Local Market Update – October 2025

A Research Tool Provided by Naples Area Board of REALTORS®

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East Naples

34114, 34117, 34120, 34137

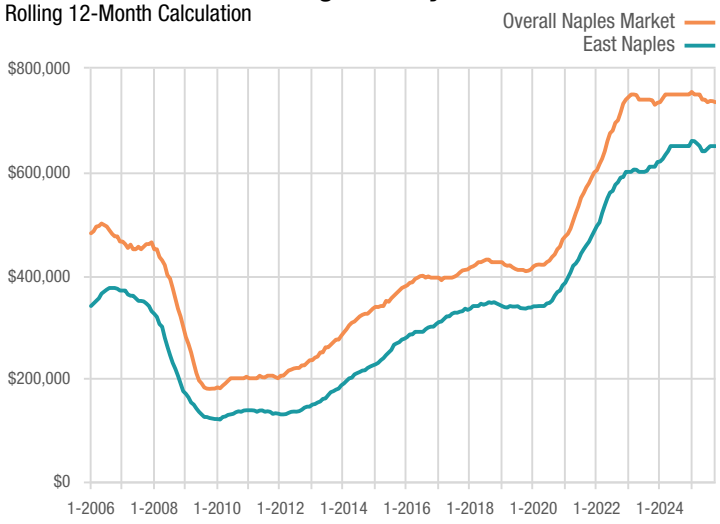
Single Family	October			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 10-2024**	**Thru 10-2025**	**% Change**
New Listings	219	**248**	+ 13.2%	2,316	**2,340**	+ 1.0%
Total Sales	102	**128**	+ 25.5%	1,353	**1,316**	- 2.7%
Days on Market Until Sale	89	**104**	+ 16.9%	71	**89**	+ 25.4%
Median Closed Price*	$627,000	**$636,000**	+ 1.4%	$650,000	**$645,000**	- 0.8%
Average Closed Price*	$758,152	**$728,755**	- 3.9%	$801,240	**$783,511**	- 2.2%
Percent of List Price Received*	96.4%	**94.8%**	- 1.7%	96.4%	**95.6%**	- 0.8%
Inventory of Homes for Sale	867	**872**	+ 0.6%	—	—	—
Months Supply of Inventory	6.7	**6.9**	+ 3.0%	—	—	—

Condo	October			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 10-2024**	**Thru 10-2025**	**% Change**
New Listings	74	**121**	+ 63.5%	784	**869**	+ 10.8%
Total Sales	25	**50**	+ 100.0%	429	**394**	- 8.2%
Days on Market Until Sale	116	**100**	- 13.8%	83	**99**	+ 19.3%
Median Closed Price*	$445,000	**$467,500**	+ 5.1%	$512,000	**$454,500**	- 11.2%
Average Closed Price*	$467,863	**$462,088**	- 1.2%	$539,665	**$469,759**	- 13.0%
Percent of List Price Received*	95.4%	**94.5%**	- 0.9%	96.4%	**95.0%**	- 1.5%
Inventory of Homes for Sale	313	**396**	+ 26.5%	—	—	—
Months Supply of Inventory	7.3	**10.1**	+ 38.4%	—	—	—

* 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.

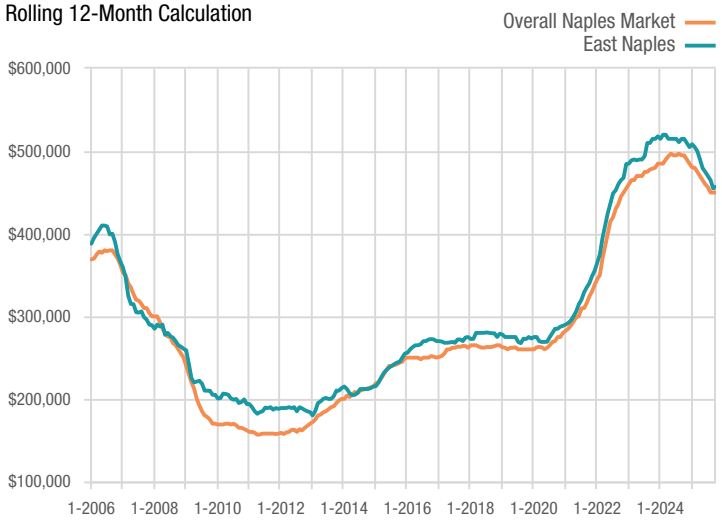
Median Closed Price - Single Family

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.

Current as of November 10, 2025. All data from Southwest Florida MLS. Report © 2025 ShowingTime Plus, LLC.