

Captiva 33924

ZIP code · FL · Florida > Lee County > Captiva

BALANCED MARKET

\$715K

MEDIAN SALE PRICE

-40.2%

1-YR CHANGE

77

SALES (12 MO)

\$1.2M

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 54 / 100



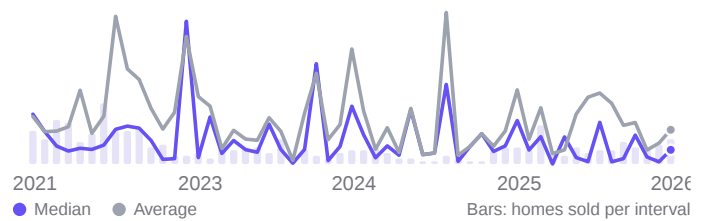
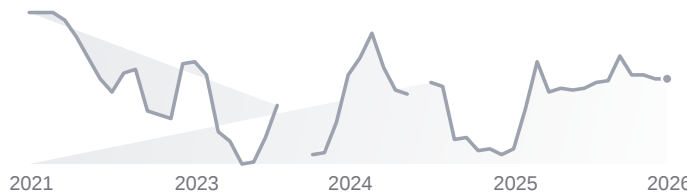
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

54 / 100

Sale prices

Median \$892K · Average \$1.4M

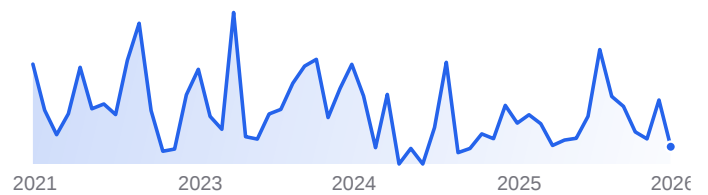
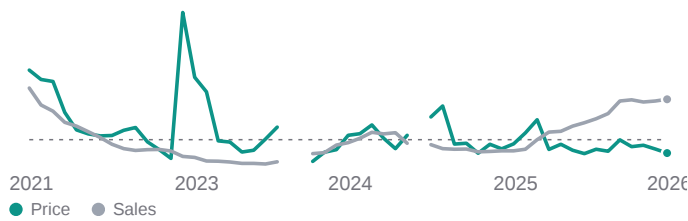


Growth (year over year)

Price -40.2% · Sales +120.0%

Price per square foot

\$503/ft²

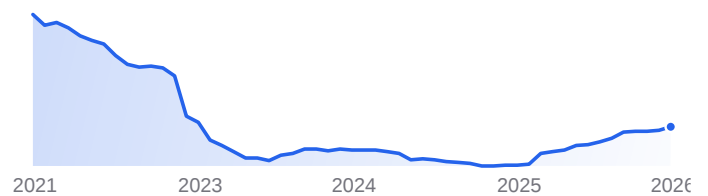
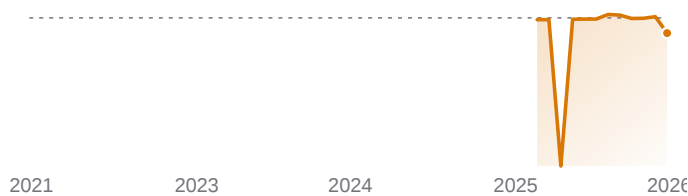


Sale premium vs estimated value

-9.7%

Annual turnover (share of homes sold)

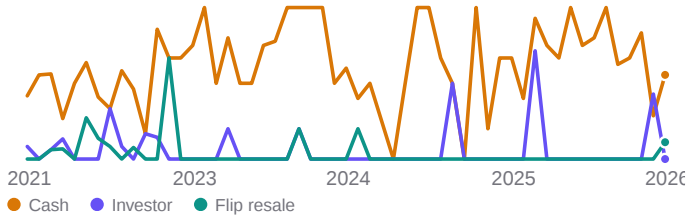
5.5%



BUYERS & OUTCOMES

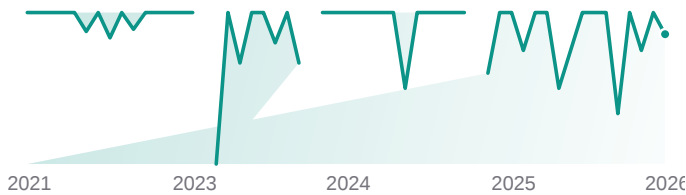
Buyer mix

Cash 56% · Investor 0% · Flip resale 11%



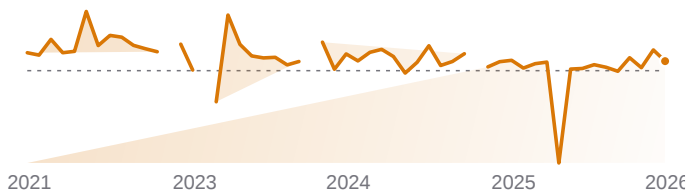
Sellers who sold at a gain

86%

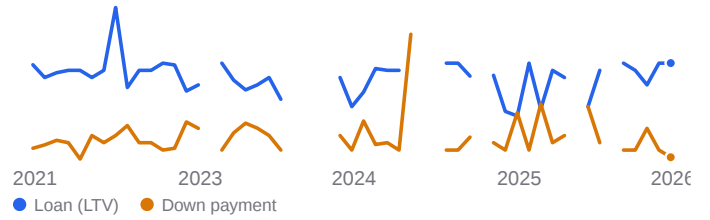


Median annualized return at resale

+4.8%

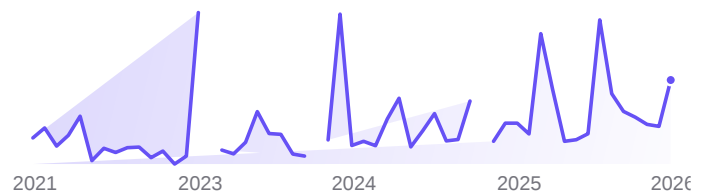


Financing (share of purchase price) Loan (LTV) 80% · Down payment 15%



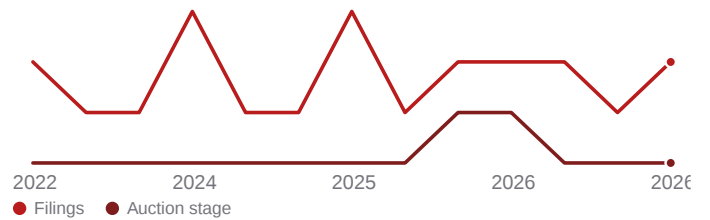
Typical hold before selling

12.8 yrs



Preforeclosure filings

Filings 2 · Auction stage 0



HOUSING STOCK

Homes	1,393
Median value (AVM)	\$1.2M
Median size	1,701 ft²
Median bedrooms	3
Median year built	1980
Single family	49%
Condos	45%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	72%
Underwater (LTV 125% or more)	1.1%
Owner occupied	12%
Company owned	55%
Median loan-to-value	0%

Typical ownership tenure

10.2 yrs

COMMUNITY

Population	248
Density	14 / mi ²
Median household income	\$126K
Average household income	\$129K
Crime index (US avg 100)	196
Air pollution index (US avg 100)	82
Earthquake index (US avg 100)	12
Homes occupied	20%
Bachelor's or higher	50%
Poverty rate	37.8%
Unemployment	0.6%
Average temp	73°F
Annual precip	54 in
Sunshine	68%

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.