Local Market Update – October 2025

A Research Tool Provided by Naples Area Board of REALTORS®

NABOR
NAPLES AREA BOARD OF REALTORS®

North Naples

34109, 34110, 34119

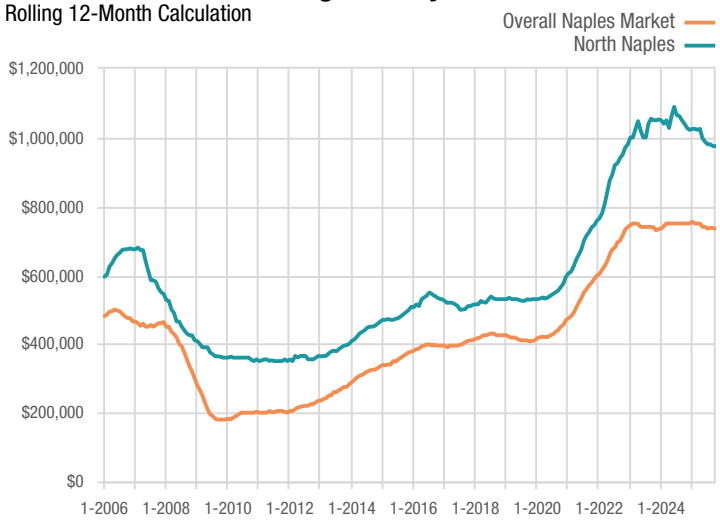
Single Family	October			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 10-2024**	**Thru 10-2025**	**% Change**
New Listings	125	**145**	+ 16.0%	1,367	**1,338**	- 2.1%
Total Sales	63	**80**	+ 27.0%	758	**786**	+ 3.7%
Days on Market Until Sale	74	**98**	+ 32.4%	61	**86**	+ 41.0%
Median Closed Price*	$910,000	**$952,500**	+ 4.7%	$1,025,000	**$967,500**	- 5.6%
Average Closed Price*	$1,401,682	**$1,470,795**	+ 4.9%	$1,504,331	**$1,432,748**	- 4.8%
Percent of List Price Received*	93.9%	**93.8%**	- 0.1%	95.0%	**94.2%**	- 0.8%
Inventory of Homes for Sale	458	**443**	- 3.3%	—	**—**	—
Months Supply of Inventory	6.2	**5.8**	- 6.5%	—	**—**	—

Condo	October			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 10-2024**	**Thru 10-2025**	**% Change**
New Listings	162	**188**	+ 16.0%	1,631	**1,647**	+ 1.0%
Total Sales	57	**87**	+ 52.6%	944	**874**	- 7.4%
Days on Market Until Sale	73	**104**	+ 42.5%	65	**93**	+ 43.1%
Median Closed Price*	$410,000	**$415,000**	+ 1.2%	$495,000	**$448,725**	- 9.3%
Average Closed Price*	$519,293	**$577,263**	+ 11.2%	$687,052	**$615,247**	- 10.5%
Percent of List Price Received*	95.2%	**93.8%**	- 1.5%	95.9%	**94.6%**	- 1.4%
Inventory of Homes for Sale	626	**668**	+ 6.7%	—	**—**	—
Months Supply of Inventory	7.0	**8.0**	+ 14.3%	—	**—**	—

* 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.

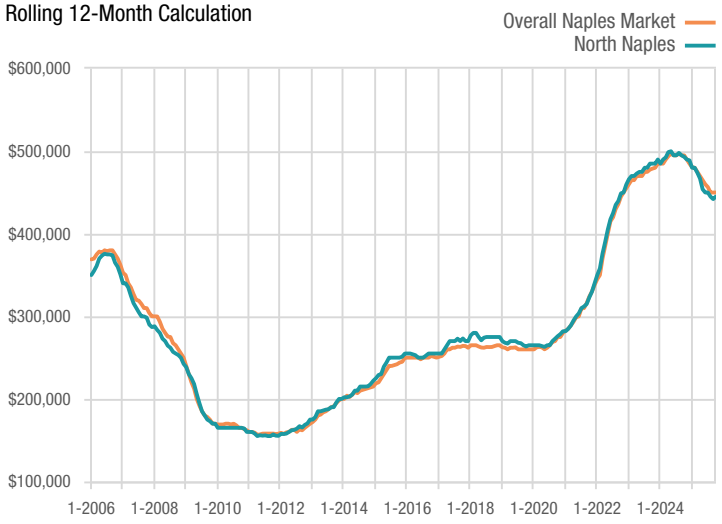
Median Closed Price - Single Family

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.