

# Monthly Indicators

## July 2026

A generous wave of new listings in July met a continuing wave of eager buyers in Naples this summer. The addition of 916 homes to the market, up 8.1 percent from 847 in July 2025, helped replenish inventory as stronger-than-usual July sales activity increased the pace at which available homes were being purchased. Closed sales increased 14.5 percent to 733 closed sales from 640 closed sales in July 2025, but pending sales (homes under contract) decreased 5.6 percent to 762 pending sales from 807 pending sales in July 2025. According to broker analysts reviewing the July 2026 Market Report from the Naples Area Board of REALTORS® (NABOR®), which tracks home listings and sales throughout Collier County (excluding Marco Island), the data shows the Naples housing market is well balanced.

Overall inventory decreased 21 percent in July to 4,415 properties from 5,586 properties in July 2025. This resulted in a 33.3 percent decreased in months supply of inventory for July, or 5.8 months supply of inventory down from 8.7 months supply of inventory in July 2025.

The number of days a home remained on the market before it sold increased 6.9 percent in July to 108 days from 101 days in July 2025. Broker analysts say the increase in days on market reflects a more deliberate approach among buyers as they take time to carefully consider available properties and negotiate before making a purchase.

The overall median closed price in July increased 2.6 percent to \$590,000 from \$575,000 in July 2025. July reported 970 price decreases compared to 1,296 in July 2025.

July's data suggest the Naples housing market is not overheating, nor is it slowing dramatically. Instead, it appears to be settling into a healthier market characterized by a balanced inventory, increasing new listings, price stability, and steady demand.

## Quick Facts

|                                            |                                                    |                                               |
|--------------------------------------------|----------------------------------------------------|-----------------------------------------------|
| <b>+ 14.5%</b>                             | <b>+ 2.6%</b>                                      | <b>- 21.0%</b>                                |
| Change in<br>Total Sales<br>All Properties | Change in<br>Median Closed Price<br>All Properties | Change in<br>Homes for Sale<br>All Properties |

|                                                |                      |        |
|------------------------------------------------|----------------------|--------|
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| Overall Closed Sales                           |                      | 5-6    |
| Overall Median Closed Price                    |                      | 7-8    |
| Overall Percent of Current List Price Received |                      | 9-10   |
| Overall Days on Market until Sale              |                      | 11- 12 |
| Overall New Listings by Month                  |                      | 13     |
| Overall Inventory of Homes for Sale            |                      | 14-15  |
| Overall Listing and Sales Summary by Area      |                      | 16     |
| Naples Beach                                   |                      | 17     |
| North Naples                                   |                      | 18     |
| Central Naples                                 |                      | 19     |
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| East Naples                                    |                      | 21     |
| Immokalee/Ave Maria                            |                      | 22     |



# Overall Market Overview

Key metrics by report month and for year-to-date (YTD) starting from the first of the year.



| Key Metrics                    | Historical Sparkbars | 7-2025    | 7-2026      | % Change | YTD 2025    | YTD 2026    | % Change |
|--------------------------------|----------------------|-----------|-------------|----------|-------------|-------------|----------|
| New Listings                   |                      | 847       | 916         | + 8.1%   | 9,843       | 8,913       | - 9.4%   |
| Total Sales                    |                      | 640       | 733         | + 14.5%  | 5,075       | 5,978       | + 17.8%  |
| Days on Market Until Sale      |                      | 101       | 108         | + 6.9%   | 90          | 98          | + 8.9%   |
| Median Closed Price            |                      | \$575,000 | \$590,000   | + 2.6%   | \$607,000   | \$603,078   | - 0.6%   |
| Average Closed Price           |                      | \$899,826 | \$1,171,812 | + 30.2%  | \$1,202,427 | \$1,178,364 | - 2.0%   |
| Percent of List Price Received |                      | 94.0%     | 94.4%       | + 0.4%   | 94.4%       | 94.5%       | + 0.1%   |
| Pending Listings               |                      | 807       | 762         | -5.6%    | 6,320       | 7,844       | +24.1%   |
| Inventory of Homes for Sale    |                      | 5,586     | 4,415       | - 21.0%  | —           | —           | —        |
| Months Supply of Inventory     |                      | 8.7       | 5.8         | - 33.3%  | —           | —           | —        |

# Single Family Market Overview

Key metrics by report month and for year-to-date (YTD) starting from the first of the year. Single Family properties only.



| Key Metrics                    | Historical Sparkbars | 7-2025      | 7-2026      | % Change | YTD 2025    | YTD 2026    | % Change |
|--------------------------------|----------------------|-------------|-------------|----------|-------------|-------------|----------|
| New Listings                   |                      | 487         | 485         | - 0.4%   | 4,928       | 4,469       | - 9.3%   |
| Total Sales                    |                      | 365         | 407         | + 11.5%  | 2,657       | 2,965       | + 11.6%  |
| Days on Market Until Sale      |                      | 95          | 99          | + 4.2%   | 91          | 93          | + 2.2%   |
| Median Closed Price            |                      | \$660,000   | \$745,000   | + 12.9%  | \$735,000   | \$775,000   | + 5.4%   |
| Average Closed Price           |                      | \$1,058,948 | \$1,597,438 | + 50.9%  | \$1,591,039 | \$1,583,723 | - 0.5%   |
| Percent of List Price Received |                      | 94.4%       | 94.5%       | + 0.1%   | 94.6%       | 94.8%       | + 0.2%   |
| Pending Listings               |                      | 455         | 417         | -8.4%    | 3,618       | 4,078       | +12.7%   |
| Inventory of Homes for Sale    |                      | 2,725       | 2,171       | - 20.3%  | —           | —           | —        |
| Months Supply of Inventory     |                      | 8.1         | 5.6         | - 30.9%  | —           | —           | —        |

# Condo Market Overview

Key metrics by report month and for year-to-date (YTD) starting from the first of the year. Condo properties only.



