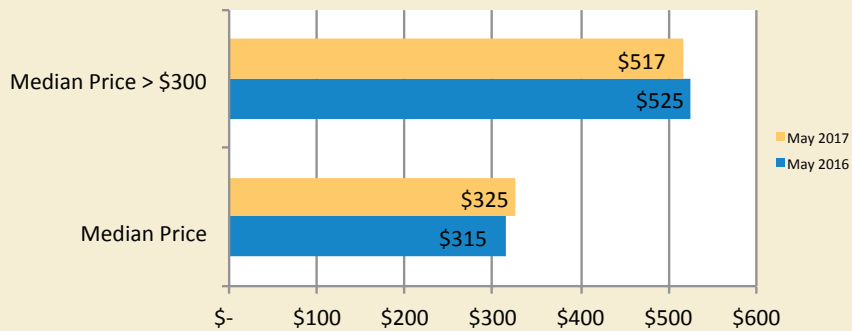
Most Recent 12 Months



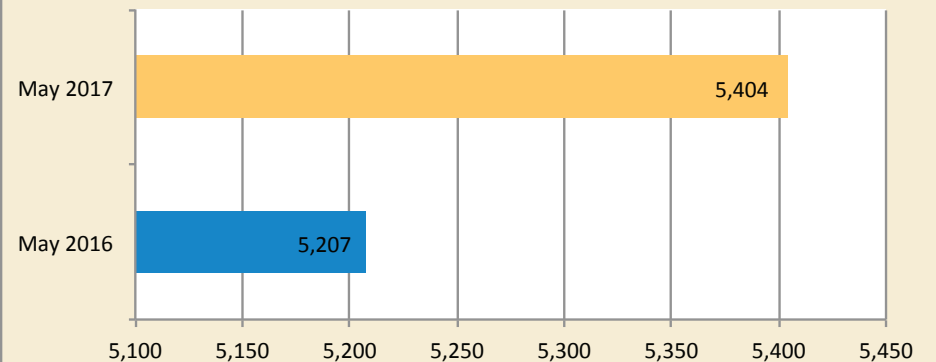
Month to Month



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



Inventory



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