Annual Report on the Northeast Florida Housing Market

FOR RESIDENTIAL REAL ESTATE ACTIVITY FROM THE NORTHEAST FLORIDA ASSOCIATION OF REALTORS® MLS

NORTHEAST FLORIDA ASSOCIATION OF REALTORS

All data represents Realtor-brokered activity of single-family residential, condo and townhome sales combined. As all Nassau and St. Johns County Realtors are not members of the Northeast Florida Multiple Listing Service – a wholly owned subsidiary of the Northeast Florida Association of Realtors – reports do not represent the full extent of Realtor sales in those counties.

2019

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The 2019 housing market was fueled by the overall strength of the economy across most of the country. The stock markets reached new highs throughout the year, improving the asset bases of millions of Americans. Unemployment rates fell to 50-year lows, while wages increased, creating new home buyers. Mortgage rates also declined significantly from 2018, helping to offset affordability stresses caused by continued price appreciation nationally.

With a strong economy and low mortgage rates, buyer activity has been strong. However, most markets are being constrained by inventory levels that are still below historical norms. With supply and demand continuing to favor sellers, prices continue to rise.

With 10 years having now passed since the Great Recession, the U.S. has been on the longest period of continued economic expansion on record. The housing market has been along for much of the ride and continues to benefit greatly from the overall health of the economy. However, hot economies eventually cool and with that, hot housing markets move more towards balance.

Sales: Pending sales increased 7.3 percent, finishing 2019 at 32,466. Closed sales were up 5.4 percent to end the year at 31,881.

Listings: Comparing 2019 to the prior year, the number of homes available for sale was lower by 17.2 percent. There were 7,602 active listings at the end of 2019. New listings increased by 0.5 percent to finish the year at 40,814.

Lender-Mediated Properties: The foreclosure market continues to be a hint of its former unhealthy peaks. In 2019, the percentage of closed sales that were either foreclosure or short sale decreased by 9.3 percent to end the year at 4.7 percent of the market.

New Construction: : Nationally, builder activity grew in 2019 versus levels seen in 2018, though the total units being built remains lower than needed for long-term supply. Locally, new construction market share was at 16.2 percent, while months of supply finished 2019 at 3.7 months. Previously owned homes have seen months of supply decrease from 4.2 to 2.6 months over the last five years, and new construction supply has dropped from 4.2 to 3.7 months.

Prices: Home prices were up compared to last year. The overall median sales price increased 5.4 percent to $233,990 for the year. Single Family home prices were up 3.4 percent compared to last year, and Townhouse-Condo home prices were up 5.3 percent.

While the Federal Reserve moved to temper the hot economy with four interest rate hikes in 2018, in 2019 they turned the heat back up, and reduced rates a total of three times during the year. The Fed's rate decreases were due in part to GDP growth in 2019 that came in notably lower than 2018, showing the Fed's alternating efforts to keep our economy at a steady simmer and not a full boil.

The housing market continues to remain healthy nationwide with price gains and limited inventory being the most common threads across markets. Tight inventory continues to constrain buyer activity in part of the country, while some areas are seeing increased seller inventory starting to improve buyers' choices. New construction activity continues to improve, but is still below levels required to fully supply the market's needs.

As we look at 2020, we see continued low mortgage rates and a healthy economy giving a great start to housing in the new year. But in election years, we sometimes see a softening of activity that may temper the market in the second half of the year.

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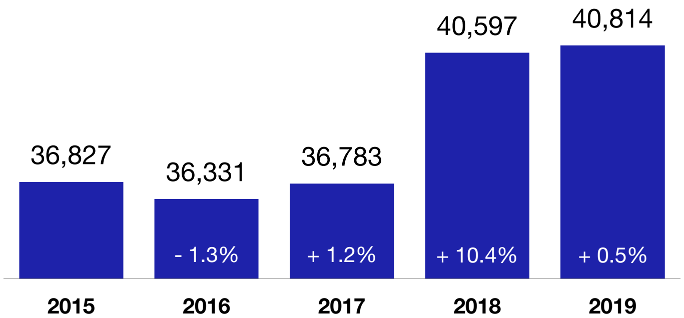
Quick Facts

NORTHEAST FLORIDA ASSOCIATION OF REALTORS

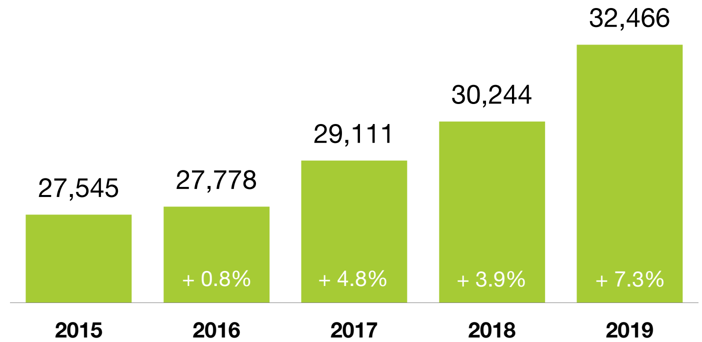
New Listings



Top 5 Areas: Change in New Listings from 2018	
Green Cove Springs: Region 16	+ 34.0%
Neptune Beach: Region 22	+ 15.2%
Nassau County	+ 14.2%
St. Johns County - NW: Region 30	+ 9.9%
Putnam County NE: Region 56	+ 9.3%

