



MARKET SNAPSHOT

OCTOBER 2024

PENSACOLA ASSOCIATION OF REALTORS®

COPYRIGHT © 2024 PENSACOLA ASSOCIATION OF REALTORS®, INC.

OCTOBER MARKET HIGHLIGHTS

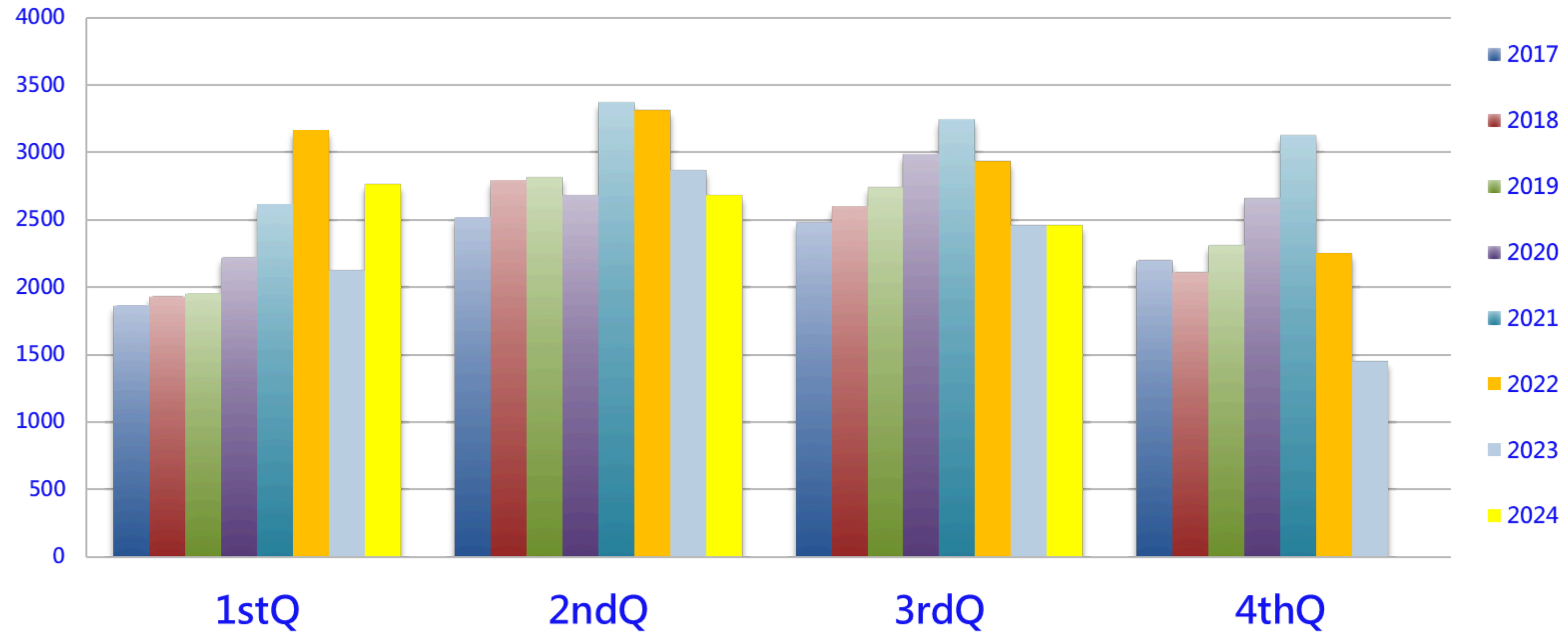
- OCTOBER SALES IMPROVED 10% OVER SEPTEMBER AND NEARLY 12% OVER THE SAME MONTH LAST YEAR.
- TO PRESENT A MORE ACCURATE REPRESENTATION OF BOTH PROPERTY TYPES AND PRICE RANGES, DOM ARE NOW SHOWN IN AVERAGE AND MEDIAN TOTALS. MEDIAN MEANS HALF OF THE SALES WERE ON THE MARKET ABOVE THAT NUMBER AND HALF WERE BELOW.
- SALES IN OCTOBER IMPROVED IN ALL PRICE RANGES EXCEPT FOR THE UPPERMOST, WHICH REMAINED VIRTUALLY THE SAME AS THE PRIOR MONTH.
- OCTOBER PENDING SALES WERE DOWN 12% COMPARED TO SEPTEMBER AND WERE DOWN 12% COMPARED TO LAST OCTOBER.

