



Naples Area Board of REALTORS®



Real life. Real answers.

p 239.597.1666  
f 239.597.7725

www.NABOR.com  
www.NaplesArea.com

1455 Pine Ridge Road  
Naples, FL 34109

4Q 2014

**Overall Market Statistics by Price**

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM	
	4th Qtr 2013	4th Qtr 2014	12-month ending 12/2013	12-month ending 12/2014	4th Qtr 2013	4th Qtr 2014	12-month ending 12/2013	12-month ending 12/2014	4th Qtr 2013	4th Qtr 2014	12-month ending 12/2013	12-month ending 12/2014	4th Qtr 2013	4th Qtr 2014	4th Qtr 2013	4th Qtr 2014
	\$0-\$300K	1,356	1,206	6,660	5,751	1,198	1,186	5,935	5,491	\$170	\$184	\$162	\$179	1,916	1,446	78
\$300K-\$500K	425	485	2,000	2,137	379	480	1,739	1,961	\$378	\$375	\$375	\$380	893	1,054	104	73
\$500K-\$1M	322	358	1,418	1,522	258	298	1,234	1,352	\$671	\$627	\$657	\$650	901	921	140	109
\$1M-\$2M	123	142	624	655	99	127	516	623	\$1,360	\$1,359	\$1,375	\$1,340	510	473	163	140
\$2M+	75	89	363	429	44	67	299	399	\$2,675	\$3,387	\$2,950	\$2,950	394	457	198	149
<b>TOTAL</b>	<b>2,301</b>	<b>2,280</b>	<b>11,065</b>	<b>10,494</b>	<b>1,978</b>	<b>2,158</b>	<b>9,723</b>	<b>9,826</b>	<b>\$245</b>	<b>\$275</b>	<b>\$240</b>	<b>\$270</b>	<b>4,614</b>	<b>4,351</b>	<b>99</b>	<b>77</b>
									Median > \$300K	\$520	\$512	\$535	\$537			

**Overall Market Statistics by Area**

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM	
	4th Qtr 2013	4th Qtr 2014	12-month ending 12/2013	12-month ending 12/2014	4th Qtr 2013	4th Qtr 2014	12-month ending 12/2013	12-month ending 12/2014	4th Qtr 2013	4th Qtr 2014	12-month ending 12/2013	12-month ending 12/2014	4th Qtr 2013	4th Qtr 2014	4th Qtr 2013	4th Qtr 2014
	Naples Beach	411	439	2,226	2,125	355	378	2,010	2,038	\$525	\$589	\$555	\$630	1,140	979	121
North Naples	653	581	2,954	2,687	541	570	2,621	2,618	\$295	\$345	\$285	\$329	1,109	1,065	101	73
Central Naples	390	443	1,940	1,949	339	421	1,665	1,771	\$165	\$185	\$162	\$180	681	583	81	69
South Naples	346	364	1,674	1,671	304	360	1,478	1,538	\$169	\$195	\$155	\$185	704	745	92	70
East Naples	448	416	2,071	1,924	389	396	1,768	1,725	\$215	\$249	\$193	\$224	876	885	93	79
Immokalee/Ave Maria	8	7	63	39	16	7	57	33	\$172	\$131	\$159	\$151	14	22	94	55
<b>TOTAL</b>	<b>2,256</b>	<b>2,250</b>	<b>10,928</b>	<b>10,395</b>	<b>1,944</b>	<b>2,132</b>	<b>9,599</b>	<b>9,723</b>	<b>\$242</b>	<b>\$275</b>	<b>\$240</b>	<b>\$269</b>	<b>4,524</b>	<b>4,279</b>	<b>98</b>	<b>76</b>

**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.



Naples Area Board of REALTORS®



Real life. Real answers.

p 239.597.1666  
f 239.597.7725

www.NABOR.com  
www.NaplesArea.com

1455 Pine Ridge Road  
Naples, FL 34109

4Q 2014

### Single Family Market Statistics by Price

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM	
	4th Qtr 2013	4th Qtr 2014	12-month ending 12/2013	12-month ending 12/2014	4th Qtr 2013	4th Qtr 2014	12-month ending 12/2013	12-month ending 12/2014	4th Qtr 2013	4th Qtr 2014	12-month ending 12/2013	12-month ending 12/2014	4th Qtr 2013	4th Qtr 2014	4th Qtr 2013	4th Qtr 2014
	\$0-\$300K	570	479	2,772	2,124	503	437	2,431	1,965	\$180	\$194	\$175	\$193	609	443	65
\$300K-\$500K	272	299	1,205	1,303	250	293	1,028	1,192	\$385	\$380	\$379	\$386	485	592	94	67
\$500K-\$1M	195	209	815	914	154	185	700	809	\$699	\$607	\$671	\$650	528	560	129	104
\$1M-\$2M	81	80	362	363	61	78	290	352	\$1,360	\$1,250	\$1,382	\$1,331	316	337	180	146
\$2M+	57	71	249	319	33	54	202	292	\$2,700	\$3,612	\$2,885	\$3,000	322	389	210	169
<b>TOTAL</b>	<b>1,175</b>	<b>1,138</b>	<b>5,403</b>	<b>5,023</b>	<b>1,001</b>	<b>1,047</b>	<b>4,651</b>	<b>4,610</b>	<b>\$299</b>	<b>\$342</b>	<b>\$286</b>	<b>\$349</b>	<b>2,260</b>	<b>2,321</b>	<b>95</b>	<b>78</b>
									Median > \$300K	\$500	\$519	\$532	\$540			