Bottom 5 Areas: Change in New Listings from 2018	
Baker County	- 12.7%
NE St. Johns County – Ponte Vedra Beach North: Region 25	- 13.0%
Jacksonville Beach: Region 21	- 13.8%
Marietta / Whitehouse / Baldwin / Garden St / Dinsmore: Region 08	- 15.2%
North Beach / Mayport: Region 24	- 19.0%

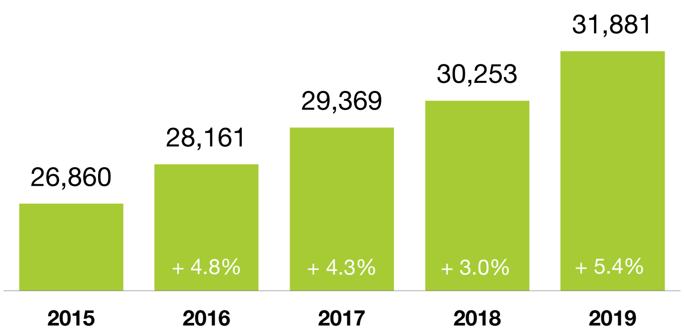
Pending Sales



Top 5 Areas: Change in Pending Sales from 2018	
Green Cove Springs: Region 16	+ 39.7%
St. Johns County - St. Augustine Area - East of US 1: Region 32	+ 21.3%
Nassau County	+ 16.6%
West Jacksonville: Region 06	+ 15.9%
Putnam County - West: Region 57	+ 15.9%

Bottom 5 Areas: Change in Pending Sales from 2018	
NE St. Johns County – Ponte Vedra Beach North: Region 25	- 7.9%
Putnam County - South: Region 58	- 10.6%
St. Johns County - SW: Region 34	- 13.2%
Baker County	- 17.5%
North Beach / Mayport: Region 24	- 31.5%

Closed Sales

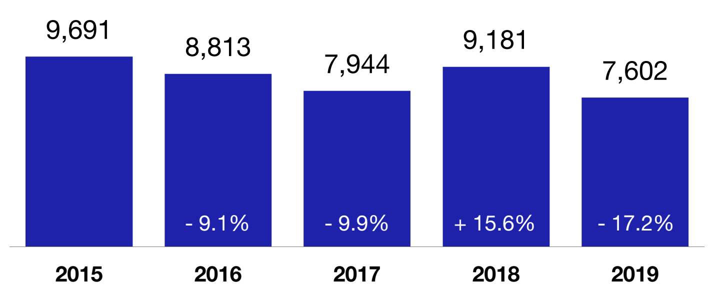


Top 5 Areas: Change in Closed Sales from 2018	
Green Cove Springs: Region 16	+ 31.7%
St. Johns County - St. Augustine Area - East of US 1: Region 32	+ 25.0%
Nassau County	+ 17.5%
Putnam County - West: Region 57	+ 14.9%
Ponte Vedra / Nocatee (St. Johns County): Region 27	+ 14.7%

Bottom 5 Areas: Change in Closed Sales from 2018	
Jacksonville Beach: Region 21	- 5.1%
NE St. Johns County – Ponte Vedra Beach North: Region 25	- 9.1%
St. Johns County - SW: Region 34	- 13.8%
Baker County	- 24.9%
North Beach / Mayport: Region 24	- 28.8%

Inventory of Homes for Sale

At the end of the year.



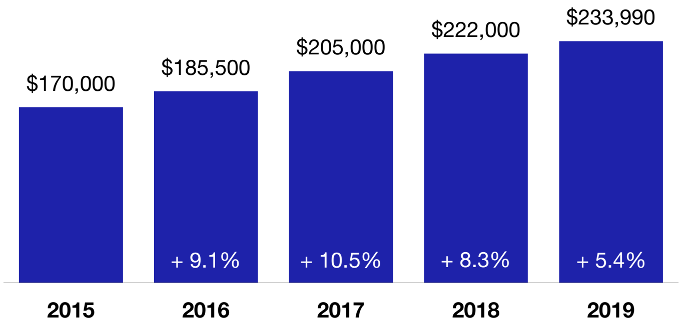
Top 5 Areas: Change in Homes for Sale from 2018	
North Beach / Mayport: Region 24	+ 63.6%
Baker County	+ 4.7%
St. Johns County - SW: Region 34	+ 2.7%
Putnam County NE: Region 56	+ 2.0%
Green Cove Springs: Region 16	+ 0.7%

Bottom 5 Areas: Change in Homes for Sale from 2018	
Jacksonville - North: Region 09	- 24.3%
Fleming Island Area: Region 12	- 26.7%
Southside / Mandarin / Bartram: Region 01	- 28.6%
Arlington / Fort Caroline: Region 04	- 35.5%
Marietta / Whitehouse / Baldwin / Garden St / Dinsmore: Region 08	- 38.2%

