

Nokomis 34275

ZIP code · FL · Florida · Sarasota County · Nokomis

BALANCED MARKET

\$508K

MEDIAN SALE PRICE

+0.3%

1-YR CHANGE

851

SALES (12 MO)

\$520K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 42 / 100



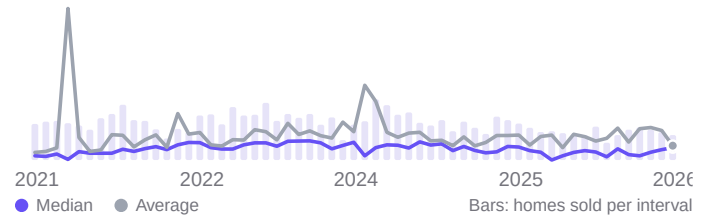
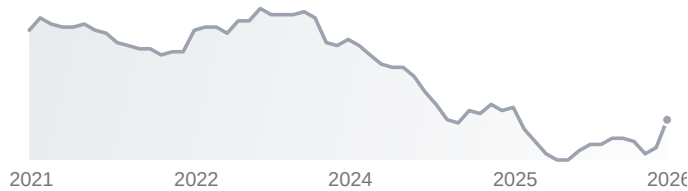
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

42 / 100

Sale prices

Median \$530K · Average \$548K

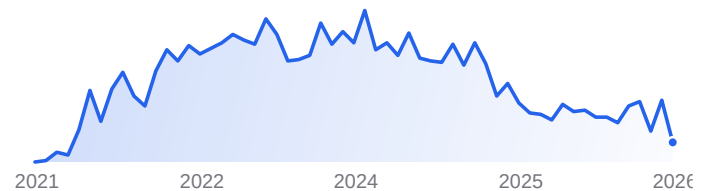
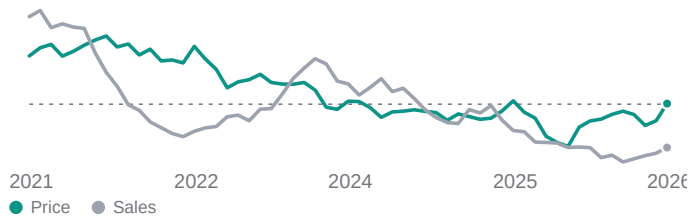


Growth (year over year)

Price +0.3% · Sales -21.7%

Price per square foot

\$246/ft²

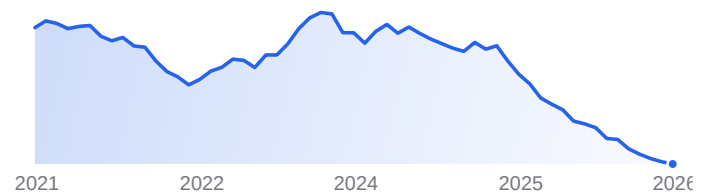
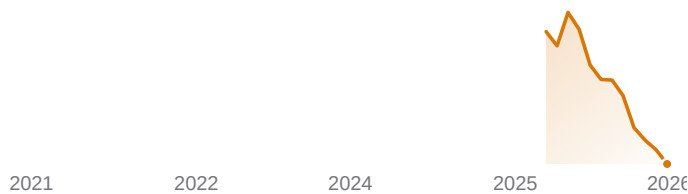


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

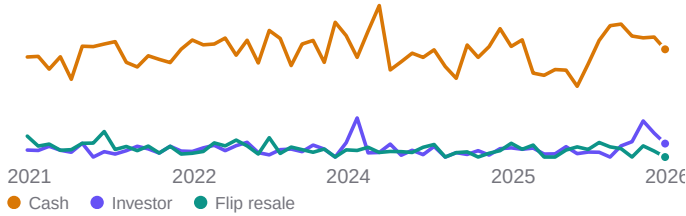
6.1%



BUYERS & OUTCOMES

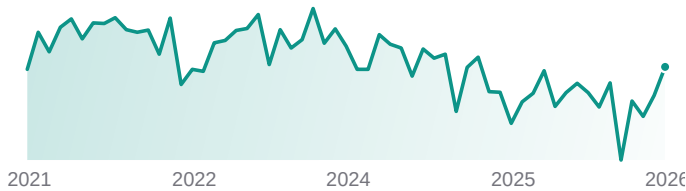
Buyer mix

Cash 49% · Investor 6.2% · Flip resale 0%



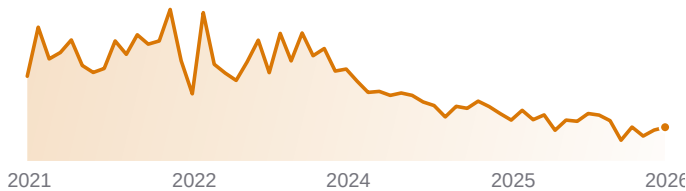
Sellers who sold at a gain

84%

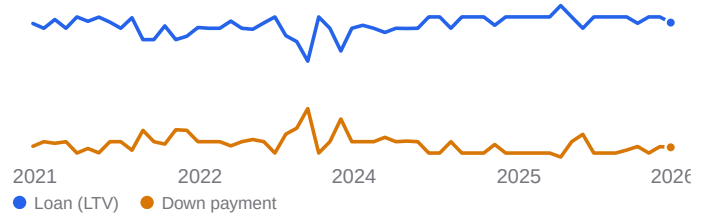


Median annualized return at resale

+3.4%

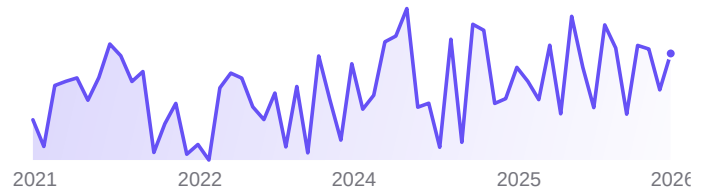


Financing (share of purchase price) Loan (LTV) 77% · Down payment 23%



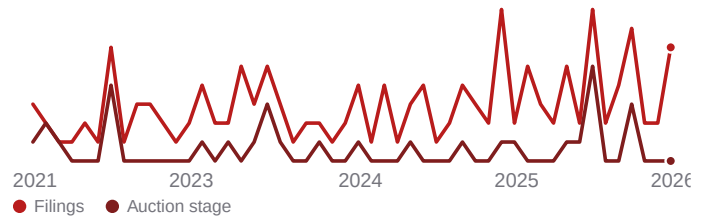
Typical hold before selling

6.3 yrs



Preforeclosure filings

Filings 6 · Auction stage 0



HOUSING STOCK

Homes	14,001
Median value (AVM)	\$520K
Median size	1,777 ft²
Median bedrooms	3
Median year built	2002
Single family	75%
Condos	7.8%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	63%
Underwater (LTV 125% or more)	1.5%
Owner occupied	72%
Company owned	25%
Median loan-to-value	32%

Typical ownership tenure

5.8 yrs

COMMUNITY

Population	23,155
Density	817 / mi²
Median household income	\$85K
Average household income	\$138K
Crime index (US avg 100)	102
Air pollution index (US avg 100)	84
Earthquake index (US avg 100)	17
Homes occupied	82%
Bachelor's or higher	24%
Poverty rate	6.0%
Unemployment	0.8%
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.