QUARTERLY SALES

2017 - 2024

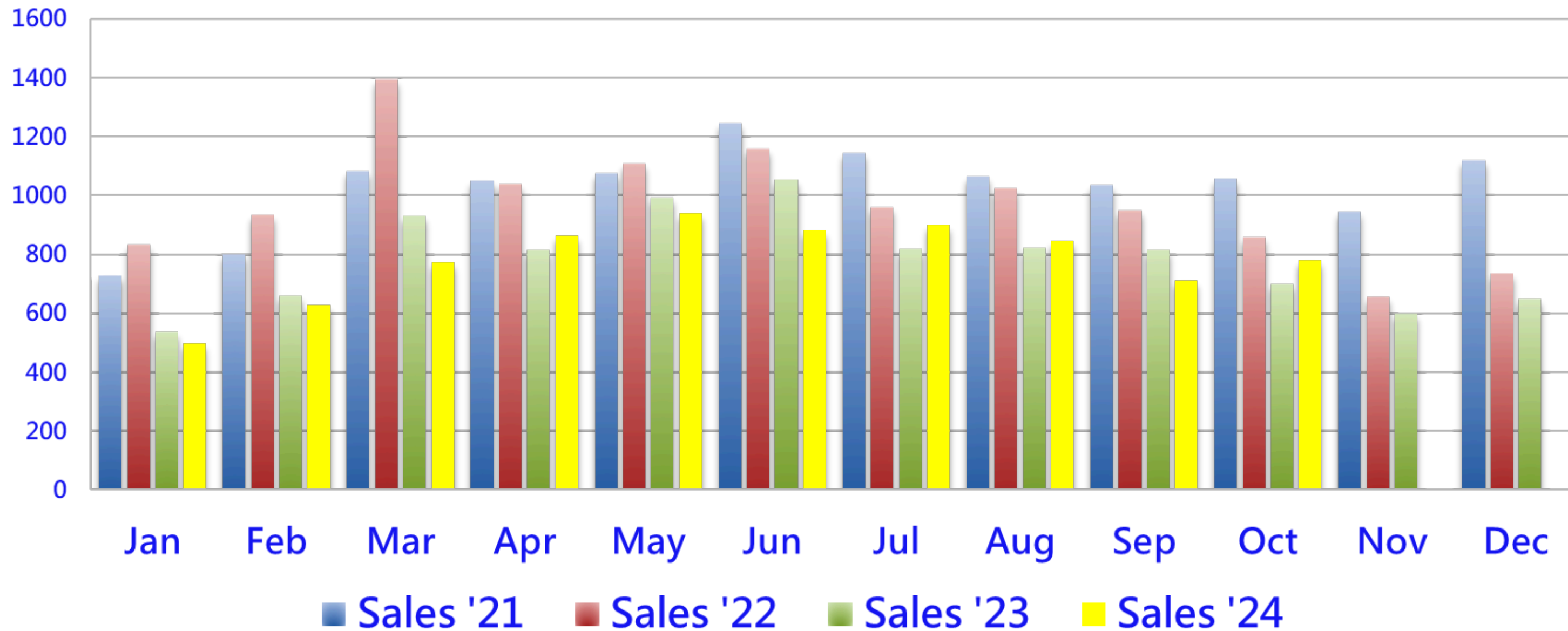
Quarterly Sales

2017 - 2024



MONTHLY SALES

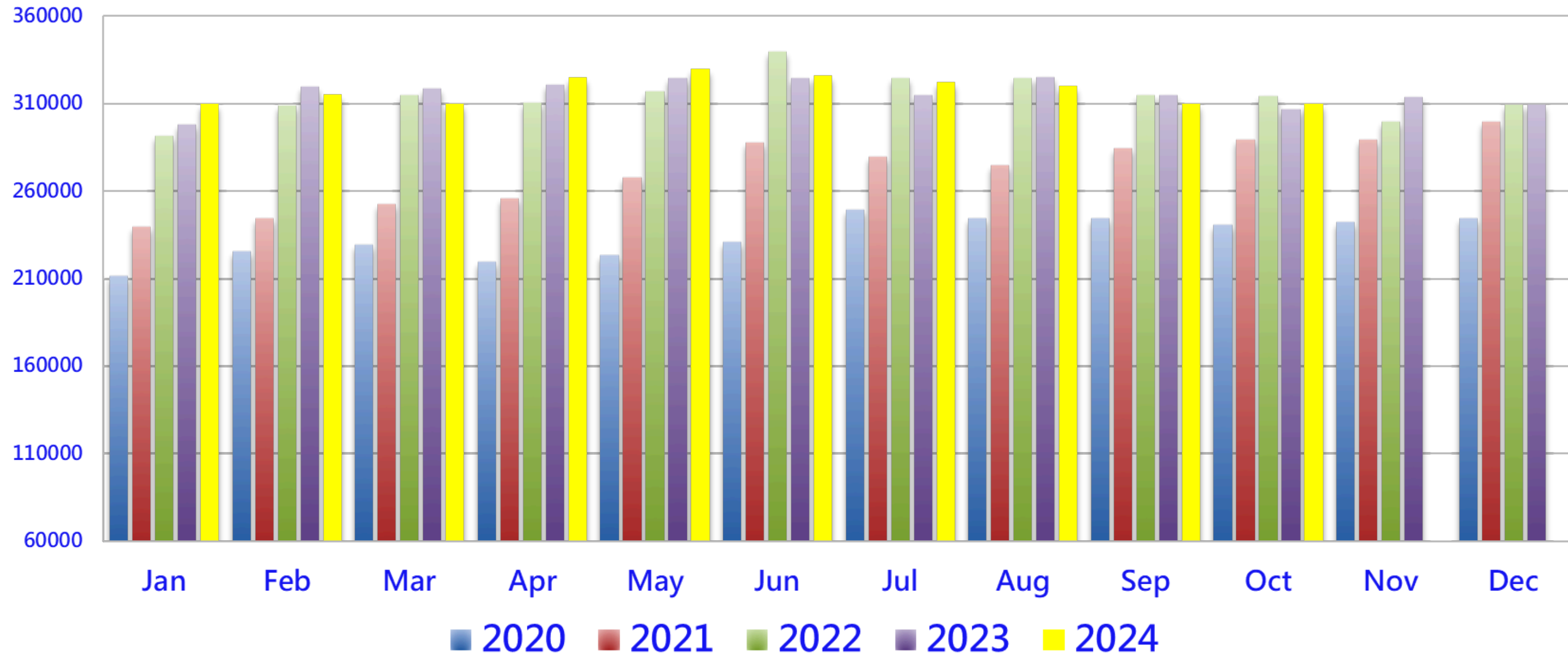
RESIDENTIAL & CONDO COMBINED | 2021 - 2024
OCTOBER 2023: 701 | OCTOBER 2024: 781



MEDIAN SALE PRICE

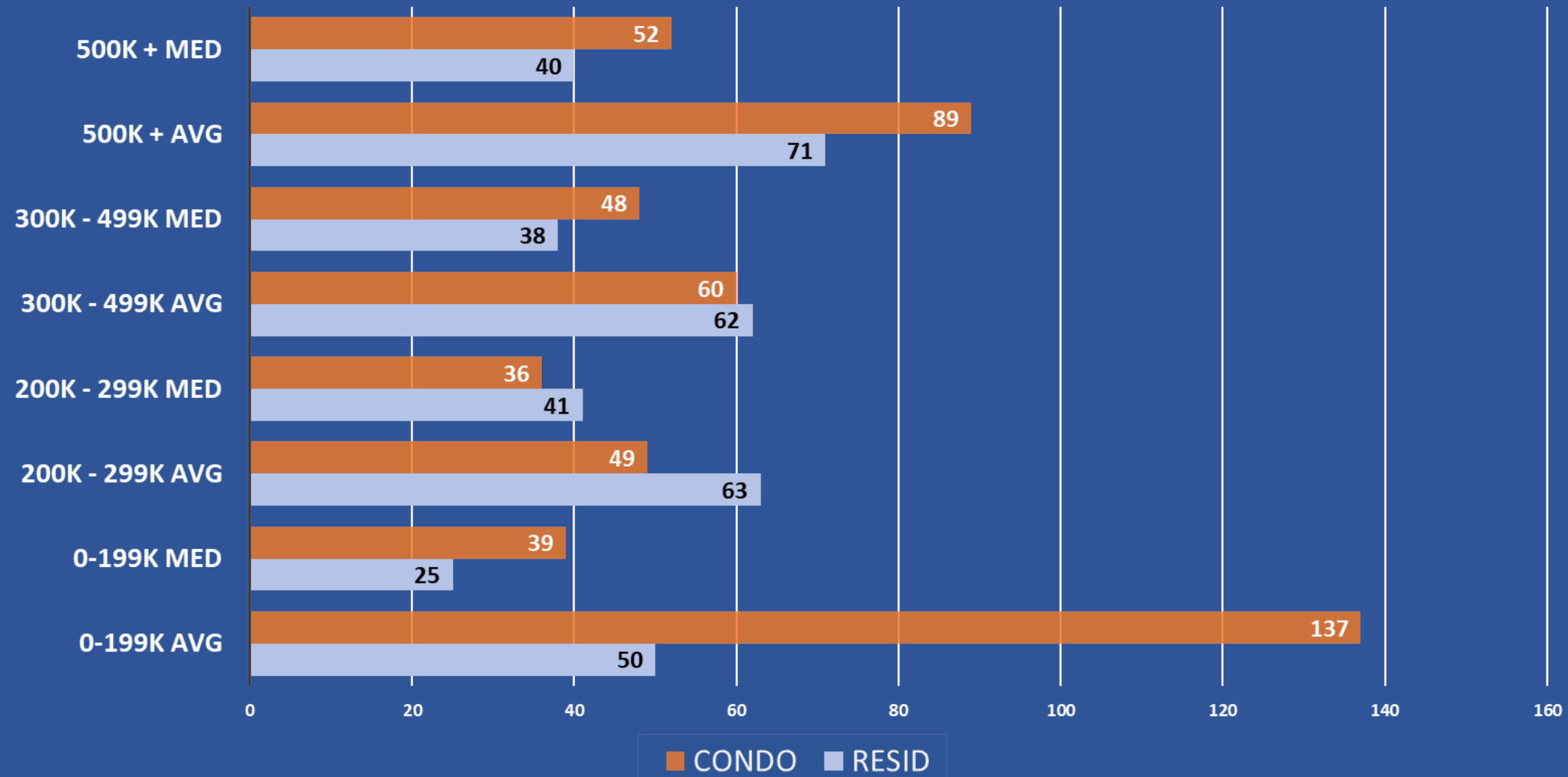
OCTOBER 2023: \$307K | OCTOBER 2024: \$310K