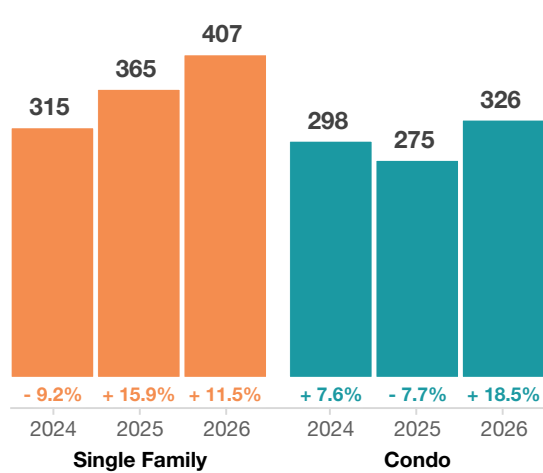
| Key Metrics                    | Historical Sparkbars | 7-2025    | 7-2026    | % Change | YTD 2025  | YTD 2026  | % Change |
|--------------------------------|----------------------|-----------|-----------|----------|-----------|-----------|----------|
| New Listings                   |                      | 360       | 431       | + 19.7%  | 4,915     | 4,444     | - 9.6%   |
| Total Sales                    |                      | 275       | 326       | + 18.5%  | 2,418     | 3,013     | + 24.6%  |
| Days on Market Until Sale      |                      | 108       | 120       | + 11.1%  | 89        | 104       | + 16.9%  |
| Median Closed Price            |                      | \$420,000 | \$400,000 | - 4.8%   | \$465,000 | \$445,000 | - 4.3%   |
| Average Closed Price           |                      | \$688,628 | \$641,739 | - 6.8%   | \$775,405 | \$779,733 | + 0.6%   |
| Percent of List Price Received |                      | 93.5%     | 94.4%     | + 1.0%   | 94.2%     | 94.3%     | + 0.1%   |
| Pending Listings               |                      | 352       | 345       | -2.0%    | 2,702     | 3,766     | +23.8%   |
| Inventory of Homes for Sale    |                      | 2,861     | 2,244     | - 21.6%  | —         | —         | —        |
| Months Supply of Inventory     |                      | 9.4       | 6.0       | - 36.2%  | —         | —         | —        |

# Overall Closed Sales

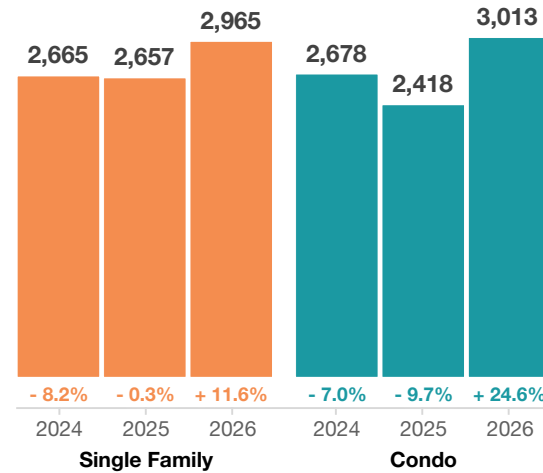
A count of the actual sales that closed in a given month.



## July

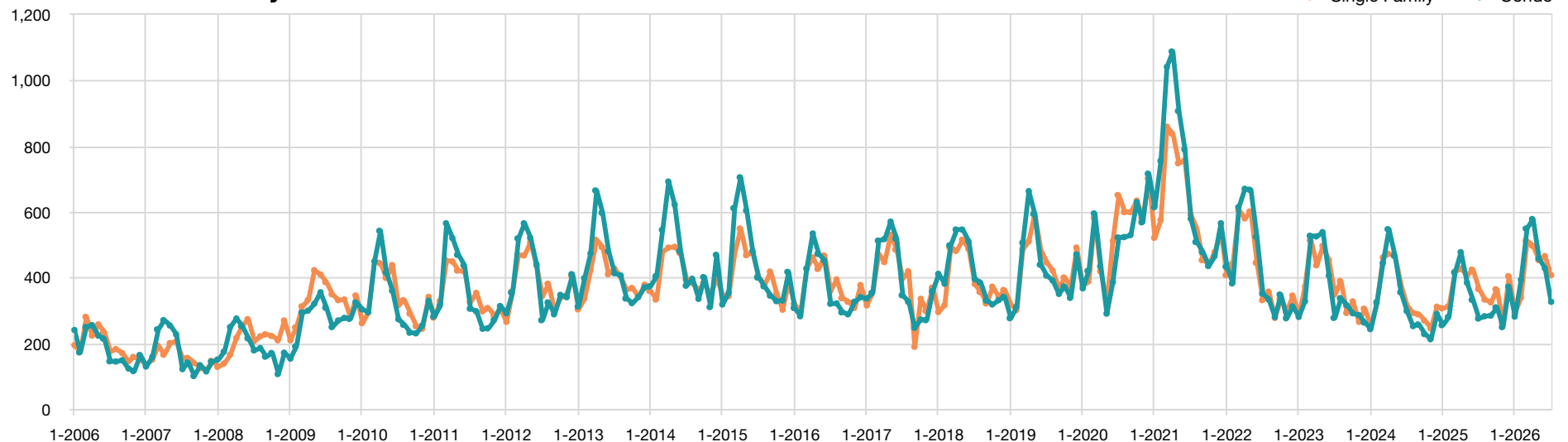


## Year to Date



| Total Sales     | Single Family | Year-Over-Year Change | Condo      | Year-Over-Year Change |
|-----------------|---------------|-----------------------|------------|-----------------------|
| Aug-2025        | 333           | + 14.0%               | 282        | + 11.9%               |
| Sep-2025        | 324           | + 12.5%               | 284        | + 10.5%               |
| Oct-2025        | 364           | + 35.3%               | 309        | + 35.5%               |
| Nov-2025        | 261           | + 6.5%                | 249        | + 17.5%               |
| Dec-2025        | 404           | + 29.9%               | 372        | + 28.7%               |
| Jan-2026        | 292           | - 4.6%                | 281        | + 10.2%               |
| Feb-2026        | 339           | + 8.7%                | 393        | + 40.4%               |
| Mar-2026        | 512           | + 22.8%               | 549        | + 32.3%               |
| Apr-2026        | 497           | + 16.4%               | 578        | + 21.2%               |
| May-2026        | 453           | + 11.6%               | 458        | + 19.3%               |
| Jun-2026        | 465           | + 9.7%                | 428        | + 28.9%               |
| <b>Jul-2026</b> | <b>407</b>    | <b>+ 11.5%</b>        | <b>326</b> | <b>+ 18.5%</b>        |
| 12-Month Avg    | 388           | + 14.5%               | 376        | + 23.3%               |

