

St. Lucie 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.
St. Lucie County	1,442	-14.3%	279	-19.8%	\$242,000	4.1%	\$251,650	2.1%
Fort Pierce (City)	66	-5.7%	24	20.0%	\$204,000	18.2%	\$215,861	-4.3%
Fort Pierce North (CDP)	13	160.0%	6	200.0%	\$115,000	-9.4%	\$114,023	-0.8%
Fort Pierce South (CDP)	11	0.0%	2	0.0%	\$210,000	55.6%	\$221,910	41.6%
Hutchinson Island South (CDP)	7	-36.4%	5	-28.6%	\$430,000	50.9%	\$1,803,629	489.8%
Indian River Estates (CDP)	29	-21.6%	6	0.0%	\$193,500	4.0%	\$216,378	4.6%
Lakewood Park (CDP)	55	-16.7%	10	-28.6%	\$182,495	0.8%	\$186,916	0.5%
Port St. Lucie (City)	1,111	-16.7%	182	-25.7%	\$245,000	3.4%	\$254,464	3.7%
River Park (CDP)	24	-31.4%	5	-44.4%	\$190,000	18.0%	\$205,796	19.2%
St. Lucie Village (Town)	1	-75.0%	0	-100.0%	\$465,000	32.1%	\$465,000	32.7%
White City (CDP)	14	-22.2%	3	200.0%	\$239,000	-10.2%	\$281,253	1.0%

*Florida municipalities consist of incorporated cities, towns, and villages. Florida law makes no distinction between these three types. CDPs are unincorporated communities identified and delineated each decennial U.S. Census for statistical purposes only (so their boundaries have no political meaning). Boundaries used for this report are as of Jan. 1, 2015.

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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.
St. Lucie County	\$362.9 Million	-12.5%	97.0%	0.6%	43 Days	-10.4%	1,757	-8.8%
Fort Pierce (City)	\$14.2 Million	-9.8%	97.2%	1.6%	33 Days	-25.0%	102	-8.1%
Fort Pierce North (CDP)	\$1.5 Million	157.8%	94.6%	0.5%	116 Days	146.8%	10	11.1%
Fort Pierce South (CDP)	\$2.4 Million	41.6%	94.2%	-0.7%	34 Days	-34.6%	20	25.0%
Hutchinson Island South (CDP)	\$12.6 Million	275.3%	88.7%	-0.6%	100 Days	-31.0%	8	-55.6%
Indian River Estates (CDP)	\$6.3 Million	-18.0%	96.2%	0.5%	60 Days	62.2%	36	-28.0%
Lakewood Park (CDP)	\$10.3 Million	-16.3%	96.4%	0.0%	38 Days	-19.1%	78	13.0%
Port St. Lucie (City)	\$282.7 Million	-13.7%	97.4%	0.7%	41 Days	-8.9%	1,325	-9.4%
River Park (CDP)	\$4.9 Million	-18.3%	96.9%	0.4%	29 Days	-25.6%	23	-50.0%
St. Lucie Village (Town)	\$465,000	-66.8%	88.6%	9.9%	28 Days	-69.9%	5	400.0%
White City (CDP)	\$3.9 Million	-21.5%	91.3%	-2.6%	126 Days	82.6%	9	-57.1%

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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.
St. Lucie County	1,942	3.6%	1,270	31.9%	1,290	-29.4%	2.7	-32.5%
Fort Pierce (City)	92	10.8%	81	62.0%	91	-24.2%	4.0	-25.9%
Fort Pierce North (CDP)	13	30.0%	8	0.0%	6	0.0%	2.6	-10.3%
Fort Pierce South (CDP)	20	25.0%	17	54.5%	8	-50.0%	2.2	-52.2%
Hutchinson Island South (CDP)	12	-7.7%	8	60.0%	26	-3.7%	6.8	-24.4%
Indian River Estates (CDP)	38	-25.5%	20	-20.0%	36	-14.3%	3.3	-21.4%
Lakewood Park (CDP)	64	-22.9%	31	-44.6%	61	-4.7%	3.1	-11.4%
Port St. Lucie (City)	1,517	2.4%	987	32.5%	795	-35.9%	2.1	-40.0%
River Park (CDP)	29	-6.5%	17	70.0%	19	-60.4%	2.3	-50.0%
St. Lucie Village (Town)	2	-33.3%	2	N/A	5	400.0%	20.0	1438.5%
White City (CDP)	12	-25.0%	7	16.7%	16	-27.3%	4.0	-25.9%