Oct '23 - \$307K | Oct '24 - \$310K



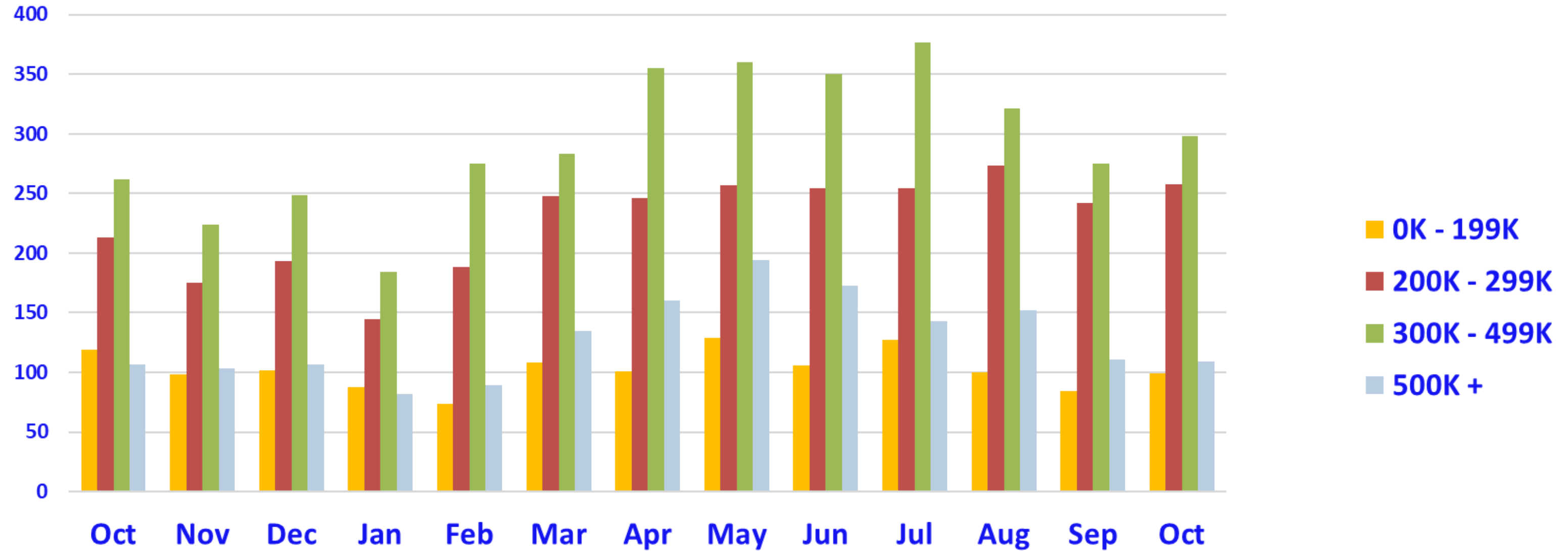
AVERAGE/MEDIAN DAYS ON MARKET

BY PRICE RANGE / PROPERTY TYPE



SALES BY PRICE RANGE

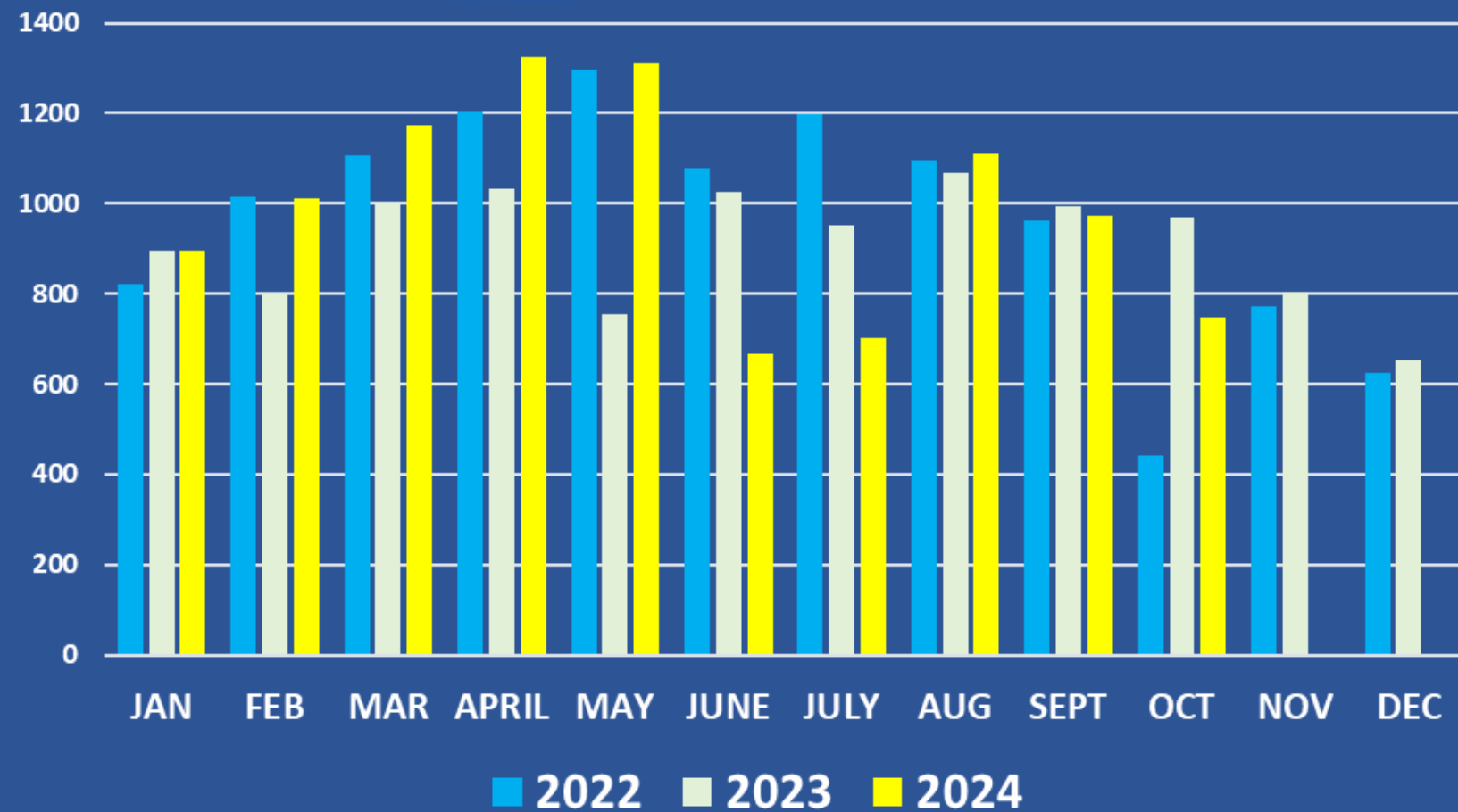
RESIDENTIAL & CONDO



NEW LISTINGS BY MONTH

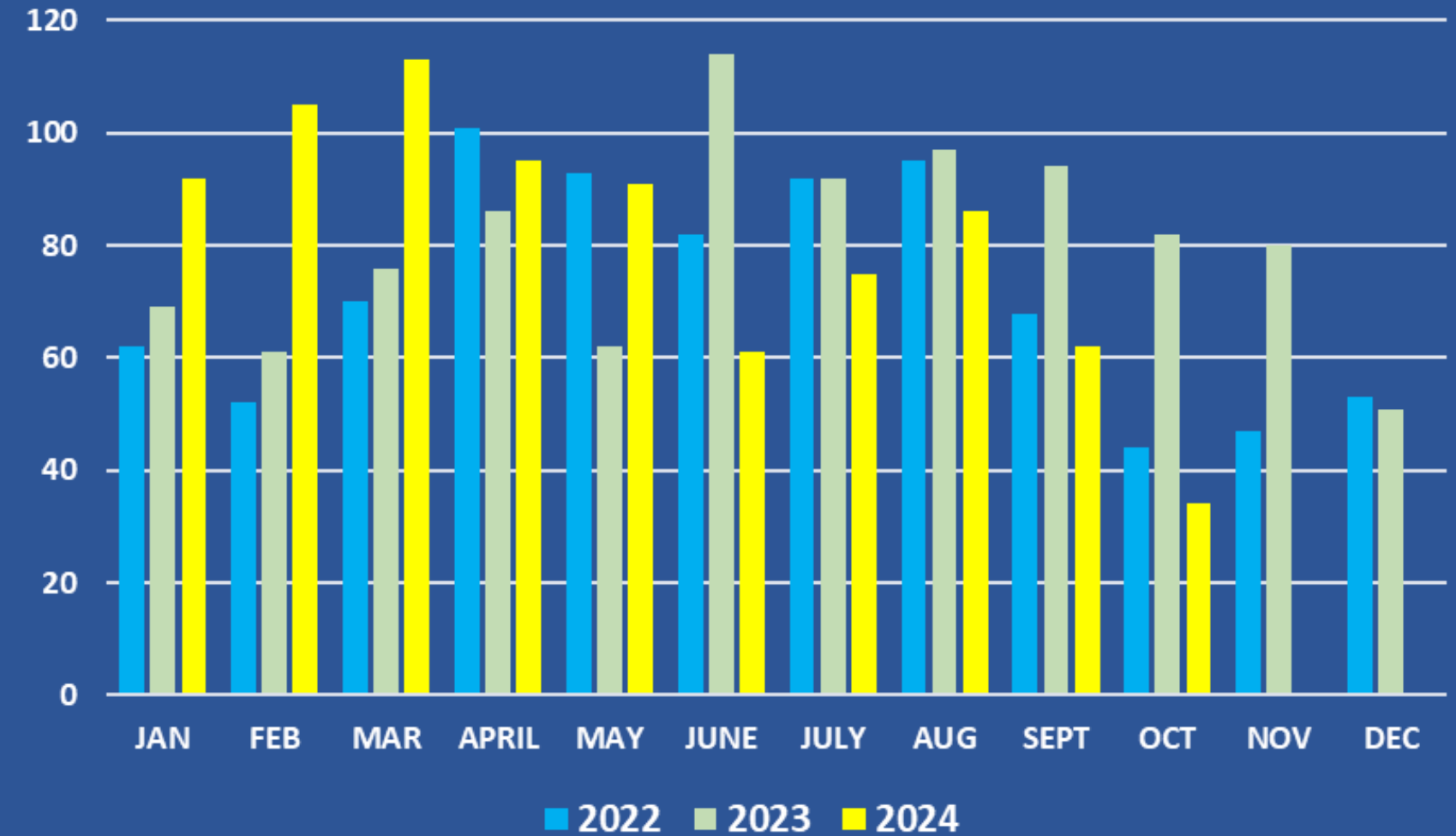