## Historical Total Sales by Month

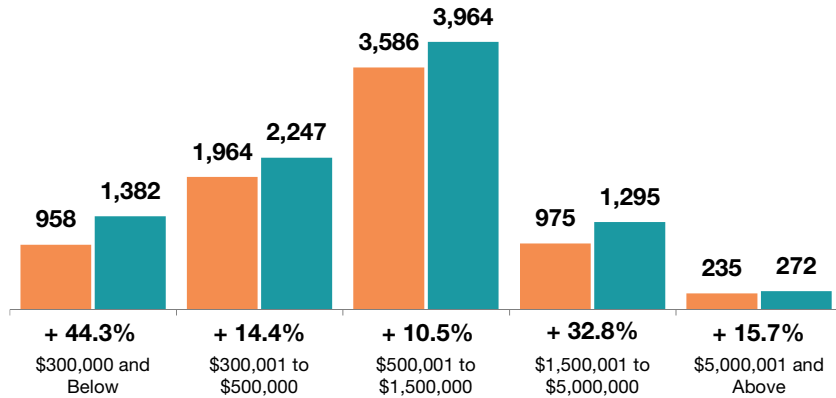


# Overall Closed Sales By Price Range

A count of the actual sales that closed in a given month. Based on a rolling 12-month total.

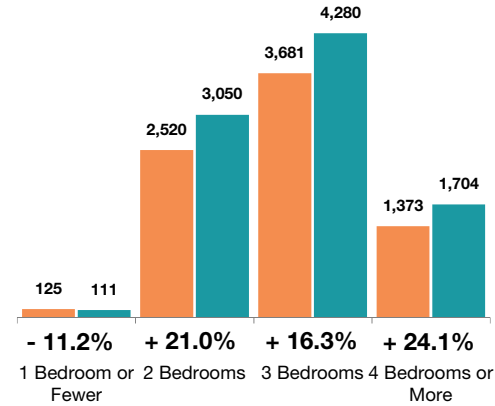
## By Price Range

7-2025 7-2026



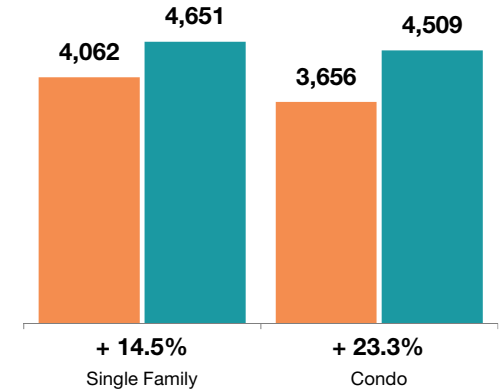
## By Bedroom Count

7-2025 7-2026



## By Property Type

7-2025 7-2026



## All Properties

### By Price Range

|                            | 7-2025       | 7-2026       | Change         |
|----------------------------|--------------|--------------|----------------|
| \$300,000 and Below        | 958          | 1,382        | + 44.3%        |
| \$300,001 to \$500,000     | 1,964        | 2,247        | + 14.4%        |
| \$500,001 to \$1,500,000   | 3,586        | 3,964        | + 10.5%        |
| \$1,500,001 to \$5,000,000 | 975          | 1,295        | + 32.8%        |
| \$5,000,001 and Above      | 235          | 272          | + 15.7%        |
| <b>All Price Ranges</b>    | <b>7,718</b> | <b>9,160</b> | <b>+ 18.7%</b> |

## Single Family

|                          | 7-2025       | 7-2026       | Change         |
|--------------------------|--------------|--------------|----------------|
| 1 Bedroom or Fewer       | 165          | 206          | + 24.8%        |
| 2 Bedrooms               | 683          | 751          | + 10.0%        |
| 3 Bedrooms               | 2,374        | 2,612        | + 10.0%        |
| 4 Bedrooms or More       | 650          | 853          | + 31.2%        |
|                          | 190          | 229          | + 20.5%        |
| <b>All Single Family</b> | <b>4,062</b> | <b>4,651</b> | <b>+ 14.5%</b> |

## Condo

|                    | 7-2025       | 7-2026       | Change         |
|--------------------|--------------|--------------|----------------|
| 1 Bedroom or Fewer | 793          | 1,176        | + 48.3%        |
| 2 Bedrooms         | 1,281        | 1,496        | + 16.8%        |
| 3 Bedrooms         | 1,212        | 1,352        | + 11.6%        |
| 4 Bedrooms or More | 325          | 442          | + 36.0%        |
|                    | 45           | 43           | - 4.4%         |
| <b>All Condo</b>   | <b>3,656</b> | <b>4,509</b> | <b>+ 23.3%</b> |

### By Bedroom Count

|                           | 7-2025       | 7-2026       | Change         |
|---------------------------|--------------|--------------|----------------|
| 1 Bedroom or Fewer        | 125          | 111          | - 11.2%        |
| 2 Bedrooms                | 2,520        | 3,050        | + 21.0%        |
| 3 Bedrooms                | 3,681        | 4,280        | + 16.3%        |
| 4 Bedrooms or More        | 1,373        | 1,704        | + 24.1%        |
| <b>All Bedroom Counts</b> | <b>7,718</b> | <b>9,160</b> | <b>+ 18.7%</b> |