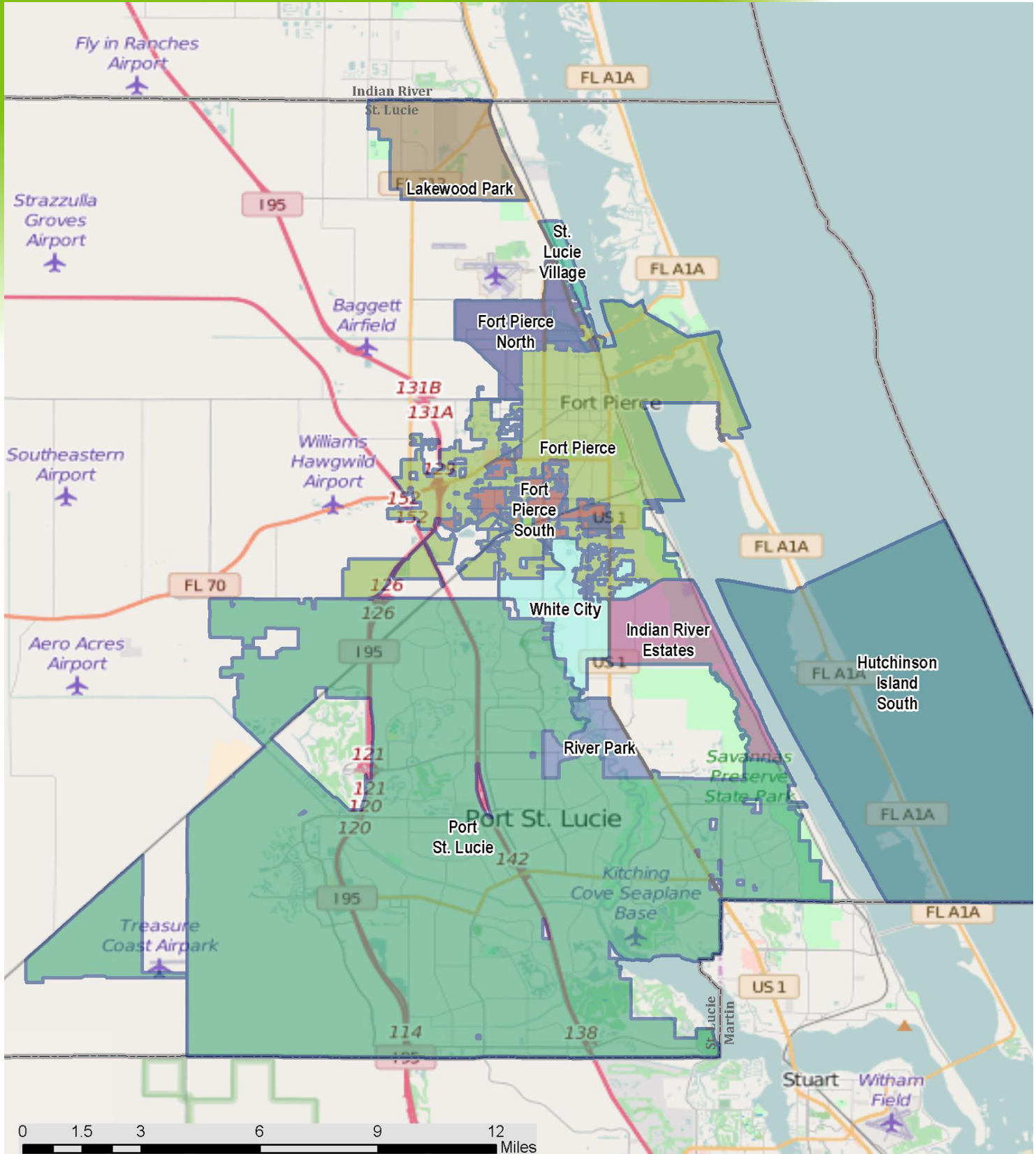
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Reference Map

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