RESIDENTIAL

OCTOBER 2023: 969
OCTOBER 2024: 747



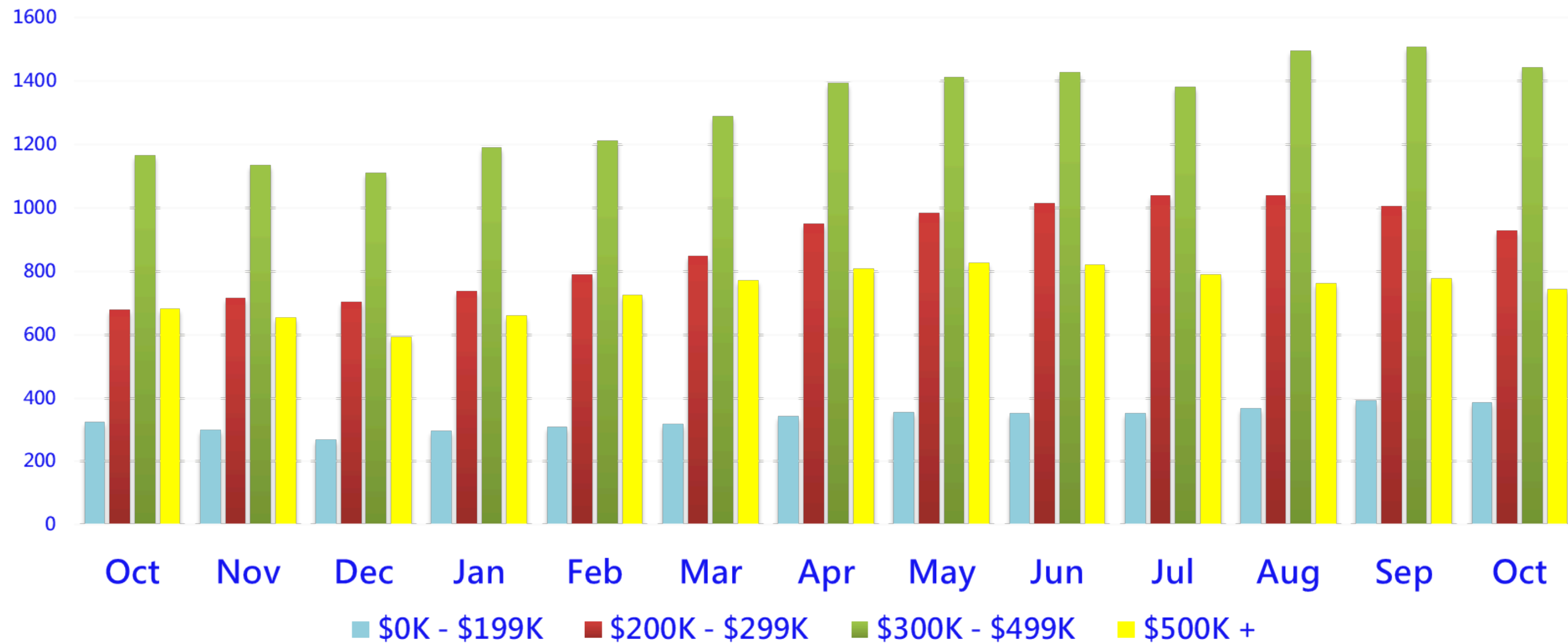
CONDO

OCTOBER 2023: 82
OCTOBER 2024: 34



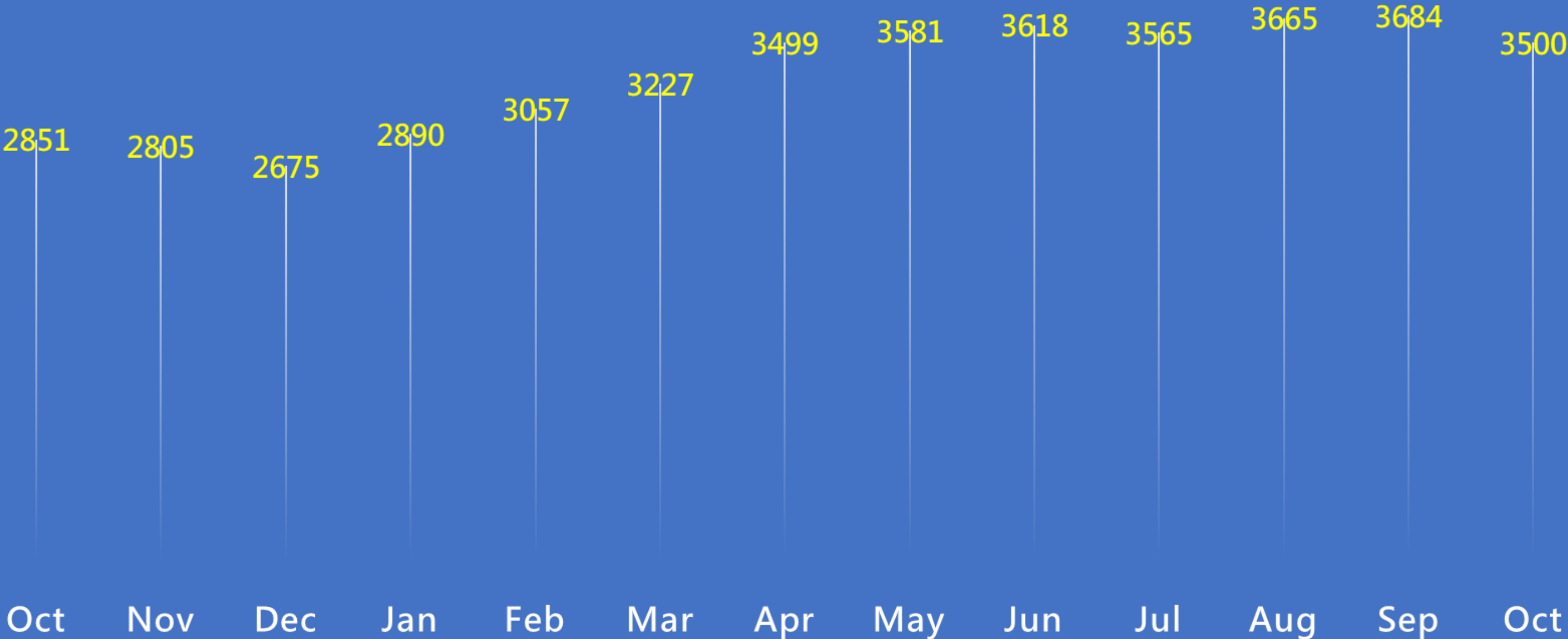
S/FAM INVENTORY BY PRICE

INCLUDING CONTINGENTS



S/FAM INVENTORY HISTORY

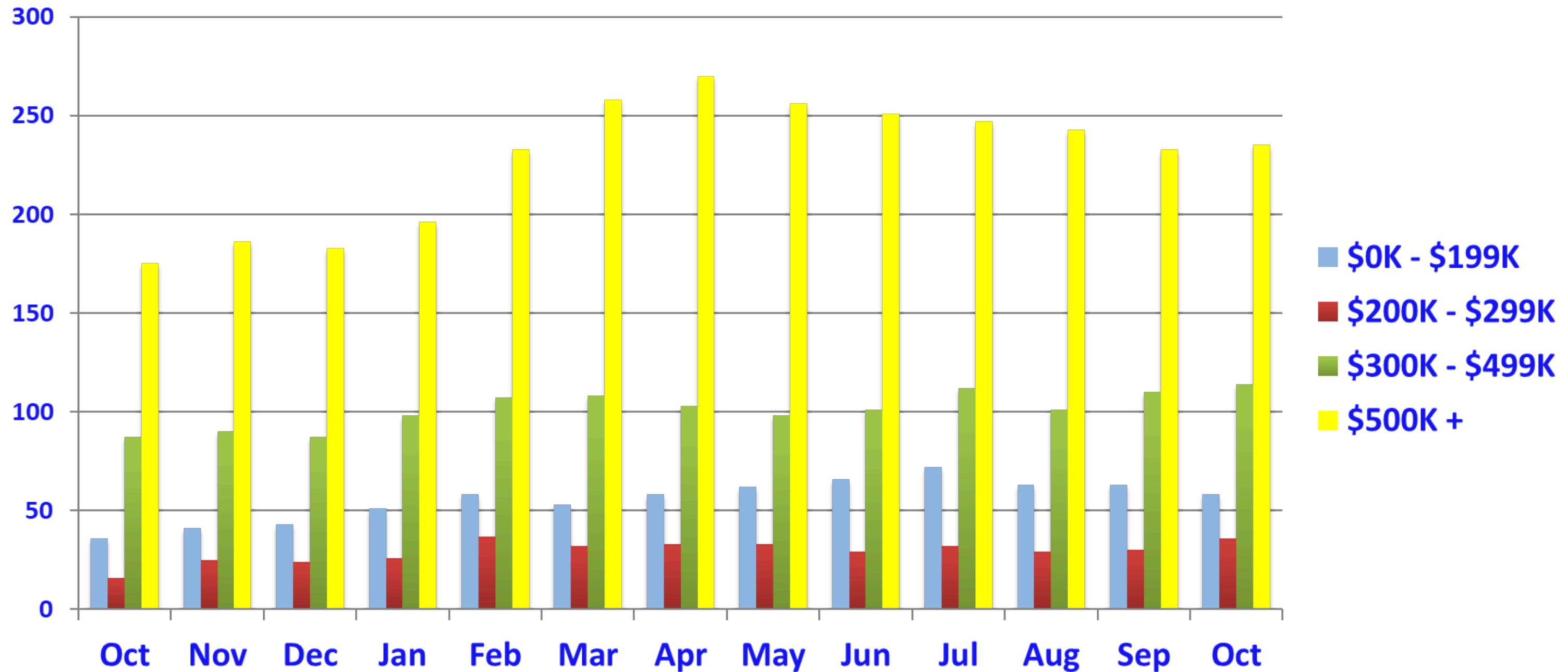