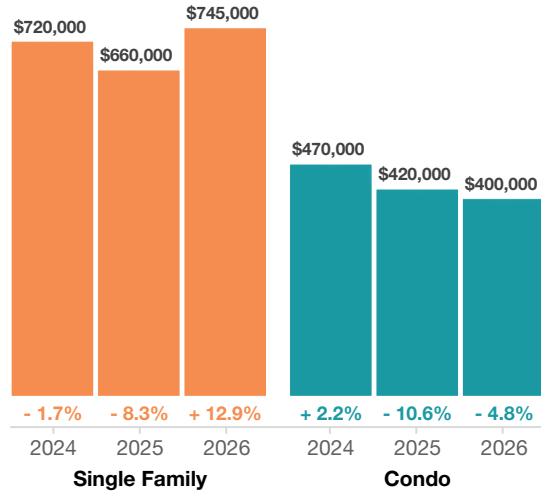
|                          | 7-2025       | 7-2026       | Change         |
|--------------------------|--------------|--------------|----------------|
| 1 Bedroom or Fewer       | 33           | 24           | - 27.3%        |
| 2 Bedrooms               | 416          | 497          | + 19.5%        |
| 3 Bedrooms               | 2,304        | 2,521        | + 9.4%         |
| 4 Bedrooms or More       | 1,305        | 1,607        | + 23.1%        |
| <b>All Single Family</b> | <b>4,062</b> | <b>4,651</b> | <b>+ 14.5%</b> |

|                    | 7-2025       | 7-2026       | Change         |
|--------------------|--------------|--------------|----------------|
| 1 Bedroom or Fewer | 92           | 87           | - 5.4%         |
| 2 Bedrooms         | 2,104        | 2,553        | + 21.3%        |
| 3 Bedrooms         | 1,377        | 1,759        | + 27.7%        |
| 4 Bedrooms or More | 68           | 97           | + 42.6%        |
| <b>All Condo</b>   | <b>3,656</b> | <b>4,509</b> | <b>+ 23.3%</b> |

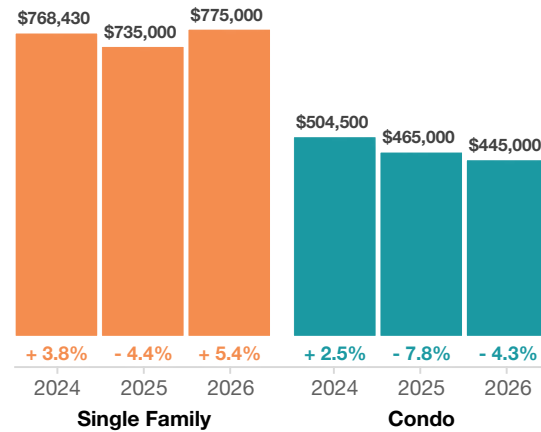
# Overall Median Closed Price

Point at which half of the sales sold for more and half sold for less, not accounting for seller concessions, in a given month.

## July



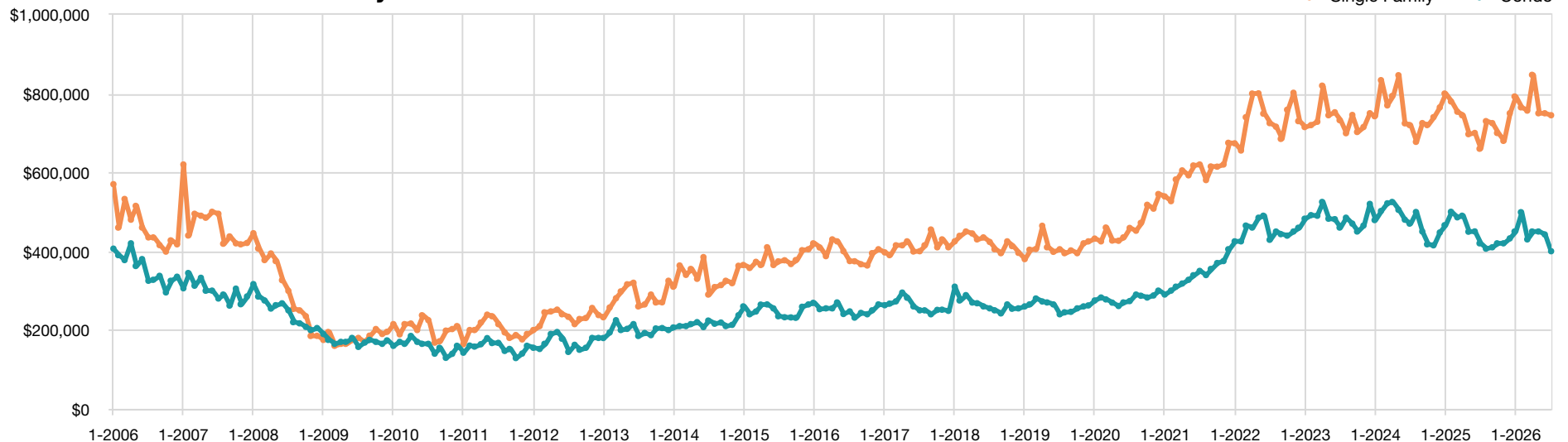
## Year to Date



| Median Closed Price | Single Family    | Year-Over-Year Change | Condo            | Year-Over-Year Change |
|---------------------|------------------|-----------------------|------------------|-----------------------|
| Aug-2025            | \$730,000        | + 7.7%                | \$406,500        | - 18.6%               |
| Sep-2025            | \$725,000        | 0.0%                  | \$410,000        | - 8.9%                |
| Oct-2025            | \$700,000        | - 2.8%                | \$420,000        | + 0.6%                |
| Nov-2025            | \$680,000        | - 8.1%                | \$420,000        | + 1.2%                |
| Dec-2025            | \$750,000        | - 2.0%                | \$432,500        | - 3.4%                |
| Jan-2026            | \$792,500        | - 0.9%                | \$450,000        | - 3.4%                |
| Feb-2026            | \$765,000        | - 1.9%                | \$499,000        | - 0.2%                |
| Mar-2026            | \$756,750        | + 0.4%                | \$430,000        | - 11.5%               |
| Apr-2026            | \$847,500        | + 13.8%               | \$450,000        | - 8.2%                |
| May-2026            | \$750,000        | + 7.6%                | \$450,000        | + 0.1%                |
| Jun-2026            | \$750,000        | + 7.1%                | \$442,500        | - 1.7%                |
| <b>Jul-2026</b>     | <b>\$745,000</b> | <b>+ 12.9%</b>        | <b>\$400,000</b> | <b>- 4.8%</b>         |
| 12-Month Avg*       | \$750,000        | + 2.3%                | \$435,000        | - 4.7%                |

\* Median Closed Price for all properties from August 2025 through July 2026. This is not the average of the individual figures above.

