Local Market Update – November 2025

A Research Tool Provided by Naples Area Board of REALTORS®

NABOR
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North Naples

34109, 34110, 34119

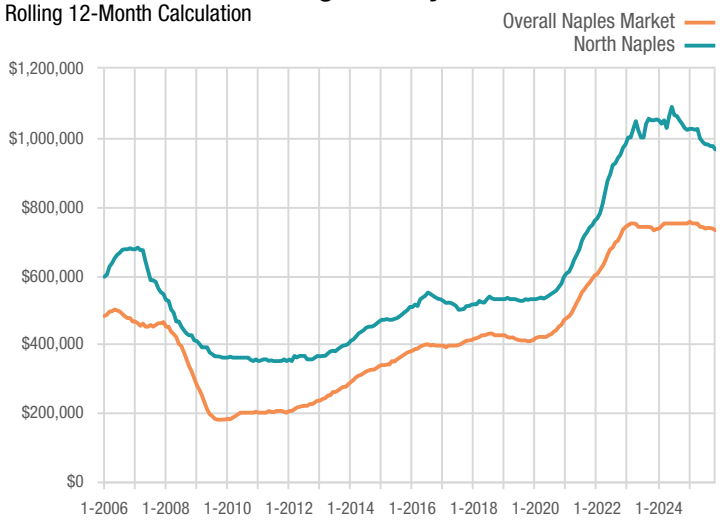
Single Family	November			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 11-2024**	**Thru 11-2025**	**% Change**
New Listings	148	**131**	- 11.5%	1,515	**1,474**	- 2.7%
Total Sales	54	**58**	+ 7.4%	812	**844**	+ 3.9%
Days on Market Until Sale	72	**96**	+ 33.3%	62	**87**	+ 40.3%
Median Closed Price*	$1,001,250	**$926,500**	- 7.5%	$1,025,000	**$962,363**	- 6.1%
Average Closed Price*	$1,417,345	**$1,322,043**	- 6.7%	$1,498,546	**$1,425,141**	- 4.9%
Percent of List Price Received*	93.7%	**93.7%**	0.0%	94.9%	**94.1%**	- 0.8%
Inventory of Homes for Sale	507	**472**	- 6.9%	—	—	—
Months Supply of Inventory	6.9	**6.1**	- 11.6%	—	—	—

Condo	November			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 11-2024**	**Thru 11-2025**	**% Change**
New Listings	175	**166**	- 5.1%	1,806	**1,818**	+ 0.7%
Total Sales	49	**51**	+ 4.1%	993	**925**	- 6.8%
Days on Market Until Sale	81	**97**	+ 19.8%	66	**93**	+ 40.9%
Median Closed Price*	$435,000	**$410,000**	- 5.7%	$490,000	**$445,000**	- 9.2%
Average Closed Price*	$492,029	**$492,339**	+ 0.1%	$677,428	**$608,471**	- 10.2%
Percent of List Price Received*	95.3%	**94.8%**	- 0.5%	95.8%	**94.6%**	- 1.3%
Inventory of Homes for Sale	664	**725**	+ 9.2%	—	—	—
Months Supply of Inventory	7.6	**8.6**	+ 13.2%	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

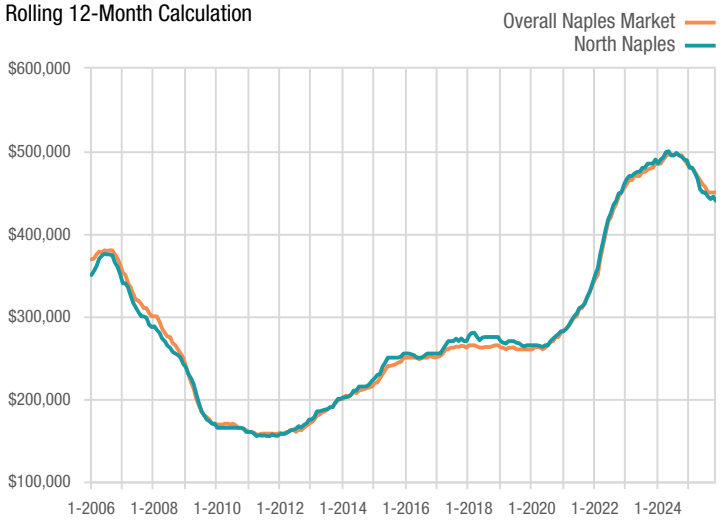
Median Closed Price - Single Family

Rolling 12-Month Calculation



Median Closed Price - Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.