

Martin County Local Residential Market Metrics - Q2 2020

Single Family Homes

Municipalities and Census-Designated Places*



Name of County, Municipality, or CDP*	Closed Sales	Y/Y % Chg.	Closed Sales Paid in Cash	Y/Y % Chg.	Median Sale Price	Y/Y % Chg.	Average Sale Price	Y/Y % Chg.
Martin County	556	-25.2%	181	-35.4%	\$380,000	1.3%	\$604,747	20.8%
Hobe Sound (CDP)	46	-36.1%	12	-57.1%	\$370,000	-0.7%	\$474,007	2.2%
Indiantown (CDP)	0	-100.0%	0	-100.0%	(No Sales)	N/A	(No Sales)	N/A
Jensen Beach (CDP)	52	-5.5%	19	-17.4%	\$285,000	-5.9%	\$305,740	-5.8%
Jupiter Island (Town)	10	66.7%	10	100.0%	\$4,100,025	6.5%	\$5,730,005	39.3%
North River Shores (CDP)	16	14.3%	6	50.0%	\$415,000	-1.5%	\$457,087	-0.5%
Ocean Breeze Park (Town)	3	N/A	1	N/A	\$360,000	N/A	\$351,233	N/A
Palm City (CDP)	132	-20.5%	30	-46.4%	\$390,000	-1.3%	\$439,099	-1.7%
Port Salerno (CDP)	29	-44.2%	13	-31.6%	\$246,000	-28.7%	\$351,886	-7.0%
Rio (CDP)	0	-100.0%	0	-100.0%	(No Sales)	N/A	(No Sales)	N/A
Sewall's Point (Town)	12	-50.0%	6	-53.8%	\$905,000	16.0%	\$1,248,166	21.2%
Stuart (City)	23	-50.0%	5	-72.2%	\$335,000	-4.3%	\$389,300	0.2%

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Name of County, Municipality, or CDP*	Dollar Volume	Y/Y % Chg.	Pct. of Orig. List Price Received	Y/Y % Chg.	Median Time to Contract	Y/Y % Chg.	New Listings	Y/Y % Chg.
Martin County	\$336.2 Million	-9.6%	94.9%	-0.1%	51 Days	6.3%	738	-11.5%
Hobe Sound (CDP)	\$21.8 Million	-34.7%	93.1%	-1.8%	37 Days	-11.9%	67	4.7%
Indiantown (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	-100.0%
Jensen Beach (CDP)	\$15.9 Million	-10.9%	94.9%	1.0%	44 Days	-21.4%	75	11.9%
Jupiter Island (Town)	\$57.3 Million	132.1%	86.9%	2.7%	150 Days	-21.1%	10	233.3%
North River Shores (CDP)	\$7.3 Million	13.7%	93.7%	9.6%	69 Days	-25.8%	10	-37.5%
Ocean Breeze Park (Town)	\$1.1 Million	N/A	93.6%	N/A	45 Days	N/A	8	N/A
Palm City (CDP)	\$58.0 Million	-21.8%	96.2%	1.2%	56 Days	16.7%	186	-13.1%
Port Salerno (CDP)	\$10.2 Million	-48.1%	95.9%	0.1%	29 Days	-6.5%	33	-15.4%
Rio (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	6	100.0%
Sewall's Point (Town)	\$15.0 Million	-39.4%	89.6%	0.0%	56 Days	-56.6%	17	-10.5%
Stuart (City)	\$9.0 Million	-49.9%	92.9%	-1.3%	64 Days	36.2%	34	-32.0%

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Name of County, Municipality, or CDP*	New Pending Sales	Y/Y % Chg.	Pending Inventory	Y/Y % Chg.	Active Inventory	Y/Y % Chg.	Months Supply of Inventory	Y/Y % Chg.
Martin County	730	4.3%	433	37.0%	712	-28.9%	3.8	-25.5%
Hobe Sound (CDP)	55	-1.8%	23	27.8%	52	-43.5%	3.7	-33.9%
Indiantown (CDP)	0	N/A	0	N/A	0	-100.0%	0.0	-100.0%
Jensen Beach (CDP)	72	18.0%	48	45.5%	51	-33.8%	2.7	-42.6%
Jupiter Island (Town)	15	200.0%	9	N/A	23	-17.9%	13.8	-46.5%
North River Shores (CDP)	17	-10.5%	10	11.1%	9	-43.8%	2.2	-37.1%
Ocean Breeze Park (Town)	6	N/A	3	N/A	7	N/A	28.0	N/A
Palm City (CDP)	185	22.5%	108	66.2%	154	-31.6%	3.4	-32.0%
Port Salerno (CDP)	41	7.9%	20	25.0%	19	-34.5%	2.0	-13.0%
Rio (CDP)	2	-50.0%	2	-50.0%	6	500.0%	12.0	823.1%
Sewall's Point (Town)	19	-24.0%	12	50.0%	26	-36.6%	6.4	-14.7%
Stuart (City)	38	-7.3%	27	107.7%	33	-47.6%	3.3	-36.5%

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