INCLUDING CONTINGENTS



CONDO INVENTORY BY PRICE

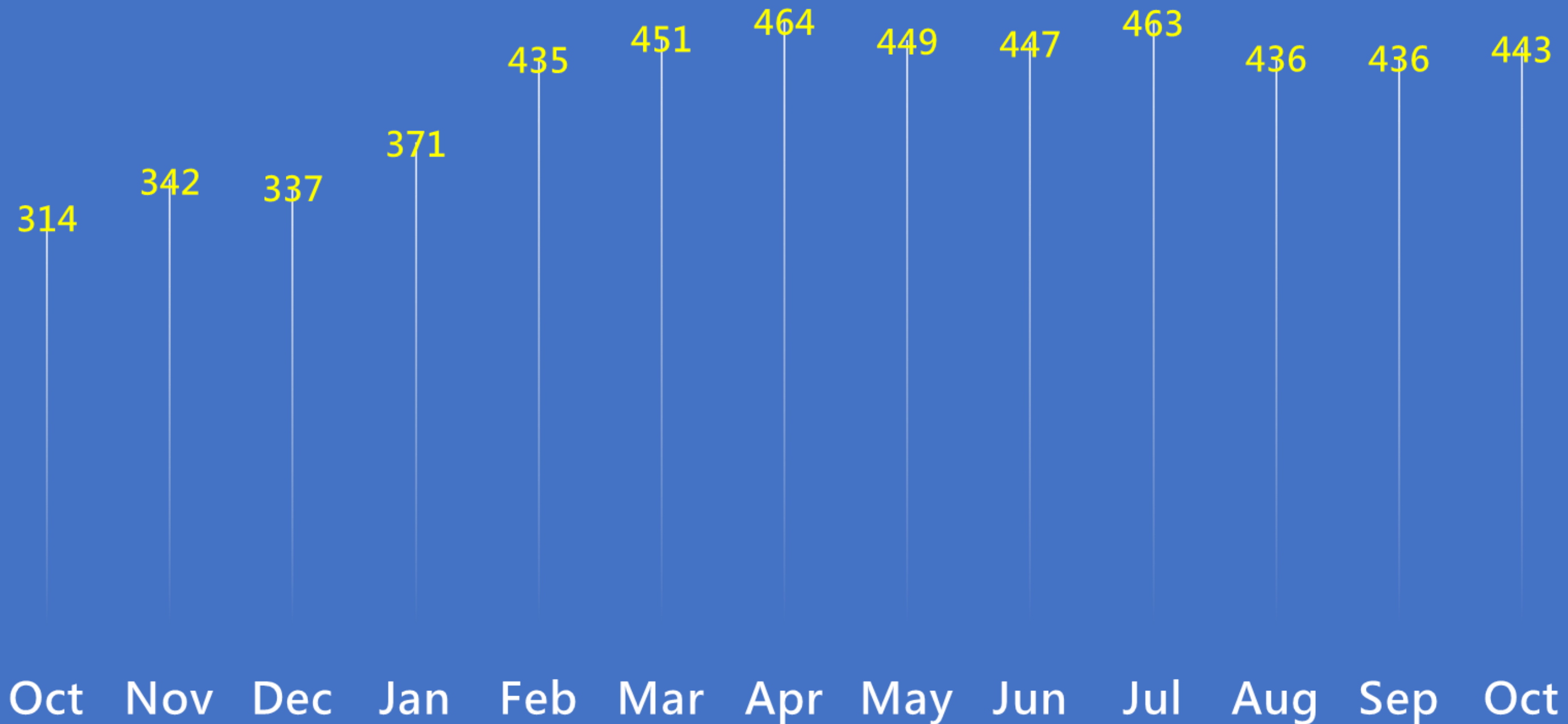
INCLUDING CONTINGENTS

Condo Inventory by Price
(contingents included)



CONDO INVENTORY HISTORY

INCLUDING CONTINGENTS



AVERAGE PERCENTAGE OF SOLD VS. LIST PRICE

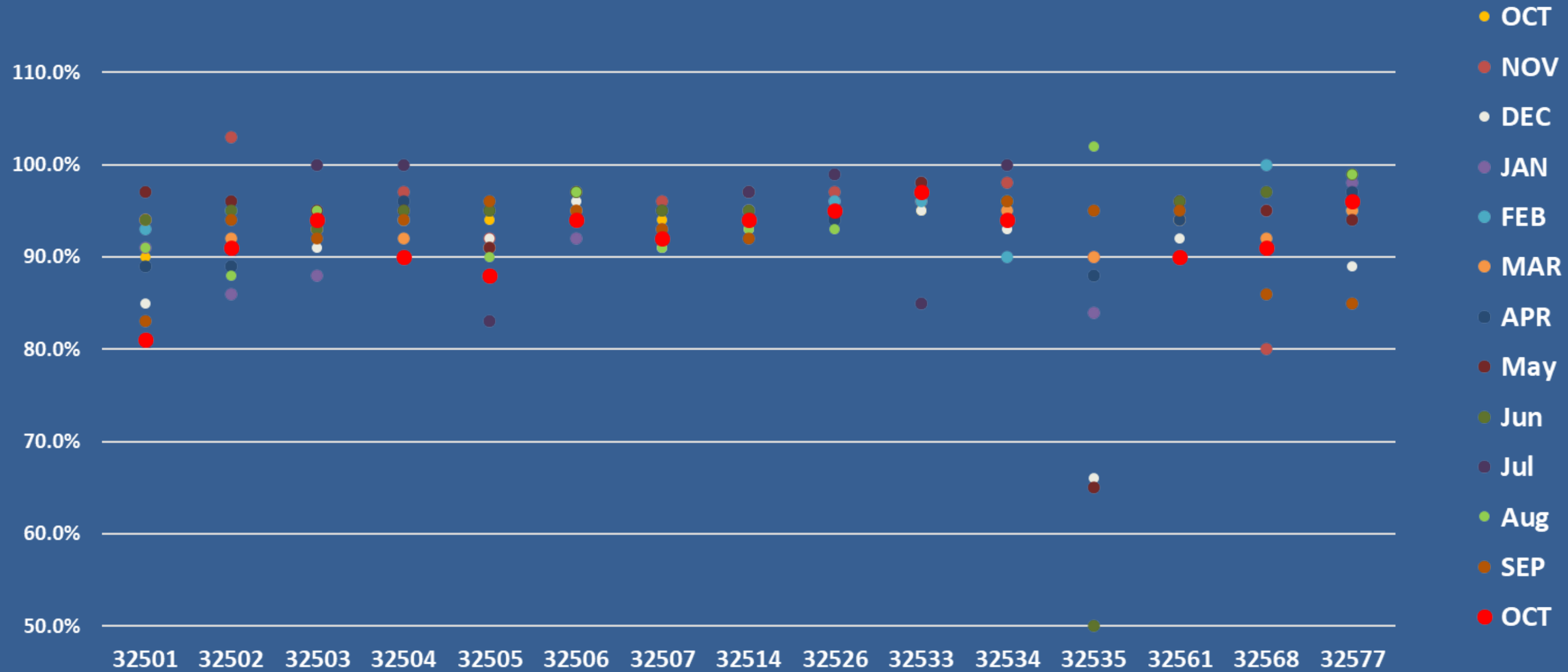
SINGLE FAMILY & CONDO UNITS

THE FOLLOWING SLIDES DISPLAY THE *AVERAGE* PERCENTAGE OF SALE PRICE TO ORIGINAL LIST PRICE OF SINGLE-FAMILY AND CONDO UNITS BY ZIP CODE FOR THE MONTH OF OCTOBER 2024 FOR ESCAMBIA AND SANTA ROSA COUNTIES. DISTRESSED PROPERTIES ARE NOT INCLUDED.