Quick Facts

NORTHEAST FLORIDA ASSOCIATION OF REALTORS

Median Sales Price



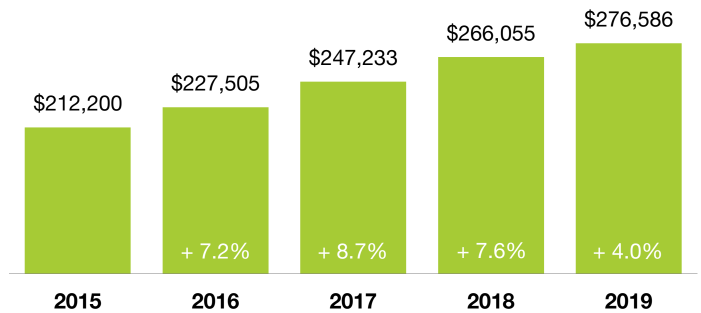
Top 5 Areas: Change in Median Sales Price from 2018

Putnam County - South: Region 58	+ 37.0%
Springfield / Dwntwn / Paxon / Trout River S / Dwntwn J'ville - E: Rgn 07	+ 28.1%
Putnam County	+ 27.8%
NE St. Johns County – Ponte Vedra Beach North: Region 25	+ 25.9%
Putnam County - West: Region 57	+ 22.9%

Bottom 5 Areas: Change in Median Sales Price from 2018

Riverside / Avondale / Ortega: Region 03	+ 1.0%
Baker County	- 1.1%
Green Cove Springs: Region 16	- 2.2%
Atlantic Beach: Region 23	- 6.1%
St. Johns County - SW: Region 34	- 14.9%

Average Sales Price



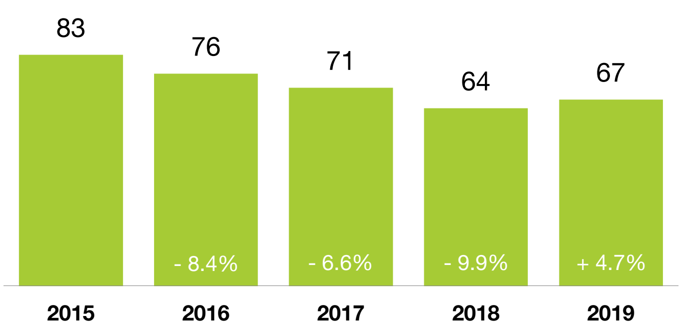
Top 5 Areas: Change in Avg. Sales Price from 2018

Putnam County - West: Region 57	+ 27.3%
Keystone Heights Vicinity: Region 15	+ 17.6%
NE St. Johns County – Ponte Vedra Beach North: Region 25	+ 14.6%
Putnam County	+ 14.3%
Putnam County - South: Region 58	+ 13.8%

Bottom 5 Areas: Change in Avg. Sales Price from 2018

Southside: Region 02	+ 1.2%
Nassau County	- 0.5%
Southside / Mandarin / Bartram: Region 01	- 0.6%
North Beach / Mayport: Region 24	- 0.9%
Atlantic Beach: Region 23	- 4.3%

Days on Market Until Sale



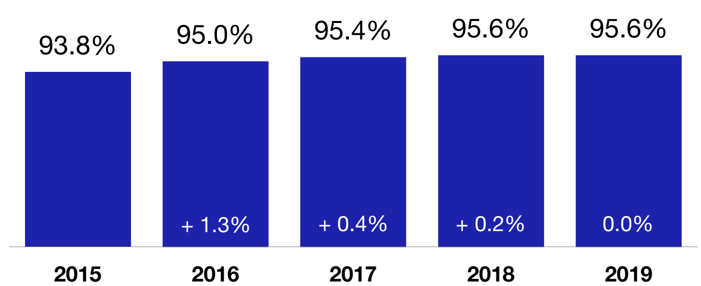
Top 5 Areas: Change in Days on Market from 2018

Middleburg Vicinity: Region 14	+ 33.3%
Baker County	+ 27.8%
Marietta / Whitehouse / Baldwin / Garden St / Dinsmore: Region 08	+ 25.9%
Orange Park: Region 13	+ 16.7%
NE St. Johns County – Ponte Vedra Beach North: Region 25	+ 15.2%

Bottom 5 Areas: Change in Days on Market from 2018

Green Cove Springs: Region 16	- 9.7%
Putnam County	- 10.1%
North Beach / Mayport: Region 24	- 12.3%
Keystone Heights Vicinity: Region 15	- 14.7%
Putnam County - West: Region 57	- 18.3%

Percent of Original List Price Received



Top 5 Areas: Change in Pct. of Orig. Price Received from 2018

Putnam County - South: Region 58	+ 2.0%
Atlantic Beach: Region 23	+ 1.0%
Putnam County - West: Region 57	+ 1.0%
Putnam County	+ 0.8%
St. Johns County - St. Augustine Area - East of US 1: Region 32	+ 0.8%

Bottom 5 Areas: Change in Pct. of Orig. Price Received from 2018

Southside / Mandarin / Bartram: Region 01	- 0.3%
St. Johns County - SE: Region 33	- 0.4%
Springfield / Dwntwn / Paxon / Trout River S / Dwntwn J'ville - E: Rgn 07	- 0.5%
Hyde Grove / Murray Hill / Lakeshore / Wesconnett: Region 05	- 0.8%
St. Johns County - SW: Region 34	- 1.4%

