

Cocoa 32922

ZIP code · FL · Florida > Brevard County > Cocoa

BALANCED MARKET

\$206K

MEDIAN SALE PRICE

+8.7%

1-YR CHANGE

219

SALES (12 MO)

\$170K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 50 / 100

Buyer's market

Balanced

Seller's market

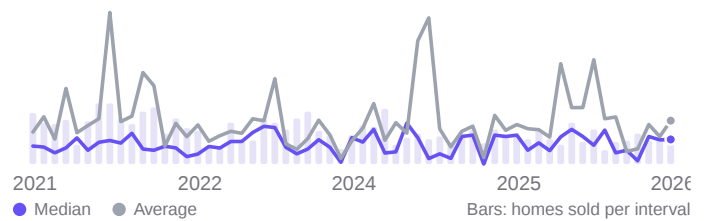
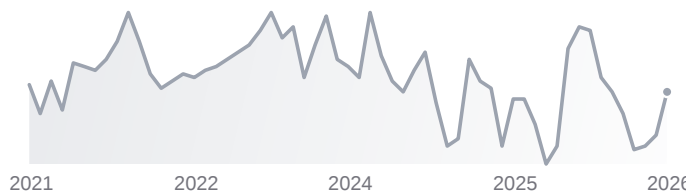
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

50 / 100

Sale prices

Median \$203K · Average \$277K

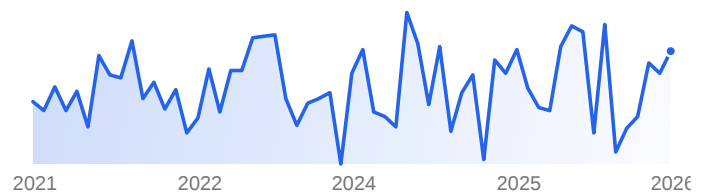
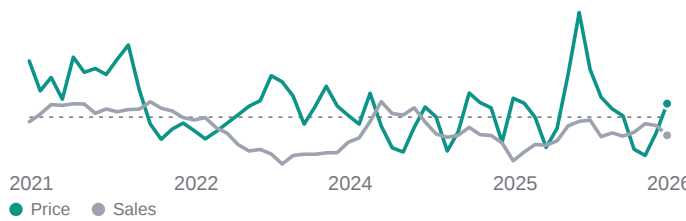


Growth (year over year)

Price +8.7% · Sales -11.7%

Price per square foot

\$184/ft²

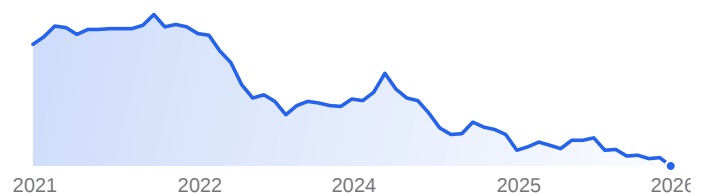
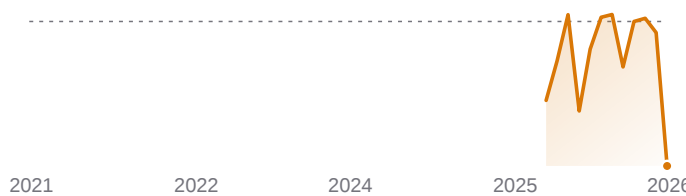


Sale premium vs estimated value

-4.1%

Annual turnover (share of homes sold)

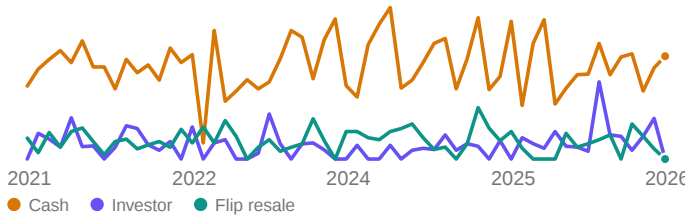
4.2%



BUYERS & OUTCOMES

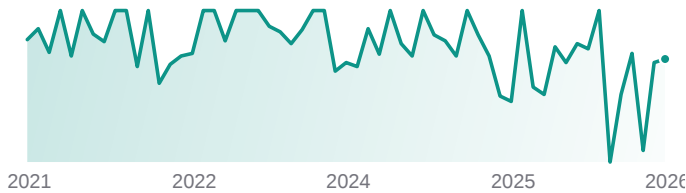
Buyer mix

Cash 53% · Investor 0% · Flip resale 0%



Sellers who sold at a gain

87%

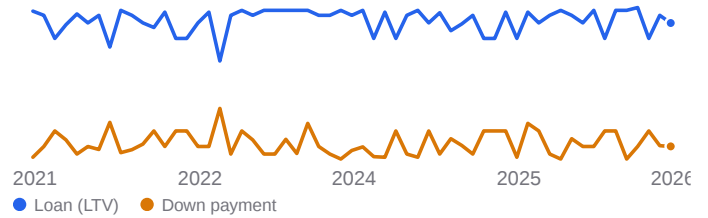


Median annualized return at resale

+3.3%

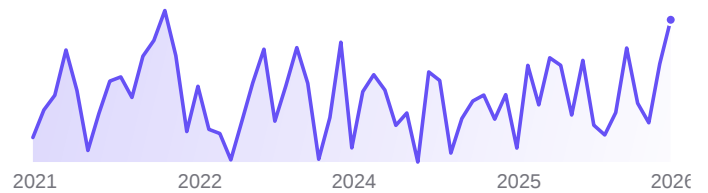


Financing (share of purchase price) Loan (LTV) 90% · Down payment 10%



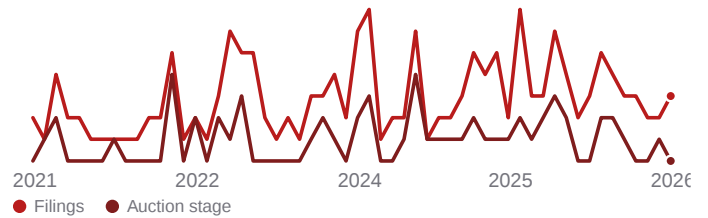
Typical hold before selling

9.0 yrs



Preforeclosure filings

Filings 3 · Auction stage 0



HOUSING STOCK

Homes	5,225
Median value (AVM)	\$170K
Median size	1,138 ft²
Median bedrooms	3
Median year built	1962
Single family	66%
Condos	22%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	65%
Underwater (LTV 125% or more)	2.8%
Owner occupied	56%
Company owned	30%
Median loan-to-value	25%

Typical ownership tenure

8.6 yrs

COMMUNITY

Population	17,374
Density	2,297 / mi ²
Median household income	\$47K
Average household income	\$66K
Crime index (US avg 100)	160
Air pollution index (US avg 100)	76
Earthquake index (US avg 100)	16
Homes occupied	89%
Bachelor's or higher	14%
Poverty rate	12.9%
Unemployment	1.1%
Average temp	72°F
Annual precip	52 in
Sunshine	64%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.