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**FOR IMMEDIATE RELEASE**

**Lee County Housing Market Continues To Be A Seller's Market**

**(Fort Myers, FL – June 22, 2015)** The latest data just released from Florida Realtors® shows Lee County continues to be a seller's market.

The Median Sale Price of single-family homes has once again climbed compared to May of last year. It increased 11.4% year over year for the month of May to \$217,250.

The Median Sale Price for Condos in Lee County increased 11.8% year over year to \$190,000 for the month of May 2015.

There was also a significant jump in closed sales in the \$400,000-\$599,999 price point, with a 25% increase over May of last year.

In May 2015, single-family homes spent only 40 Median days on the market, a decrease of 11.1% year over year.

*The numbers reported by the Realtor® Association of Greater Fort Myers and the Beach represent all sales by members of Florida Realtors® in Lee County, FL. Statistics released each month may be revised in the future as new data is released.*



# Monthly Market Report



## Lee County, FL - May 2015

Closed Sales		Median Sale \$		Active Listings		New Pending Sales	
Single Family:	1,308	Single Family:	\$217,250	Single Family:	4,712	Single Family:	1,521
One Year Ago:	1,293	One Year Ago:	\$195,000	One Year Ago:	5,540	One Year Ago:	1,441
% Change:	+1.2%	% Change:	+11.4%	% Change:	-14.9%	% Change:	+5.6%
Condos:	668	Condos:	\$190,000	Condos:	2,261	Condos:	623
One Year Ago:	776	One Year Ago:	\$169,990	One Year Ago:	2,915	One Year Ago:	619
% Change:	-13.9%	% Change:	+11.8%	% Change:	-22.4%	% Change:	+0.6%
Types of Properties % Single Family Sold		Months Supply of Inventory		% Original Price Listed		Median Days on Market	
Traditional:	85.6%	Single Family:	4.3	Single Family:	94%	Single Family:	40
Short Sale:	2.1%	One Year Ago:	5.6	One Year Ago:	92%	One Year Ago:	45
Foreclosure:	12.3%	% Change:	-23.2%	% Change:	+2.2%	% Change:	-11.1%

### Closed Sales by City for May 2015

City	SF 2014	SF 2015	% Change	Condo '14	Condo '15	% Change
Fort Myers	368	387	+5.2%	303	258	-14.9%
Fort Myers Beach	36	16	-55.6%	32	34	+6.3%
North Fort Myers	57	55	-3.5%	25	11	-56.0%
Lehigh Acres	227	196	-13.7%	7	8	+14.3%
Cape Coral	465	424	-8.8%	71	56	-21.1%
Pine Island	20	27	+35.0%	2	5	+150.0%
Bonita Springs	120	124	+3.3%	131	116	-11.5%
Estero	49	70	+42.9%	56	39	-30.4%

### Closed Sales by Price Point for May 2015

	Single Family	% Change	Median Days on Market	Condos	% Change	Median Days on
Less than \$50,000	23	-47.7%	14	35	-7.9%	36
\$50,000-\$99,999	122	-32.6%	26	72	-44.6%	38
\$100,000-\$149,999	237	-6.7%	27	116	-24.2%	42
\$150,000-\$199,999	224	+21.7%	36	138	+3.0%	38
\$200,000-\$249,999	149	+2.1%	36	97	-4.0%	51
\$250,000-\$299,999	119	+20.2%	55	63	+23.5%	33
\$300,000-\$399,999	142	+11.8%	68	43	-32.8%	54
\$400,000-\$599,999	167	+25.6%	57	54	+8.0%	65
\$600,000-\$999,999	76	0.0%	116	34	-15.0%	84
\$1,000,000 or more	49	0.0%	64	16	+6.7%	101