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Property Type Review

NORTHEAST FLORIDA ASSOCIATION OF REALTORS

68

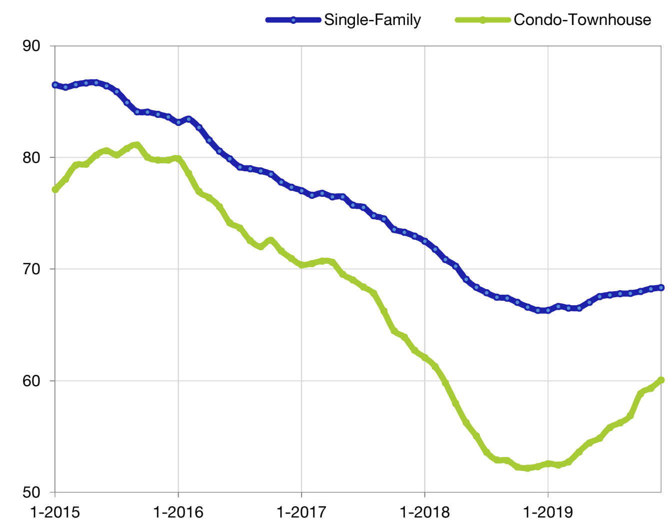
Average Days on Market Single-Family Detached

60

Average Days on Market Condo-Townhouse

Days on Market Until Sale

This chart uses a rolling 12-month average for each data point.



Top Areas: Condo-Townhouse Market Share in 2019

Entire MLS	**16.9%**
Jacksonville Beach: Region 21	46.0%
Southside: Region 02	36.0%
North Beach / Mayport: Region 24	35.6%
Ponte Vedra Bch / S Ponte Vedra Bch / Vilano Bch / Palm Vly: Rgn 26	35.2%
St. Johns County - St. Augustine Area - East of US 1: Region 32	34.1%
Atlantic Beach: Region 23	30.1%
St. Johns County - SE: Region 33	29.3%
Southside / Mandarin / Bartram: Region 01	28.0%
NE St. Johns County – Ponte Vedra Beach North: Region 25	25.7%
Neptune Beach: Region 22	25.0%
Duval County	19.8%
St. Johns County	18.2%
Orange Park: Region 13	17.1%
Entire MLS	16.9%
Fleming Island Area: Region 12	16.3%
Arlington / Fort Caroline: Region 04	13.2%
Hyde Grove / Murray Hill / Lakeshore / Wesconnett: Region 05	12.7%
St. Johns County - NW: Region 30	12.4%
Riverside / Avondale / Ortega: Region 03	12.1%
Nassau County	11.6%
St. Johns County - NE: Region 31	10.7%
Clay County	9.6%
West Jacksonville: Region 06	8.8%
Ponte Vedra / Nocatee (St. Johns County): Region 27	7.5%
Jacksonville - North: Region 09	4.7%

