

# Martin County Local Residential Market Metrics - Q3 2024

## 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	486	1.7%	201	-5.6%	\$586,000	-0.3%	\$801,981	-10.9%
Hobe Sound (CDP)	30	-30.2%	14	-30.0%	\$505,000	-15.8%	\$689,608	-19.2%
Indiantown (CDP)	0	-100.0%	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Jensen Beach (CDP)	48	14.3%	13	-7.1%	\$475,250	-3.0%	\$487,121	-15.9%
Jupiter Island (Town)	1	-75.0%	1	-75.0%	\$18,900,000	20.8%	\$18,900,000	29.9%
North River Shores (CDP)	12	100.0%	4	33.3%	\$565,000	-36.9%	\$614,125	-35.3%
Ocean Breeze Park (Town)	3	200.0%	0	N/A	\$537,500	-2.3%	\$518,333	-5.8%
Palm City (CDP)	127	22.1%	58	23.4%	\$630,000	-3.1%	\$677,253	-5.0%
Port Salerno (CDP)	28	-9.7%	10	0.0%	\$604,000	47.0%	\$693,679	28.5%
Rio (CDP)	3	-40.0%	1	-66.7%	\$340,000	3.0%	\$436,667	28.9%
Sewall's Point (Town)	7	-36.4%	6	20.0%	\$1,050,000	-33.3%	\$3,237,143	100.7%
Stuart (City)	32	-3.0%	12	33.3%	\$524,000	-12.7%	\$690,544	4.1%

\*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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Data released on Wednesday, October 23, 2024. Next quarterly data release is TBD.

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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	\$389.8 Million	-9.4%	93.8%	-2.2%	45 Days	80.0%	633	8.4%
Hobe Sound (CDP)	\$20.7 Million	-43.6%	92.9%	-2.9%	38 Days	52.0%	43	-15.7%
Indiantown (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	2	-60.0%
Jensen Beach (CDP)	\$23.4 Million	-3.9%	95.6%	1.3%	32 Days	18.5%	60	3.4%
Jupiter Island (Town)	\$18.9 Million	-67.5%	100.0%	13.6%	0 Days	-100.0%	5	66.7%
North River Shores (CDP)	\$7.4 Million	29.4%	97.1%	8.4%	34 Days	0.0%	11	-15.4%
Ocean Breeze Park (Town)	\$1.6 Million	182.7%	94.5%	2.3%	79 Days	23.4%	4	300.0%
Palm City (CDP)	\$86.0 Million	16.0%	93.3%	-2.3%	61 Days	165.2%	140	8.5%
Port Salerno (CDP)	\$19.4 Million	16.1%	94.2%	-5.8%	45 Days	221.4%	37	23.3%
Rio (CDP)	\$1.3 Million	-22.7%	93.2%	-6.4%	38 Days	40.7%	5	-16.7%
Sewall's Point (Town)	\$22.7 Million	27.7%	87.5%	3.1%	73 Days	35.2%	12	-7.7%
Stuart (City)	\$22.1 Million	0.9%	91.1%	-3.5%	64 Days	137.0%	29	0.0%