### Single Family Market Statistics by Area

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM	
	4th Qtr 2013	4th Qtr 2014	12-month ending 12/2013	12-month ending 12/2014	4th Qtr 2013	4th Qtr 2014	12-month ending 12/2013	12-month ending 12/2014	4th Qtr 2013	4th Qtr 2014	12-month ending 12/2013	12-month ending 12/2014	4th Qtr 2013	4th Qtr 2014	4th Qtr 2013	4th Qtr 2014
	Naples Beach	159	164	830	786	138	145	724	750	\$774	\$805	\$750	\$975	456	466	124
North Naples	292	273	1,349	1,227	236	259	1,185	1,187	\$415	\$473	\$400	\$465	622	639	107	84
Central Naples	212	217	982	949	180	203	826	855	\$227	\$288	\$243	\$272	323	291	81	69
South Naples	156	158	652	660	123	143	569	587	\$250	\$265	\$230	\$290	254	283	85	70
East Naples	322	298	1,464	1,307	289	271	1,234	1,144	\$215	\$260	\$187	\$227	540	572	80	63
Immokalee/Ave Maria	6	7	46	32	11	6	42	25	\$175	\$115	\$160	\$119	11	21	70	56
<b>TOTAL</b>	<b>1,147</b>	<b>1,117</b>	<b>5,323</b>	<b>4,961</b>	<b>977</b>	<b>1,027</b>	<b>4,580</b>	<b>4,548</b>	<b>\$300</b>	<b>\$345</b>	<b>\$287</b>	<b>\$349</b>	<b>2,206</b>	<b>2,272</b>	<b>93</b>	<b>76</b>

### 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.



Naples Area Board of REALTORS®



Real life. Real answers.

p 239.597.1666  
f 239.597.7725

www.NABOR.com  
www.NaplesArea.com

1455 Pine Ridge Road  
Naples, FL 34109

4Q 2014

### Condominium Market Statistics by Price

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM	
	4th Qtr 2013	4th Qtr 2014	12-month ending 12/2013	12-month ending 12/2014	4th Qtr 2013	4th Qtr 2014	12-month ending 12/2013	12-month ending 12/2014	4th Qtr 2013	4th Qtr 2014	12-month ending 12/2013	12-month ending 12/2014	4th Qtr 2013	4th Qtr 2014	4th Qtr 2013	4th Qtr 2014
	\$0-\$300K	786	727	3,888	3,627	695	749	3,504	3,526	\$164	\$178	\$155	\$170	1,307	1,003	87
\$300K-\$500K	153	186	795	834	129	187	711	769	\$365	\$360	\$370	\$370	408	462	122	82
\$500K-\$1M	127	149	603	608	104	113	534	543	\$647	\$650	\$647	\$650	373	361	155	117
\$1M-\$2M	42	62	262	292	38	49	226	271	\$1,365	\$1,450	\$1,340	\$1,346	194	136	133	131
\$2M+	18	18	114	110	11	13	97	107	\$2,550	\$2,400	\$3,000	\$2,800	72	68	158	69
<b>TOTAL</b>	<b>1,126</b>	<b>1,142</b>	<b>5,662</b>	<b>5,471</b>	<b>977</b>	<b>1,111</b>	<b>5,072</b>	<b>5,216</b>	<b>\$206</b>	<b>\$225</b>	<b>\$200</b>	<b>\$219</b>	<b>2,354</b>	<b>2,030</b>	<b>103</b>	<b>77</b>
									Median > \$300K	\$530	\$498	\$535	\$534			

### Condominium Market Statistics by Area

	# Pending				# Closed				Median Closed Price (,000's)				Inventory		Average DOM	
	4th Qtr 2013	4th Qtr 2014	12-month ending 12/2013	12-month ending 12/2014	4th Qtr 2013	4th Qtr 2014	12-month ending 12/2013	12-month ending 12/2014	4th Qtr 2013	4th Qtr 2014	12-month ending 12/2013	12-month ending 12/2014	4th Qtr 2013	4th Qtr 2014	4th Qtr 2013	4th Qtr 2014
	Naples Beach	252	275	1,396	1,339	217	233	1,286	1,288	\$434	\$527	\$500	\$536	684	513	119
North Naples	361	308	1,605	1,460	305	311	1,436	1,431	\$214	\$239	\$200	\$225	487	426	96	64
Central Naples	178	226	958	1,000	159	218	839	916	\$138	\$158	\$135	\$150	358	292	82	68
South Naples	190	206	1,022	1,011	181	217	909	951	\$147	\$162	\$136	\$152	450	462	97	70
East Naples	126	118	607	617	100	125	534	581	\$209	\$235	\$215	\$215	336	313	132	112
Immokalee/Ave Maria	2	0	17	7	5	1	15	8	\$170	\$185	\$150	\$172	3	1	147	49
<b>TOTAL</b>	<b>1,109</b>	<b>1,133</b>	<b>5,605</b>	<b>5,434</b>	<b>967</b>	<b>1,105</b>	<b>5,019</b>	<b>5,175</b>	<b>\$205</b>	<b>\$225</b>	<b>\$200</b>	<b>\$219</b>	<b>2,318</b>	<b>2,007</b>	<b>103</b>	<b>76</b>

### 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.



Naples Area Board of REALTORS®



Real life. Real answers.

