

Naples 34103

ZIP code · FL · Florida > Collier County > Naples

BALANCED MARKET

\$860K

MEDIAN SALE PRICE

-21.5%

1-YR CHANGE

540

SALES (12 MO)

\$1.1M

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 52 / 100

Buyer's market

Balanced

Seller's market

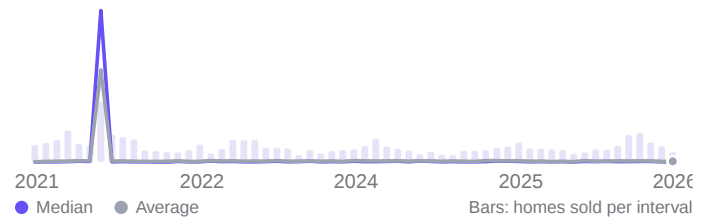
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

52 / 100

Sale prices

Median \$535K · Average \$1.5M

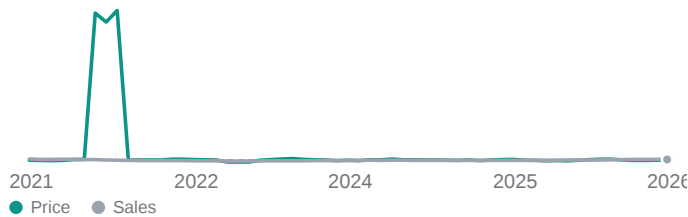


Growth (year over year)

Price -21.5% · Sales +29.8%

Price per square foot

\$520/ft²

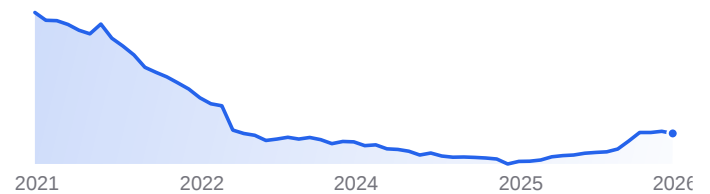


Sale premium vs estimated value

-1.2%

Annual turnover (share of homes sold)

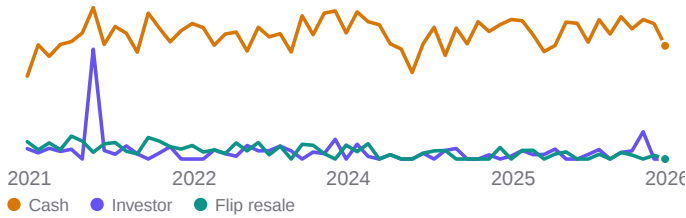
5.1%



BUYERS & OUTCOMES

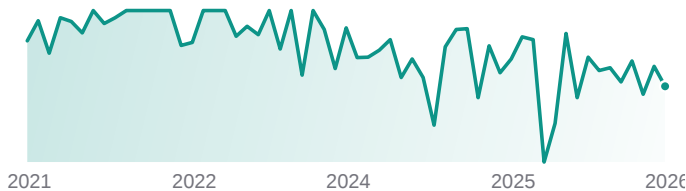
Buyer mix

Cash 66% · Investor 0% · Flip resale 0%



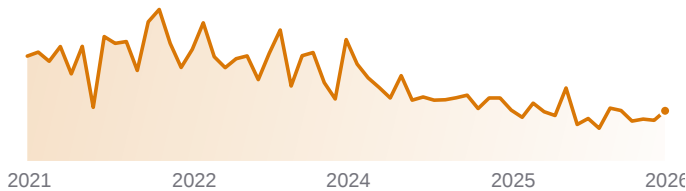
Sellers who sold at a gain

83%

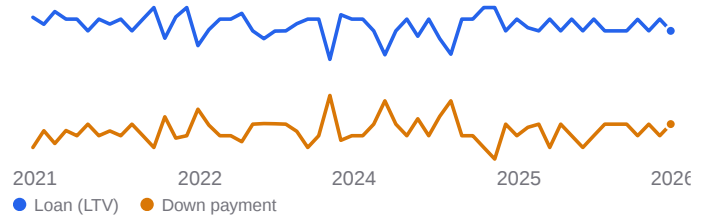


Median annualized return at resale

+5.0%

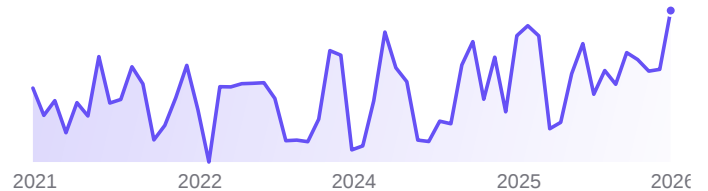


Financing (share of purchase price) Loan (LTV) 70% · Down payment 30%



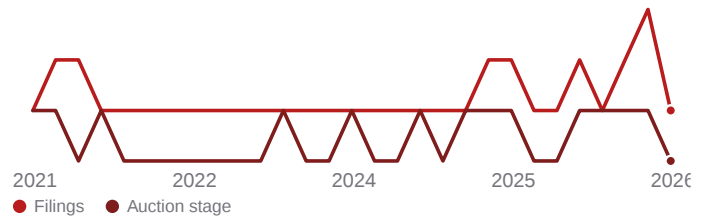
Typical hold before selling

11.1 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	10,632
Median value (AVM)	\$1.1M
Median size	1,577 ft²
Median bedrooms	4
Median year built	1979
Single family	27%
Condos	71%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	85%
Underwater (LTV 125% or more)	0.7%
Owner occupied	50%
Company owned	40%
Median loan-to-value	0%

Typical ownership tenure

8.3 yrs

COMMUNITY

Population	12,793
Density	2,730 / mi²
Median household income	\$122K
Average household income	\$177K
Crime index (US avg 100)	124
Air pollution index (US avg 100)	86
Earthquake index (US avg 100)	18
Homes occupied	59%
Bachelor's or higher	34%
Poverty rate	6.0%
Unemployment	0.7%
Average temp	74°F
Annual precip	53 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.