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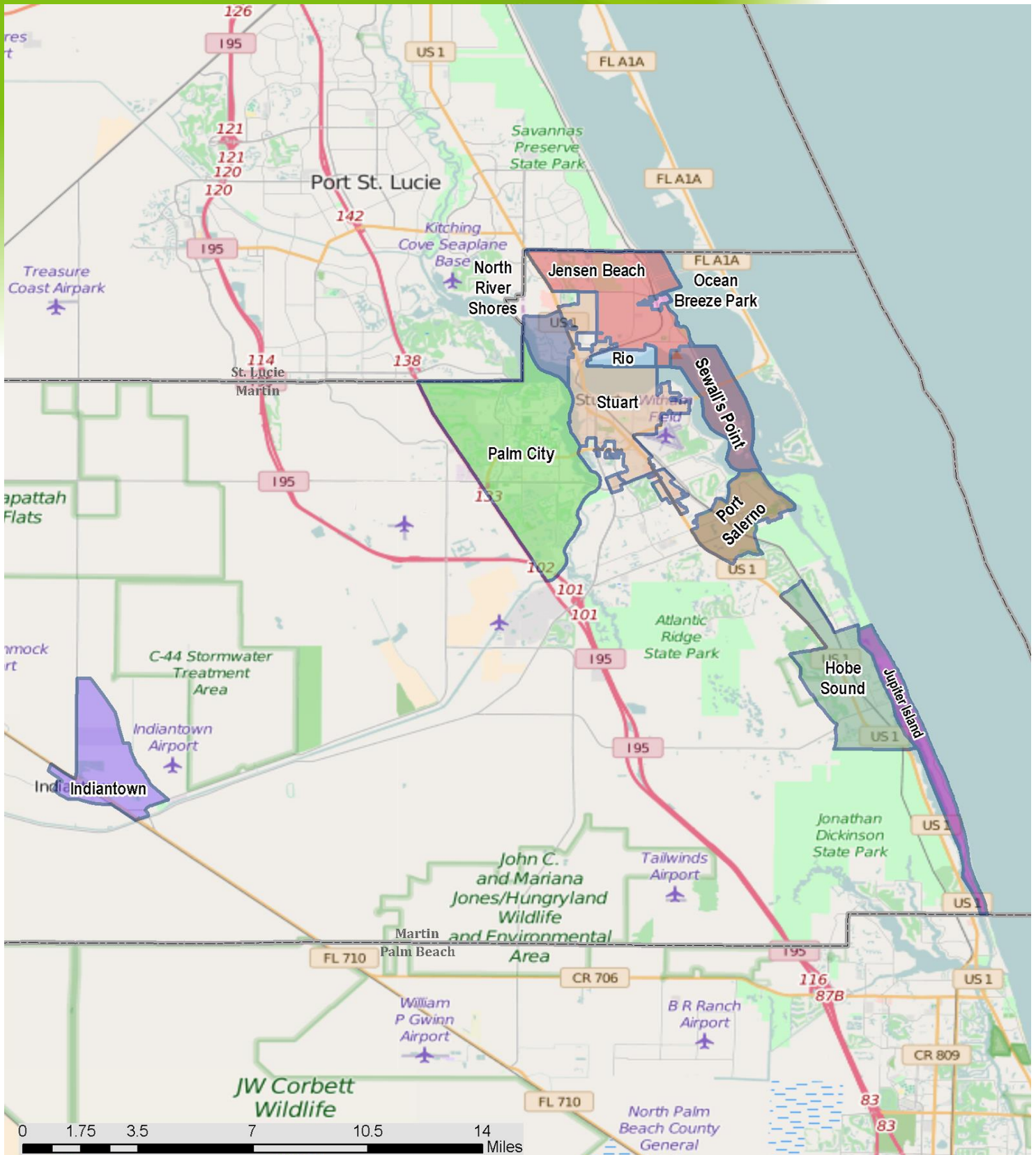
Name of County, Municipality, or CDP*	New Pending Sales	Y/Y % Chg.	Pending Inventory	Y/Y % Chg.	Active Inventory	Y/Y % Chg.	Months Supply of Inventory	Y/Y % Chg.
Martin County	473	-2.7%	193	-17.9%	742	61.0%	4.6	58.6%
Hobe Sound (CDP)	32	-30.4%	16	-20.0%	48	37.1%	3.9	30.0%
Indiantown (CDP)	2	-60.0%	1	-66.7%	1	0.0%	2.0	-16.7%
Jensen Beach (CDP)	52	26.8%	18	28.6%	62	67.6%	4.2	68.0%
Jupiter Island (Town)	0	-100.0%	0	-100.0%	6	200.0%	6.0	300.0%
North River Shores (CDP)	10	25.0%	2	-33.3%	12	33.3%	3.5	-2.8%
Ocean Breeze Park (Town)	2	N/A	0	N/A	3	-25.0%	4.0	-33.3%
Palm City (CDP)	116	-6.5%	36	-46.3%	167	72.2%	4.4	63.0%
Port Salerno (CDP)	31	10.7%	15	25.0%	31	106.7%	3.9	160.0%
Rio (CDP)	3	0.0%	1	N/A	6	20.0%	6.0	39.5%
Sewall's Point (Town)	9	-35.7%	8	14.3%	19	11.8%	6.3	1.6%
Stuart (City)	21	-25.0%	9	-25.0%	37	94.7%	3.8	81.0%

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