## Historical Median Closed Price by Month

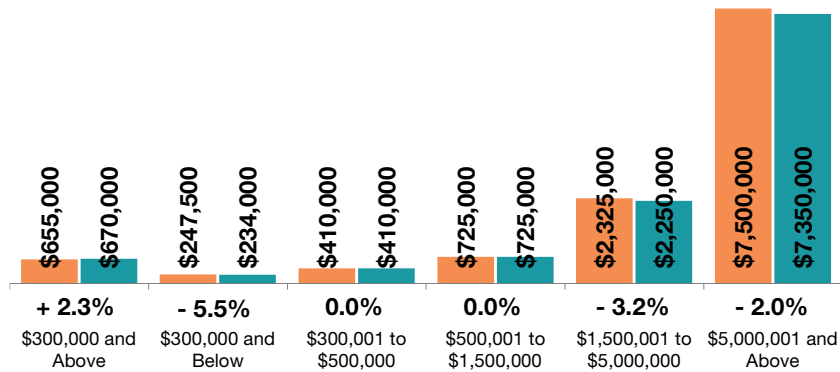


# Overall Median Closed Sales By Price Range

Median price point for all closed sales, not accounting for seller concessions. Based on a rolling 12-month median.

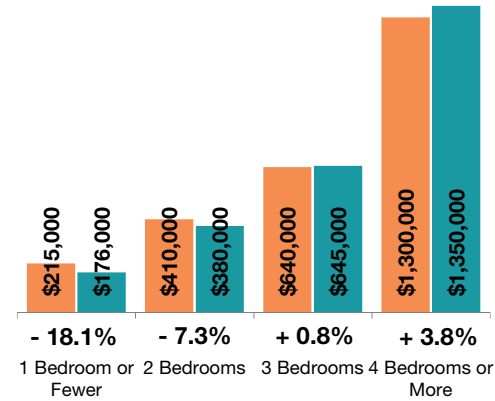
## By Price Range

7-2025 7-2026



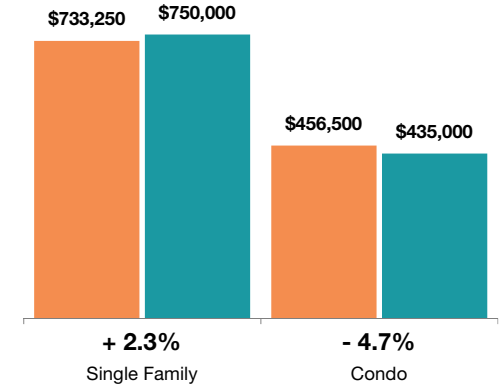
## By Bedroom Count

7-2025 7-2026



## By Property Type

7-2025 7-2026



## All Properties

### By Price Range

|                            | 7-2025           | 7-2026           | Change        |
|----------------------------|------------------|------------------|---------------|
| \$300,000 and Above        | \$655,000        | \$670,000        | + 2.3%        |
| \$300,000 and Below        | \$247,500        | \$234,000        | - 5.5%        |
| \$300,001 to \$500,000     | \$410,000        | \$410,000        | 0.0%          |
| \$500,001 to \$1,500,000   | \$725,000        | \$725,000        | 0.0%          |
| \$1,500,001 to \$5,000,000 | \$2,325,000      | \$2,250,000      | - 3.2%        |
| \$5,000,001 and Above      | \$7,500,000      | \$7,350,000      | - 2.0%        |
| <b>All Price Ranges</b>    | <b>\$600,000</b> | <b>\$591,000</b> | <b>- 1.5%</b> |

## Single Family

| 7-2025           | 7-2026           | Change        |
|------------------|------------------|---------------|
| \$750,000        | \$775,000        | + 3.3%        |
| \$193,000        | \$173,500        | - 10.1%       |
| \$439,900        | \$440,000        | + 0.0%        |
| \$735,000        | \$736,000        | + 0.1%        |
| \$2,400,000      | \$2,270,000      | - 5.4%        |
| \$8,162,500      | \$7,450,000      | - 8.7%        |
| <b>\$733,250</b> | <b>\$750,000</b> | <b>+ 2.3%</b> |

## Condo

|  | 7-2025           | 7-2026           | Change        |
|--|------------------|------------------|---------------|
|  | \$534,500        | \$530,000        | - 0.8%        |
|  | \$250,000        | \$238,500        | - 4.6%        |
|  | \$395,000        | \$395,000        | 0.0%          |
|  | \$695,000        | \$700,000        | + 0.7%        |
|  | \$2,237,500      | \$2,200,000      | - 1.7%        |
|  | \$6,500,000      | \$6,300,000      | - 3.1%        |
|  | <b>\$456,500</b> | <b>\$435,000</b> | <b>- 4.7%</b> |

## By Bedroom Count

|                           | 7-2025           | 7-2026           | Change        |
|---------------------------|------------------|------------------|---------------|
| 1 Bedroom or Fewer        | \$215,000        | \$176,000        | - 18.1%       |
| 2 Bedrooms                | \$410,000        | \$380,000        | - 7.3%        |
| 3 Bedrooms                | \$640,000        | \$645,000        | + 0.8%        |
| 4 Bedrooms or More        | \$1,300,000      | \$1,350,000      | + 3.8%        |
| <b>All Bedroom Counts</b> | <b>\$600,000</b> | <b>\$591,000</b> | <b>- 1.5%</b> |

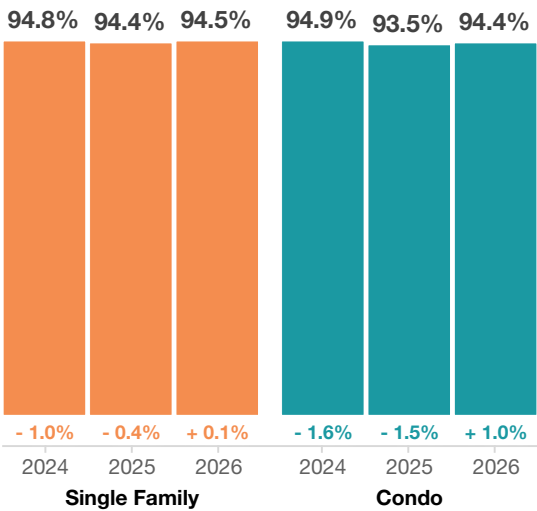
| 7-2025           | 7-2026           | Change        | 7-2025           | 7-2026           | Change        |
|------------------|------------------|---------------|------------------|------------------|---------------|
| \$130,000        | \$111,000        | - 14.6%       | \$237,000        | \$189,000        | - 20.3%       |
| \$486,500        | \$445,000        | - 8.5%        | \$395,000        | \$370,000        | - 6.3%        |
| \$660,000        | \$675,000        | + 2.3%        | \$594,480        | \$565,000        | - 5.0%        |
| \$1,254,000      | \$1,315,000      | + 4.9%        | \$4,100,000      | \$2,650,000      | - 35.4%       |
| <b>\$733,250</b> | <b>\$750,000</b> | <b>+ 2.3%</b> | <b>\$456,500</b> | <b>\$435,000</b> | <b>- 4.7%</b> |