IF NO MARKER SHOWS FOR ANY GIVEN MONTH, NO SALES WERE REPORTED IN THAT ZIP CODE FOR THAT MONTH.

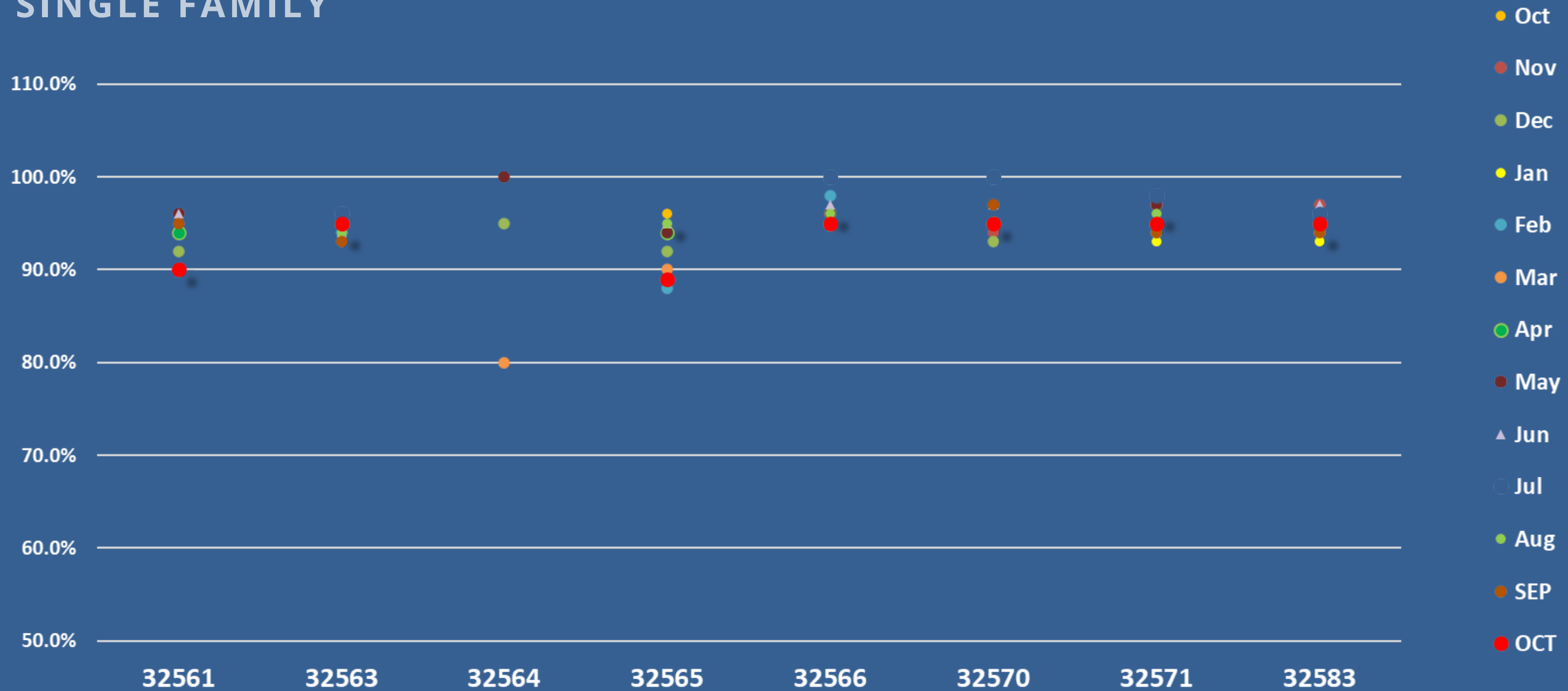
ESCAMBIA COUNTY

AVERAGE LIST TO SALE PRICE SINGLE FAMILY



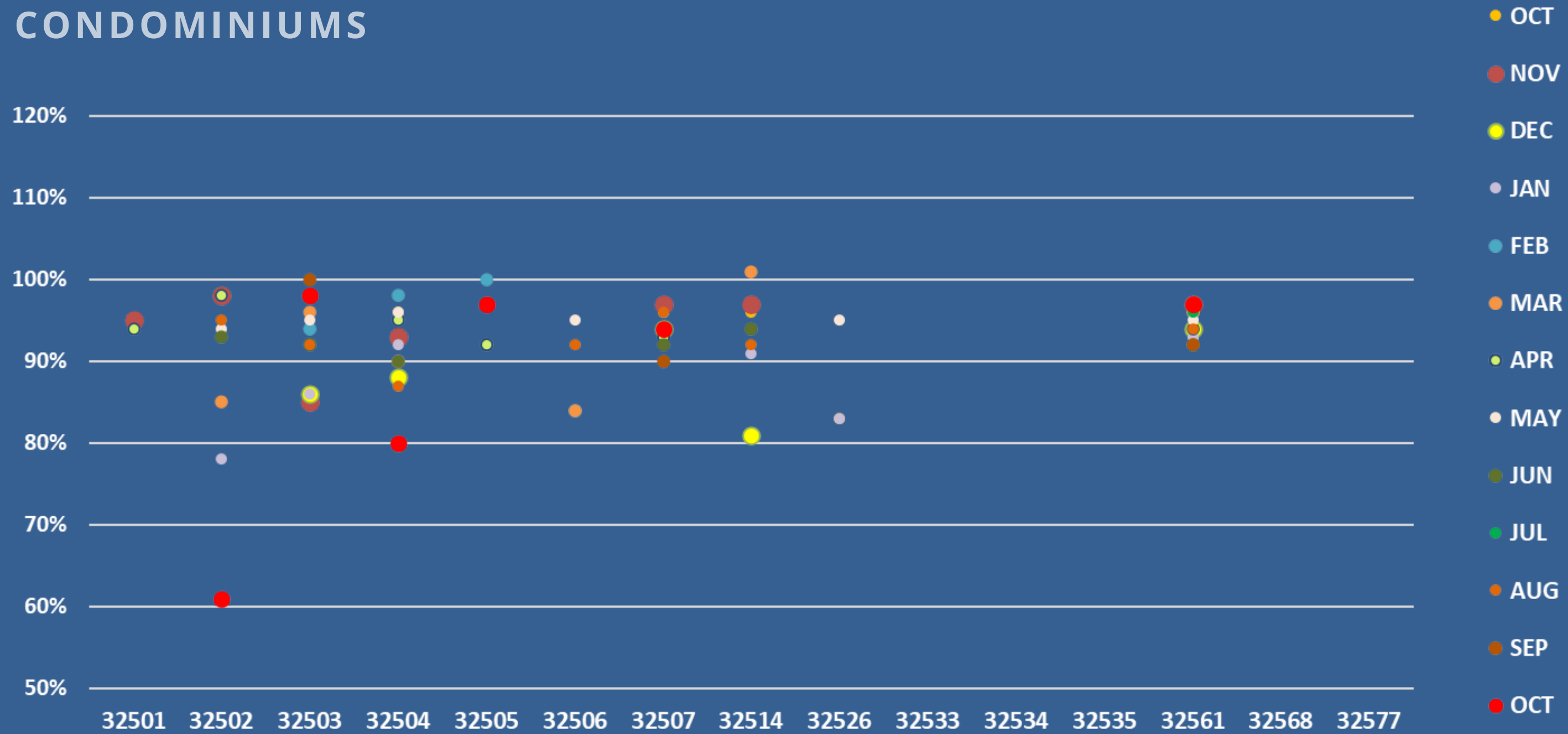
SANTA ROSA COUNTY

AVERAGE LIST TO SALE PRICE SINGLE FAMILY



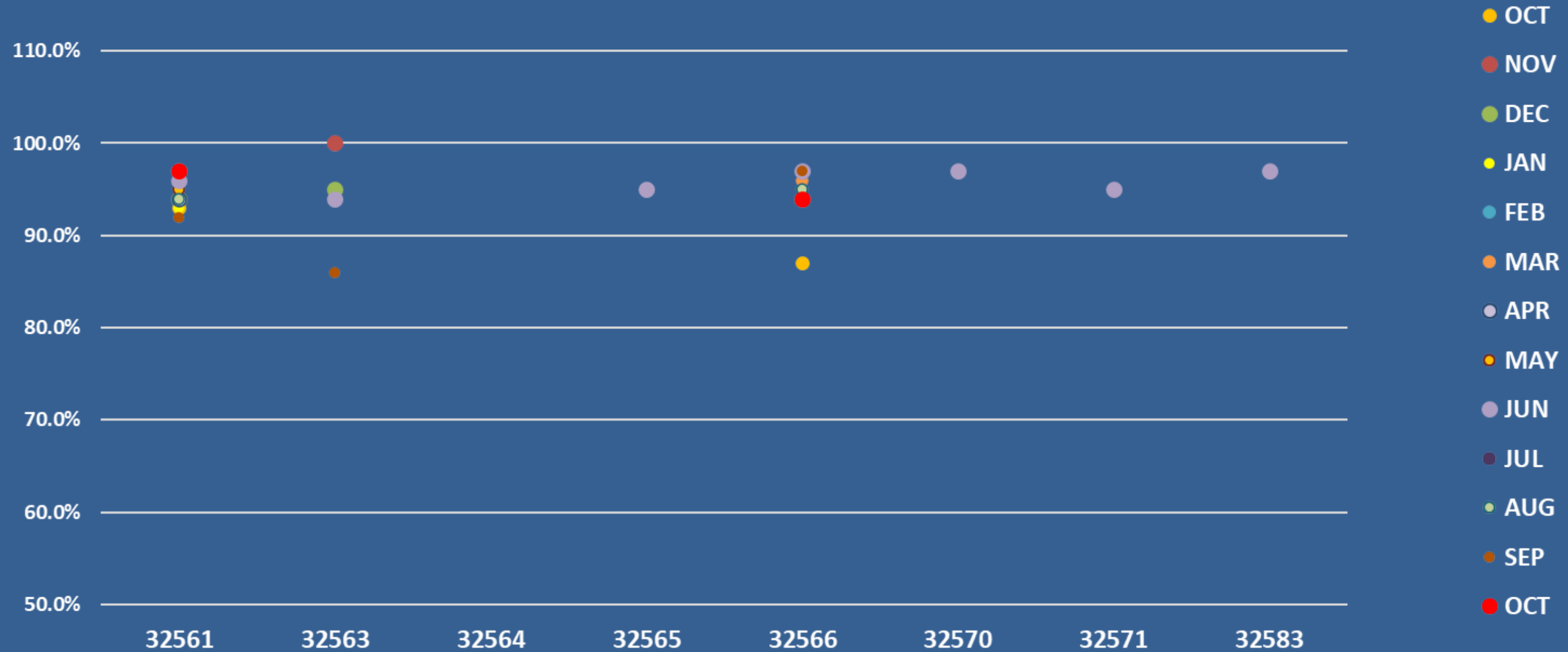
ESCAMBIA COUNTY