+ 3.4%

One-Year Change in Price Single-Family Detached

+ 5.3%

One-Year Change in Price Condo-Townhouse

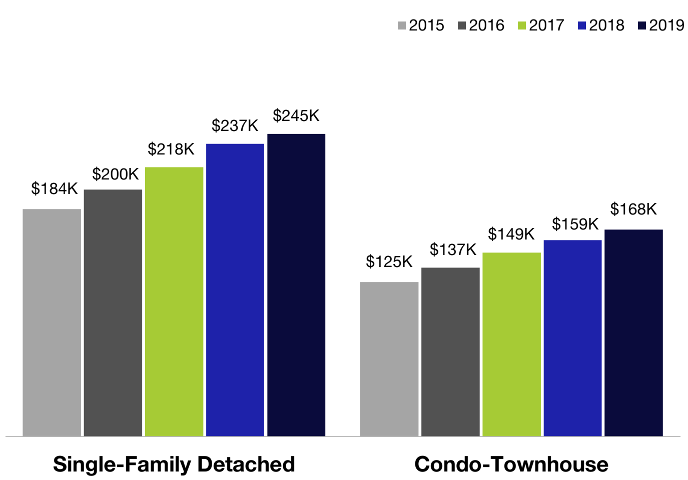
95.6%

Pct. of Orig. List Price Received Single-Family Detached

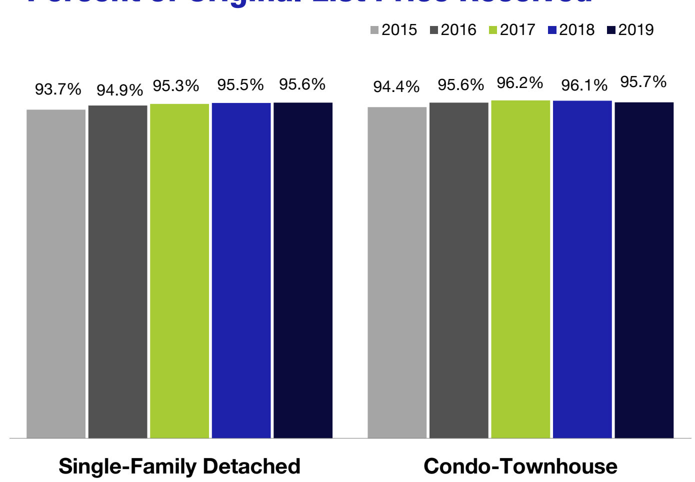
95.7%

Pct. of Orig. List Price Received Condo-Townhouse

Median Sales Price



Percent of Original List Price Received



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Lender-Mediated Review

NORTHEAST FLORIDA ASSOCIATION OF REALTORS

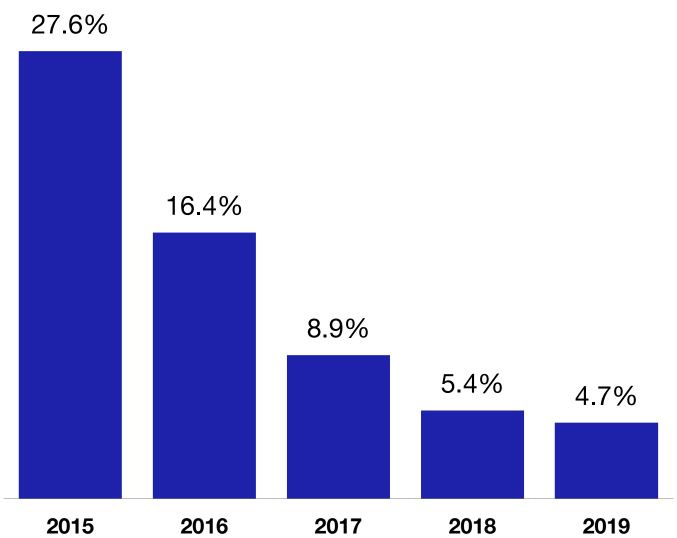
4.7%

% of Closed Sales in 2019 That Were Lender-Mediated

- 9.3%

One-Year Change in Sales of Lender-Mediated

% of Sales That Were Lender-Mediated



Top Areas: Lender-Mediated Market Share in 2019

Entire MLS	**4.7%**
St. Johns County - SW: Region 34	11.3%
Marietta / Whitehouse / Baldwin / Garden St / Dinsmore: Region 08	10.9%
Putnam County NE: Region 56	10.3%
Springfield / Dwntwn / Paxon / Trout River S / Dwntwn J'ville - E: Rgn 07	10.0%
Keystone Heights Vicinity: Region 15	9.7%
Putnam County - West: Region 57	8.6%
Putnam County	8.3%
Hyde Grove / Murray Hill / Lakeshore / Wesconnett: Region 05	7.6%
Baker County	7.2%
Orange Park: Region 13	6.8%
West Jacksonville: Region 06	6.3%
Arlington / Fort Caroline: Region 04	6.1%
Jacksonville - North: Region 09	5.9%
North Beach / Mayport: Region 24	5.8%
	5.8%
Clay County	5.6%
Duval County	5.2%
Middleburg Vicinity: Region 14	5.1%
Putnam County - South: Region 58	4.4%
Nassau County	4.4%
Green Cove Springs: Region 16	4.0%
Fleming Island Area: Region 12	3.8%
Southside: Region 02	3.5%
Southside / Mandarin / Bartram: Region 01	3.3%
Riverside / Avondale / Ortega: Region 03	2.8%