# Overall Percent off List Price Received

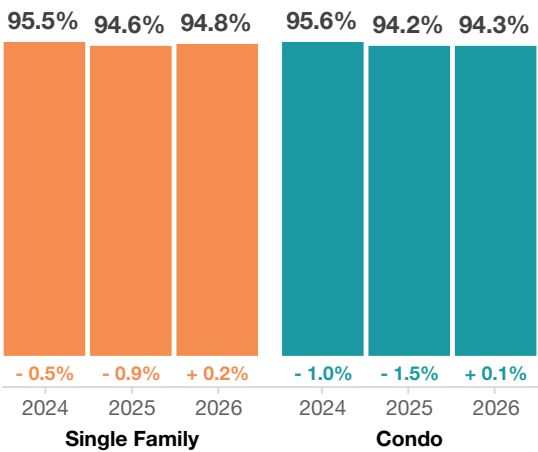
Percentage found when dividing a property’s sales price by its most recent list price, then taking the average for all properties sold in a given month, not accounting for seller concessions.



## July



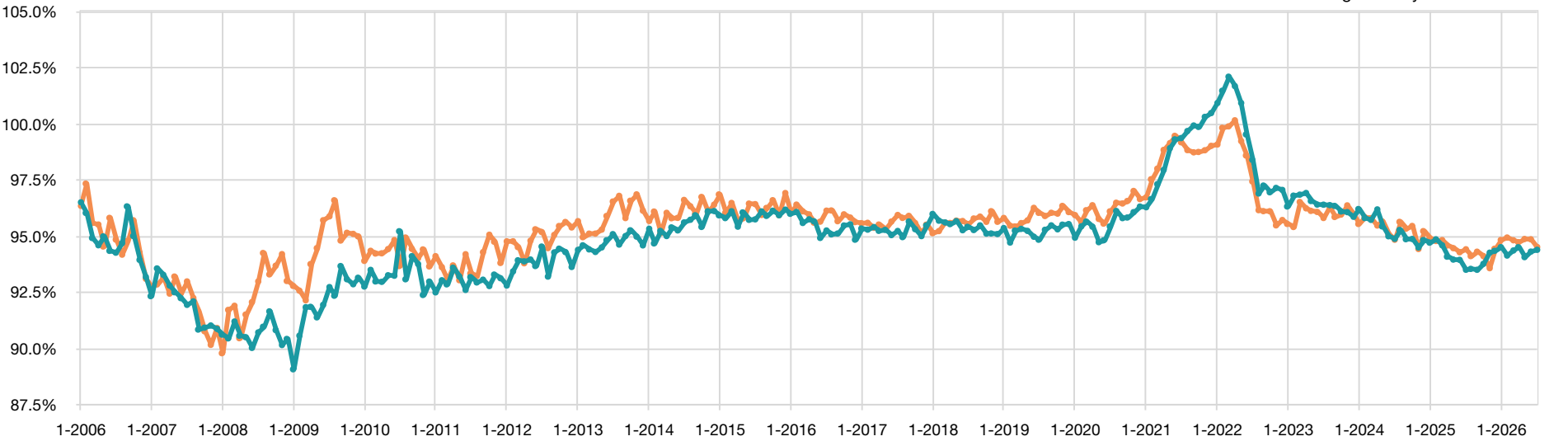
## Year to Date



| Pct. of List Price Received | Single Family | Year-Over-Year Change | Condo | Year-Over-Year Change |
|-----------------------------|---------------|-----------------------|-------|-----------------------|
| Aug-2025                    | 94.1%         | - 1.6%                | 93.5% | - 1.9%                |
| Sep-2025                    | 94.3%         | - 1.0%                | 93.5% | - 1.4%                |
| Oct-2025                    | 94.1%         | - 1.4%                | 93.7% | - 1.3%                |
| Nov-2025                    | 93.6%         | - 0.8%                | 94.2% | - 0.3%                |
| Dec-2025                    | 94.4%         | - 0.8%                | 94.3% | - 0.5%                |
| Jan-2026                    | 94.8%         | - 0.1%                | 94.5% | - 0.2%                |
| Feb-2026                    | 94.9%         | + 0.1%                | 94.1% | - 0.7%                |
| Mar-2026                    | 94.8%         | 0.0%                  | 94.3% | - 0.3%                |
| Apr-2026                    | 94.7%         | + 0.1%                | 94.5% | + 0.4%                |
| May-2026                    | 94.9%         | + 0.5%                | 94.0% | + 0.1%                |
| Jun-2026                    | 94.8%         | + 0.5%                | 94.3% | + 0.4%                |
| Jul-2026                    | 94.5%         | + 0.1%                | 94.4% | + 1.0%                |
| 12-Month Avg*               | 94.5%         | - 0.3%                | 94.2% | - 0.3%                |

\* Pct. of List Price Received for all properties from August 2025 through July 2026. This is not the average of the individual figures above.