AVERAGE LIST TO SALE PRICE CONDOMINIUMS



SANTA ROSA COUNTY

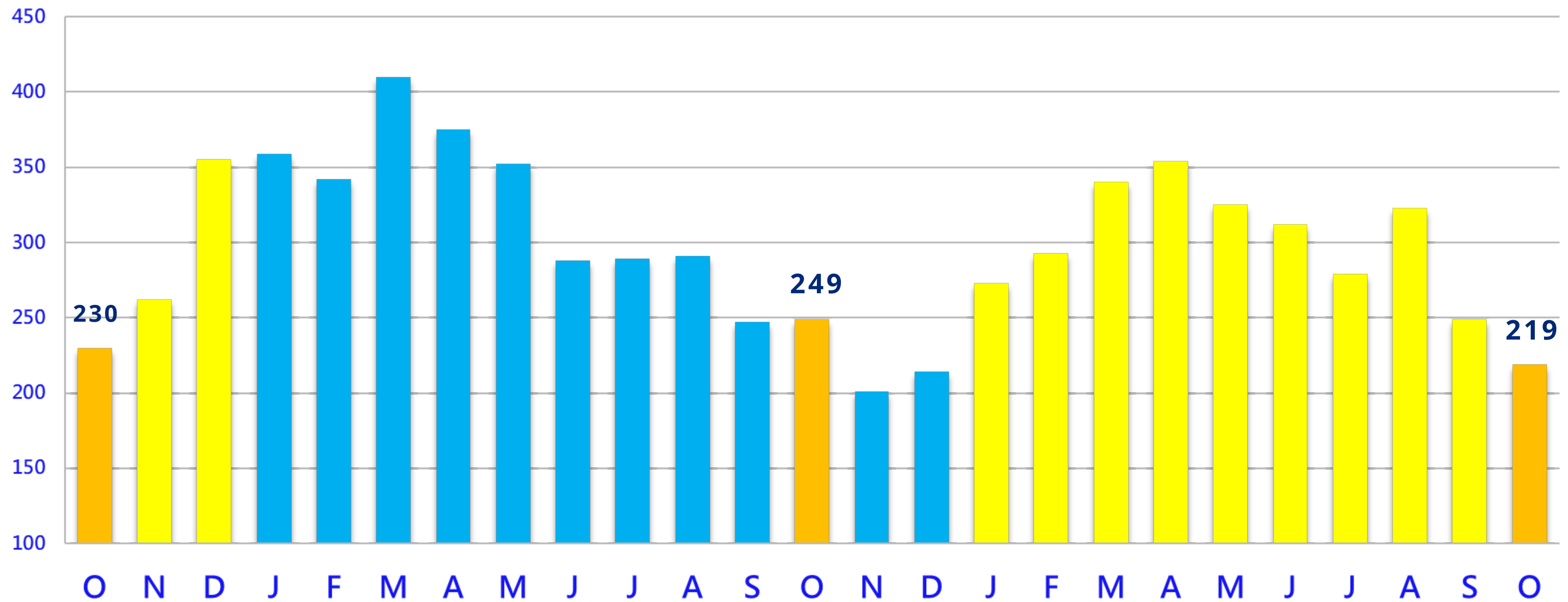
AVERAGE LIST TO SALE PRICE CONDOMINIUMS



PENDING SALES

OCTOBER 2022 - OCTOBER 2024

Pending Sales
OCT '22 OCT '24



PENSACOLA ASSOCIATION OF REALTORS®

MLS DEPARTMENT

MLSSUPPORT@PENSACOLAREALTORS.ORG

(850) 434-5507



COPYRIGHT © 2024 PENSACOLA ASSOCIATION OF REALTORS®, INC.