+ 37.6%

Five-Year Change in Price All Properties

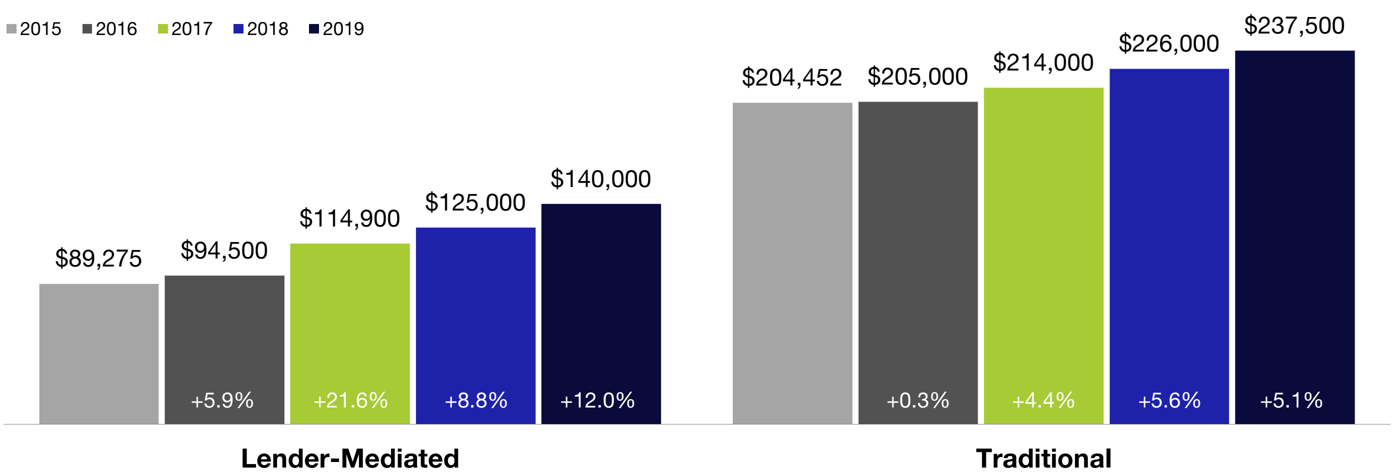
+ 56.8%

Five-Year Change in Price Lender-Mediated Properties

+ 16.2%

Five-Year Change in Price Traditional Properties

Median Sales Price



New Construction Review

NORTHEAST FLORIDA ASSOCIATION OF REALTORS

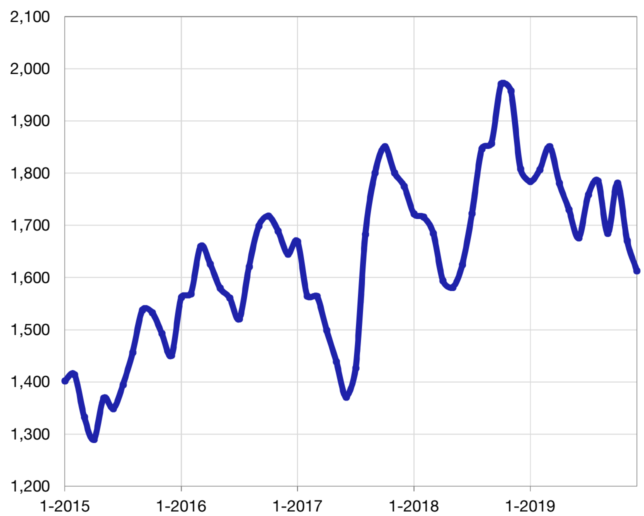
Oct '18

Peak of New Construction Inventory

358

Drop in New Construction Inventory from Peak

New Construction Homes for Sale



Top Areas: New Construction Market Share in 2019

Entire MLS	**16.2%**
Ponte Vedra / Nocatee (St. Johns County): Region 27	49.2%
St. Johns County - NW: Region 30	40.8%
St. Johns County	30.8%
Green Cove Springs: Region 16	29.8%
Jacksonville - North: Region 09	29.1%
Nassau County	28.8%
St. Johns County - NE: Region 31	27.8%
West Jacksonville: Region 06	19.8%
St. Johns County - SE: Region 33	19.0%
North Beach / Mayport: Region 24	17.3%
Atlantic Beach: Region 23	16.8%
Marietta / Whitehouse / Baldwin / Garden St / Dinsmore: Region 08	16.7%
Middleburg Vicinity: Region 14	14.8%
St. Johns County - St. Augustine Area - East of US 1: Region 32	13.6%
Southside: Region 02	12.5%
Clay County	12.0%
Duval County	11.4%
Baker County	9.9%
NE St. Johns County – Ponte Vedra Beach North: Region 25	8.3%
Neptune Beach: Region 22	7.1%
Jacksonville Beach: Region 21	6.7%
Orange Park: Region 13	6.4%
Fleming Island Area: Region 12	6.2%
Arlington / Fort Caroline: Region 04	5.9%
Southside / Mandarin / Bartram: Region 01	5.6%

3.7

Year-End Months Supply New Construction

2.6

Year-End Months Supply Previously Owned

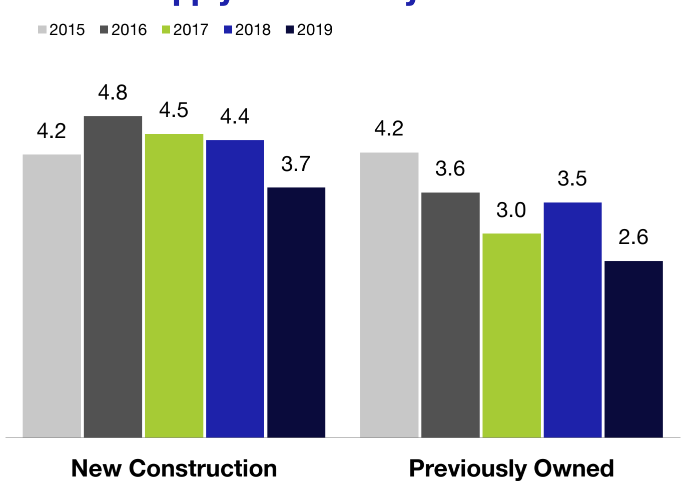
98.5%

Pct. of Orig. List Price Received New Construction

95.1%

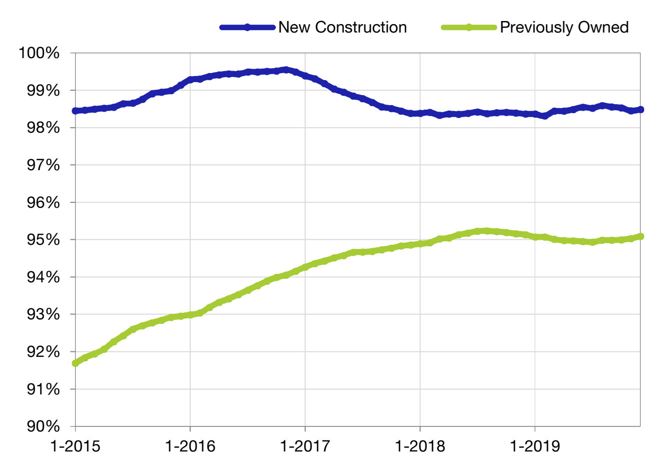
Pct. of Orig. List Price Received Previously Owned

Months Supply of Inventory



Percent of Original List Price Received

This chart uses a rolling 12-month average for each data point.



