

Cocoa 32926

ZIP code · FL · Florida · Brevard County · Cocoa

SELLER'S MARKET

\$306K

MEDIAN SALE PRICE

+7.9%

1-YR CHANGE

404

SALES (12 MO)

\$331K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 63 / 100

Buyer's market

Balanced

Seller's market

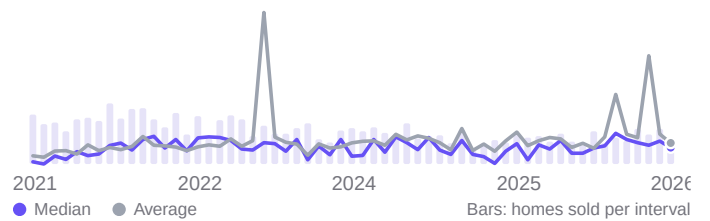
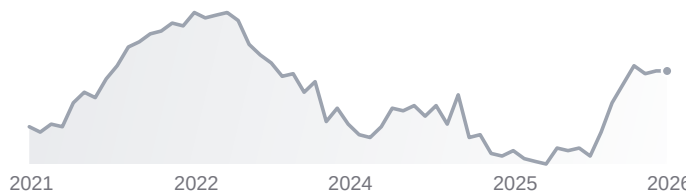
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

63 / 100

Sale prices

Median \$292K · Average \$314K

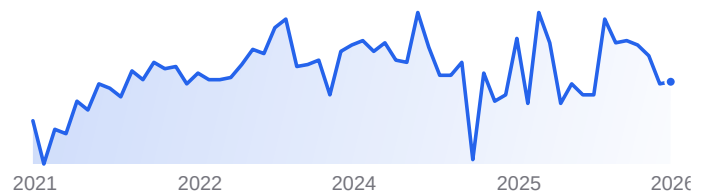
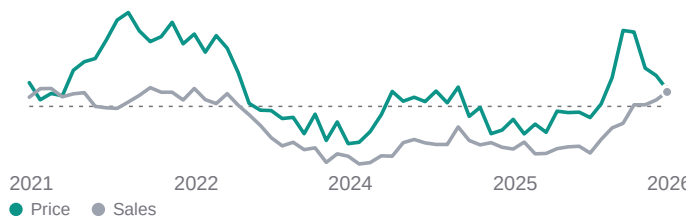


Growth (year over year)

Price +7.9% · Sales +6.9%

Price per square foot

\$185/ft²

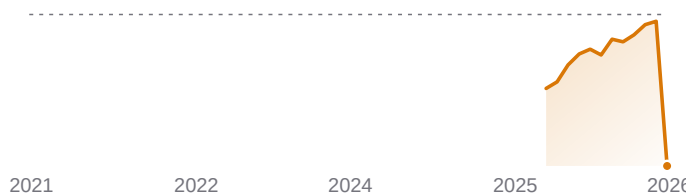


Sale premium vs estimated value

-2.5%

Annual turnover (share of homes sold)

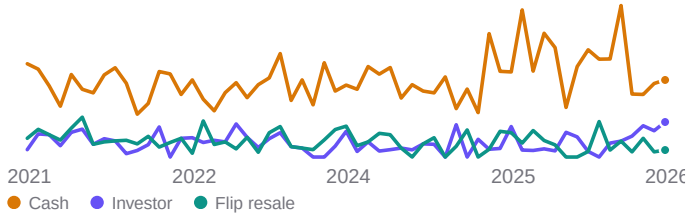
4.1%



BUYERS & OUTCOMES

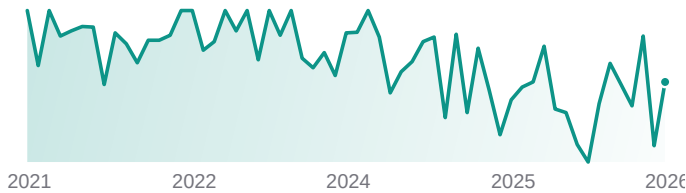
Buyer mix

Cash 33% · Investor 15% · Flip resale 3.0%



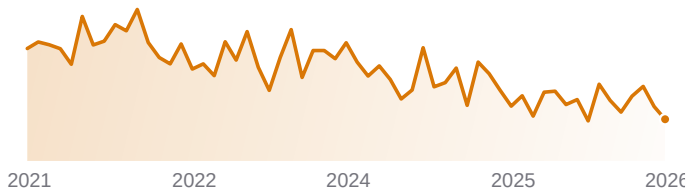
Sellers who sold at a gain

90%

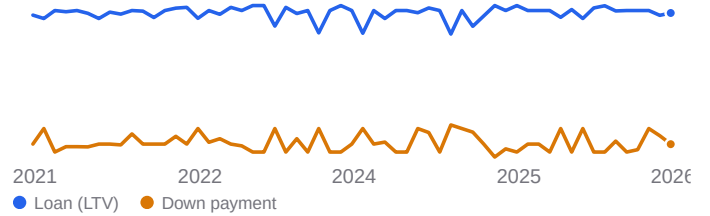


Median annualized return at resale

+4.1%

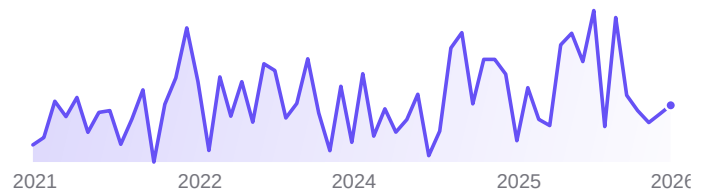


Financing (share of purchase price) Loan (LTV) 93% · Down payment 10%



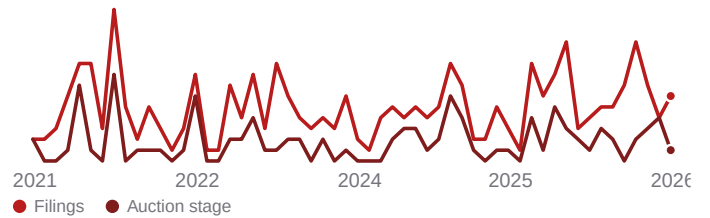
Typical hold before selling

6.2 yrs



Preforeclosure filings

Filings 6 · Auction stage 1



HOUSING STOCK

Homes	9,881
Median value (AVM)	\$331K
Median size	1,510 ft²
Median bedrooms	3
Median year built	1987
Single family	76%
Condos	2.3%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	53%
Underwater (LTV 125% or more)	1.7%
Owner occupied	81%
Company owned	16%
Median loan-to-value	47%

Typical ownership tenure

9.0 yrs

COMMUNITY

Population	26,731
Density	324 / mi ²
Median household income	\$73K
Average household income	\$92K
Crime index (US avg 100)	79
Air pollution index (US avg 100)	83
Earthquake index (US avg 100)	19
Homes occupied	93%
Bachelor's or higher	16%
Poverty rate	11.2%
Unemployment	1.0%
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.