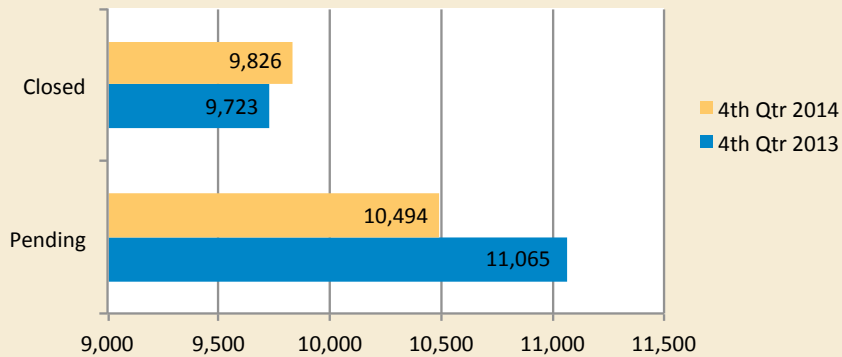
p 239.597.1666  
f 239.597.7725

www.NABOR.com  
www.NaplesArea.com

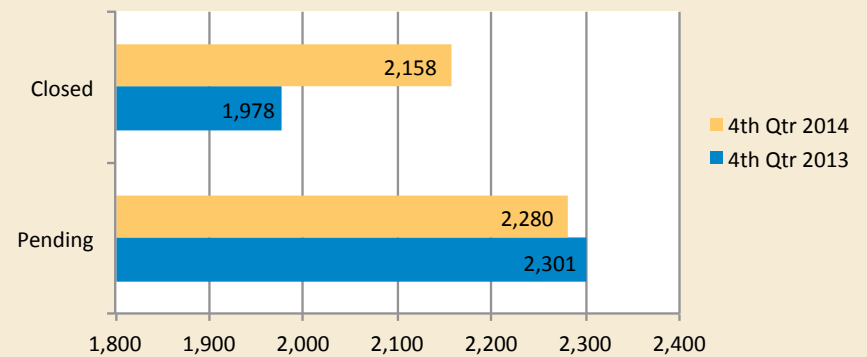
1455 Pine Ridge Road  
Naples, FL 34109

4Q 2014

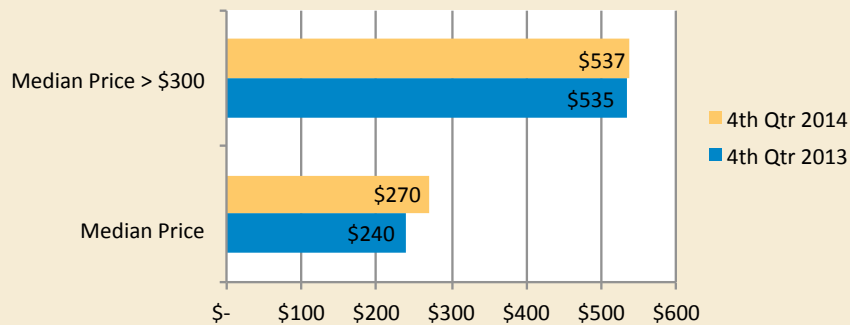
### Most Recent 12 Months



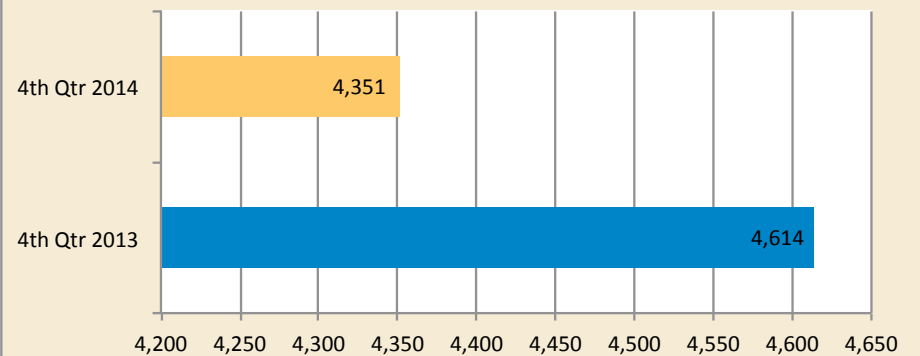
### Quarter to Quarter



### 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.