Area Overviews

NORTHEAST FLORIDA ASSOCIATION OF REALTORS

	Total Closed Sales	Change from 2018	Percent New Construction	Percent Condo-Townhouse	Percent Lender-Mediated	Days on Market	Pct. of Orig. Price Received
Entire MLS	**31,881**	**+ 5.4%**	**16.2%**	**16.9%**	**4.7%**	**67**	**95.6%**
Baker County	**223**	**- 24.9%**	**9.9%**	**0.0%**	**7.2%**	**69**	**94.6%**
Clay County	**4,109**	**+ 7.9%**	**12.0%**	**9.6%**	**5.6%**	**62**	**96.5%**
Duval County	**17,277**	**+ 3.9%**	**11.4%**	**19.8%**	**5.2%**	**58**	**95.6%**
Nassau County	**1,378**	**+ 17.5%**	**28.8%**	**11.6%**	**4.4%**	**77**	**96.6%**
Putnam County	**883**	**+ 3.9%**	**0.2%**	**1.8%**	**8.3%**	**89**	**90.4%**
St. Johns County	**7,298**	**+ 7.6%**	**30.8%**	**18.2%**	**2.1%**	**84**	**96.1%**
Arlington / Fort Caroline: Region 04	2,060	+ 6.4%	5.9%	13.2%	6.1%	50	96.4%
Atlantic Beach: Region 23	279	- 0.4%	16.8%	30.1%	2.5%	76	96.3%
Fleming Island Area: Region 12	612	- 1.9%	6.2%	16.3%	3.8%	55	96.6%
Green Cove Springs: Region 16	644	+ 31.7%	29.8%	0.9%	4.0%	65	96.5%
Hyde Grove / Murray Hill / Lakeshore / Wesconnett: Region 05	1,346	+ 7.9%	3.0%	12.7%	7.6%	52	94.7%
Jacksonville - North: Region 09	1,865	+ 13.1%	29.1%	4.7%	5.9%	64	97.2%
Jacksonville Beach: Region 21	609	- 5.1%	6.7%	46.0%	2.1%	72	94.9%
Keystone Heights Vicinity: Region 15	196	0.0%	0.0%	0.0%	9.7%	81	92.9%
Marietta / Whitehouse / Baldwin / Garden St / Dinsmore: Region 08	275	+ 4.2%	16.7%	1.5%	10.9%	73	95.6%
Middleburg Vicinity: Region 14	1,115	+ 13.0%	14.8%	2.0%	5.1%	68	96.3%
Neptune Beach: Region 22	112	- 2.6%	7.1%	25.0%	2.7%	59	95.4%
North Beach / Mayport: Region 24	104	- 28.8%	17.3%	35.6%	5.8%	50	98.4%
Orange Park: Region 13	1,563	+ 1.5%	6.4%	17.1%	6.8%	56	96.9%
Ponte Vedra / Nocatee (St. Johns County): Region 27	974	+ 14.7%	49.2%	7.5%	0.3%	71	97.7%
Ponte Vedra Bch / S Ponte Vedra Bch / Vilano Bch / Palm Vly: Rgn 26	770	+ 1.6%	3.9%	35.2%	2.3%	92	94.1%
NE St. Johns County – Ponte Vedra Beach North: Region 25	241	- 9.1%	8.3%	25.7%	1.7%	106	94.0%
Putnam County - South: Region 58	225	- 3.4%	0.0%	3.6%	4.4%	109	90.1%
Putnam County - West: Region 57	278	+ 14.9%	0.0%	0.7%	8.6%	76	89.5%
Putnam County NE: Region 56	380	+ 0.5%	0.5%	1.6%	10.3%	87	91.1%
Riverside / Avondale / Ortega: Region 03	605	+ 14.6%	3.0%	12.1%	2.8%	75	93.7%
Southside: Region 02	3,863	+ 1.5%	12.5%	36.0%	3.5%	56	96.1%
Southside / Mandarin / Bartram: Region 01	2,751	- 3.3%	5.6%	28.0%	3.3%	59	95.7%
Springfield / Dwntwn / Paxon / Trout River S / Dwntwn J'ville - E: Rgn 07	1,439	+ 7.5%	3.1%	3.5%	10.0%	57	90.5%
St. Johns County - NE: Region 31	345	+ 2.1%	27.8%	10.7%	2.0%	93	95.7%
St. Johns County - NW: Region 30	3,311	+ 10.8%	40.8%	12.4%	2.3%	80	97.0%
St. Johns County - SE: Region 33	1,387	+ 3.8%	19.0%	29.3%	2.2%	91	94.8%
St. Johns County - St. Augustine Area - East of US 1: Region 32	220	+ 25.0%	13.6%	34.1%	1.8%	98	93.6%
St. Johns County - SW: Region 34	106	- 13.8%	4.7%	2.8%	11.3%	74	93.2%
West Jacksonville: Region 06	1,874	+ 8.8%	19.8%	8.8%	6.3%	57	97.0%