## Historical Percent of List Price Received by Month

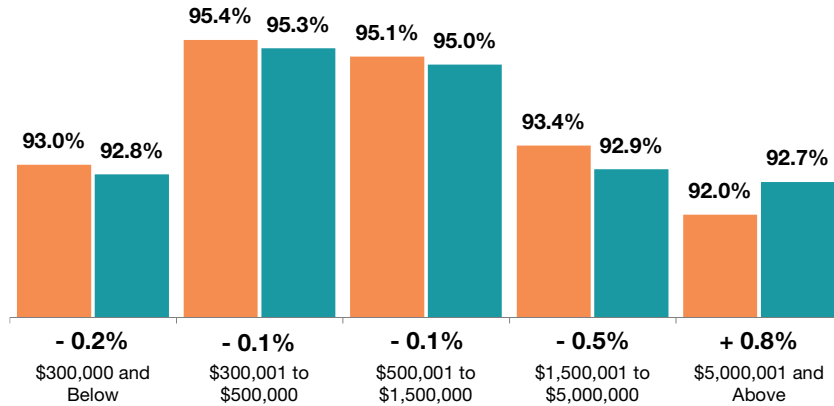


# Overall Percent of List Price Received by Price Range

Percentage found when dividing a property's sales price by its last list price, then taking the average for all properties sold, not accounting for seller concessions. **Based on a rolling 12-month average.**

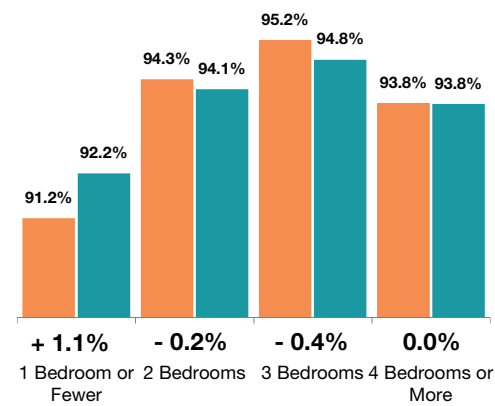
## By Price Range

7-2025 7-2026



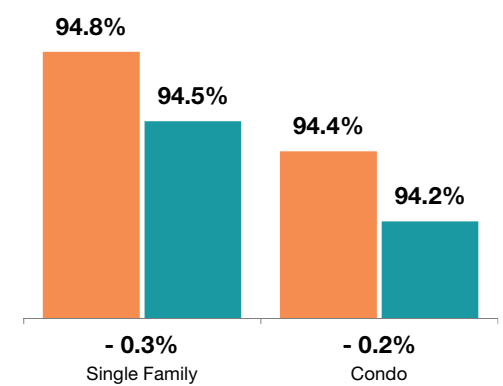
## By Bedroom Count

7-2025 7-2026



## By Property Type

7-2025 7-2026



## All Properties

### By Price Range

|                            | 7-2025       | 7-2026       | Change        |
|----------------------------|--------------|--------------|---------------|
| \$300,000 and Below        | 93.0%        | 92.8%        | - 0.2%        |
| \$300,001 to \$500,000     | 95.4%        | 95.3%        | - 0.1%        |
| \$500,001 to \$1,500,000   | 95.1%        | 95.0%        | - 0.1%        |
| \$1,500,001 to \$5,000,000 | 93.4%        | 92.9%        | - 0.5%        |
| \$5,000,001 and Above      | 92.0%        | 92.7%        | + 0.8%        |
| <b>All Price Ranges</b>    | <b>94.6%</b> | <b>94.4%</b> | <b>- 0.2%</b> |

## Single Family

|                          | 7-2025       | 7-2026       | Change        |
|--------------------------|--------------|--------------|---------------|
| 1 Bedroom or Fewer       | 91.8%        | 91.2%        | - 0.7%        |
| 2 Bedrooms               | 96.1%        | 96.0%        | - 0.1%        |
| 3 Bedrooms               | 95.3%        | 95.1%        | - 0.2%        |
| 4 Bedrooms or More       | 93.1%        | 92.9%        | - 0.2%        |
|                          | 91.8%        | 92.5%        | + 0.8%        |
| <b>All Single Family</b> | <b>94.8%</b> | <b>94.5%</b> | <b>- 0.3%</b> |

## Condo

|                    | 7-2025       | 7-2026       | Change        |
|--------------------|--------------|--------------|---------------|
| Single Family      | 93.2%        | 93.1%        | - 0.1%        |
| 2 Bedrooms         | 95.1%        | 94.9%        | - 0.2%        |
| 3 Bedrooms         | 94.7%        | 94.7%        | 0.0%          |
| 4 Bedrooms or More | 94.0%        | 92.9%        | - 1.2%        |
|                    | 92.9%        | 93.4%        | + 0.5%        |
| <b>All Condo</b>   | <b>94.4%</b> | <b>94.2%</b> | <b>- 0.2%</b> |

## By Bedroom Count

|                           | 7-2025       | 7-2026       | Change        |
|---------------------------|--------------|--------------|---------------|
| 1 Bedroom or Fewer        | 91.2%        | 92.2%        | + 1.1%        |
| 2 Bedrooms                | 94.3%        | 94.1%        | - 0.2%        |
| 3 Bedrooms                | 95.2%        | 94.8%        | - 0.4%        |
| 4 Bedrooms or More        | 93.8%        | 93.8%        | 0.0%          |
| <b>All Bedroom Counts</b> | <b>94.6%</b> | <b>94.4%</b> | <b>- 0.2%</b> |

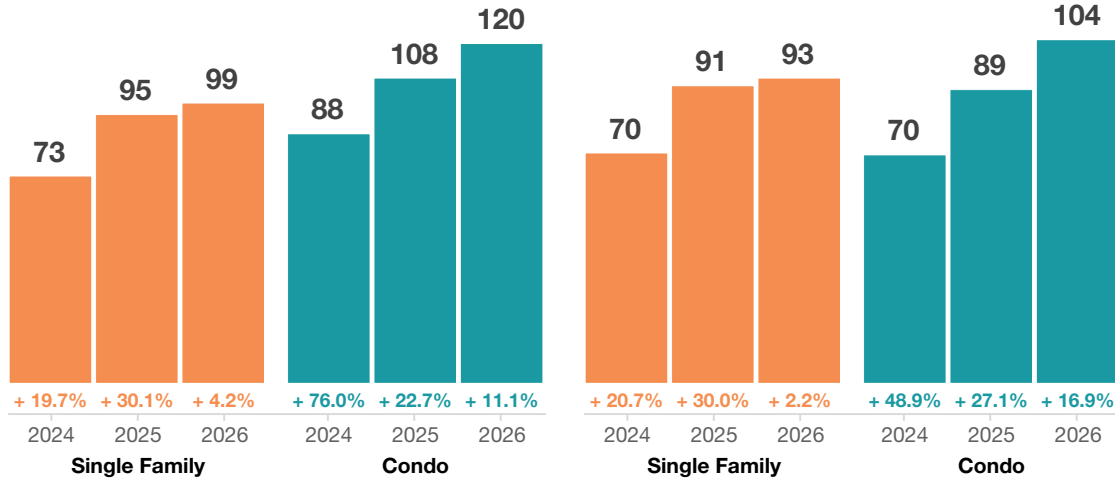
|                          | 7-2025       | 7-2026       | Change        |
|--------------------------|--------------|--------------|---------------|
| 1 Bedroom or Fewer       | 89.1%        | 91.2%        | + 2.4%        |
| 2 Bedrooms               | 94.3%        | 94.1%        | - 0.2%        |
| 3 Bedrooms               | 95.5%        | 95.1%        | - 0.4%        |
| 4 Bedrooms or More       | 93.9%        | 93.8%        | - 0.1%        |
|                          | 92.9%        | 93.1%        | + 0.2%        |
| <b>All Single Family</b> | <b>94.8%</b> | <b>94.5%</b> | <b>- 0.3%</b> |