Area Historical Median Prices

NORTHEAST FLORIDA ASSOCIATION OF REALTORS

	2015	2016	2017	2018	2019	Change From 2018	Change From 2015
Entire MLS	**$170,000**	**$185,500**	**$205,000**	**$222,000**	**$233,990**	**+ 5.4%**	**+ 37.6%**
Baker County	**$135,950**	**$135,000**	**$161,500**	**$190,000**	**$188,000**	**- 1.1%**	**+ 38.3%**
Clay County	**$159,000**	**$172,990**	**$189,000**	**$210,000**	**$220,000**	**+ 4.8%**	**+ 38.4%**
Duval County	**$150,000**	**$164,000**	**$180,000**	**$196,000**	**$206,000**	**+ 5.1%**	**+ 37.3%**
Nassau County	**$199,000**	**$209,299**	**$227,975**	**$260,000**	**$269,155**	**+ 3.5%**	**+ 35.3%**
Putnam County	**$53,995**	**$65,000**	**$75,000**	**$90,000**	**$115,000**	**+ 27.8%**	**+ 113.0%**
St. Johns County	**$284,000**	**$295,000**	**$311,151**	**$327,000**	**$337,861**	**+ 3.3%**	**+ 19.0%**
Arlington / Fort Caroline: Region 04	$140,000	$158,000	$177,950	$194,250	$210,000	+ 8.1%	+ 50.0%
Atlantic Beach: Region 23	$320,000	$359,000	$410,250	$402,500	$378,000	- 6.1%	+ 18.1%
Fleming Island Area: Region 12	$225,000	$247,500	$257,000	$270,000	$290,000	+ 7.4%	+ 28.9%
Green Cove Springs: Region 16	$165,000	$199,900	$205,000	$225,500	$220,495	- 2.2%	+ 33.6%
Hyde Grove / Murray Hill / Lakeshore / Wesconnett: Region 05	$71,750	$99,900	$124,500	$132,350	$143,250	+ 8.2%	+ 99.7%
Jacksonville - North: Region 09	$168,750	$183,000	$190,000	$213,000	$225,000	+ 5.6%	+ 33.3%
Jacksonville Beach: Region 21	$310,000	$320,650	$360,000	$385,000	$395,000	+ 2.6%	+ 27.4%
Keystone Heights Vicinity: Region 15	$76,000	$95,000	$120,000	$135,000	$156,000	+ 15.6%	+ 105.3%
Marietta / Whitehouse / Baldwin / Garden St / Dinsmore: Region 08	$129,950	$150,000	$144,900	$175,000	$193,990	+ 10.9%	+ 49.3%
Middleburg Vicinity: Region 14	$149,900	$155,000	$174,000	$195,000	$210,000	+ 7.7%	+ 40.1%
Neptune Beach: Region 22	$335,000	$362,000	$393,500	$433,000	$457,500	+ 5.7%	+ 36.6%
North Beach / Mayport: Region 24	$103,000	$145,000	$172,500	$199,000	$210,000	+ 5.5%	+ 103.9%
Orange Park: Region 13	$149,900	$160,000	$175,950	$195,000	$215,000	+ 10.3%	+ 43.4%
Ponte Vedra / Nocatee (St. Johns County): Region 27	$380,742	$376,680	$389,950	$425,000	$443,515	+ 4.4%	+ 16.5%
Ponte Vedra Bch / S Ponte Vedra Bch / Vilano Bch / Palm Vly: Rgn 26	$405,000	$424,000	$440,000	$465,000	$500,000	+ 7.5%	+ 23.5%
NE St. Johns County – Ponte Vedra Beach North: Region 25	$430,500	$315,000	$570,000	$464,500	$585,000	+ 25.9%	+ 35.9%
Putnam County - South: Region 58	$49,900	$65,000	$71,000	$91,250	$125,000	+ 37.0%	+ 150.5%
Putnam County - West: Region 57	$38,000	$45,000	$61,800	$65,000	$79,900	+ 22.9%	+ 110.3%
Putnam County NE: Region 56	$64,000	$75,000	$89,900	$113,000	$127,500	+ 12.8%	+ 99.2%
Riverside / Avondale / Ortega: Region 03	$230,000	$245,000	$260,000	$287,000	$290,000	+ 1.0%	+ 26.1%
Southside: Region 02	$165,900	$180,000	$190,000	$205,000	$215,000	+ 4.9%	+ 29.6%
Southside / Mandarin / Bartram: Region 01	$185,001	$200,920	$222,700	$235,000	$244,710	+ 4.1%	+ 32.3%
Springfield / Dwntwn / Paxon / Trout River S / Dwntwn J'ville - E: Rgn 07	$25,000	$35,000	$50,000	$57,000	$73,000	+ 28.1%	+ 192.0%
St. Johns County - NE: Region 31	$354,500	$355,000	$377,950	$364,745	$405,000	+ 11.0%	+ 14.2%
St. Johns County - NW: Region 30	$264,900	$285,000	$297,000	$318,000	$325,000	+ 2.2%	+ 22.7%
St. Johns County - SE: Region 33	$205,000	$225,000	$240,000	$249,394	$260,000	+ 4.3%	+ 26.8%
St. Johns County - St. Augustine Area - East of US 1: Region 32	$268,000	$265,000	$317,500	$314,222	$337,750	+ 7.5%	+ 26.0%
St. Johns County - SW: Region 34	$150,700	$140,000	$220,000	$223,250	$190,000	- 14.9%	+ 26.1%
West Jacksonville: Region 06	$120,000	$134,900	$157,000	$175,000	$186,000	+ 6.3%	+ 55.0%