# Overall Days on Market Until Sale

Average number of days between when a property is listed and when an offer is accepted in a given month.

## July

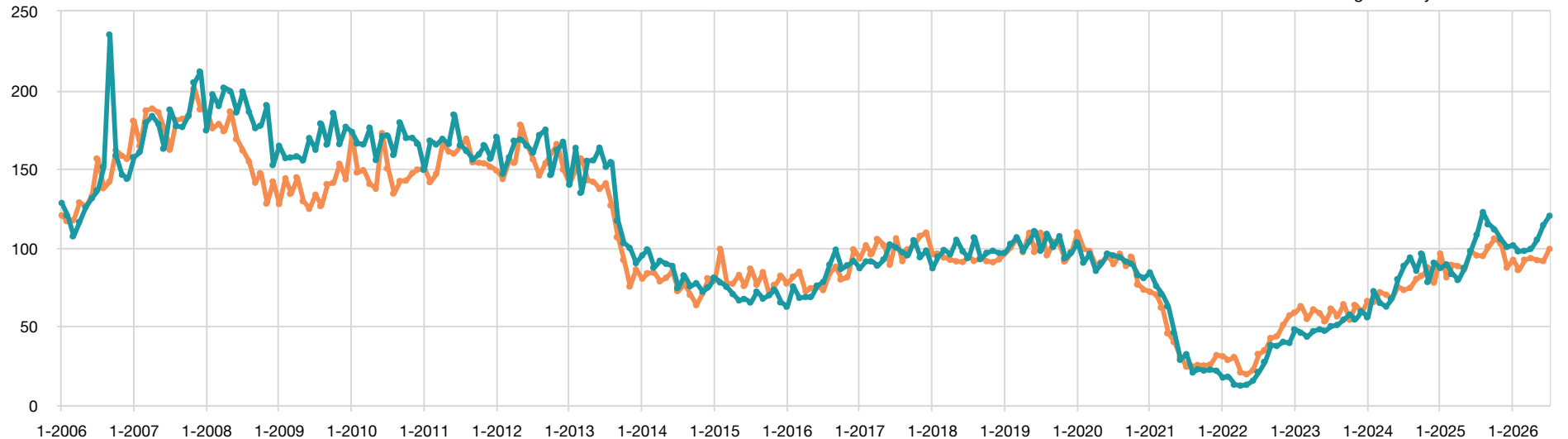
## Year to Date



| Days on Market  | Single Family | Year-Over-Year Change | Condo      | Year-Over-Year Change |
|-----------------|---------------|-----------------------|------------|-----------------------|
| Aug-2025        | 95            | + 28.4%               | 123        | + 30.9%               |
| Sep-2025        | 101           | + 26.3%               | 115        | + 35.3%               |
| Oct-2025        | 106           | + 29.3%               | 112        | + 16.7%               |
| Nov-2025        | 102           | + 17.2%               | 105        | + 34.6%               |
| Dec-2025        | 87            | + 11.5%               | 100        | + 11.1%               |
| Jan-2026        | 92            | - 4.2%                | 101        | + 16.1%               |
| Feb-2026        | 86            | + 6.2%                | 98         | + 10.1%               |
| Mar-2026        | 92            | + 3.4%                | 98         | + 18.1%               |
| Apr-2026        | 93            | + 5.7%                | 99         | + 25.3%               |
| May-2026        | 92            | + 7.0%                | 105        | + 20.7%               |
| Jun-2026        | 91            | - 7.1%                | 114        | + 16.3%               |
| <b>Jul-2026</b> | <b>99</b>     | <b>+ 4.2%</b>         | <b>120</b> | <b>+ 11.1%</b>        |
| 12-Month Avg*   | 94            | + 8.6%                | 106        | + 19.4%               |

\* Days on Market for all properties from August 2025 through July 2026. This is not the average of the individual figures above.

## Historical Days on Market Until Sale by Month

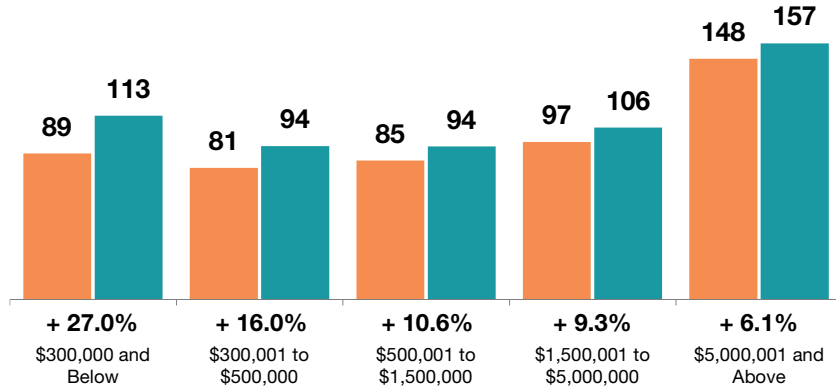


# Overall Days on Market Until Sale by Price Range

Average number of days between when a property is listed and when an offer is accepted in a given month.

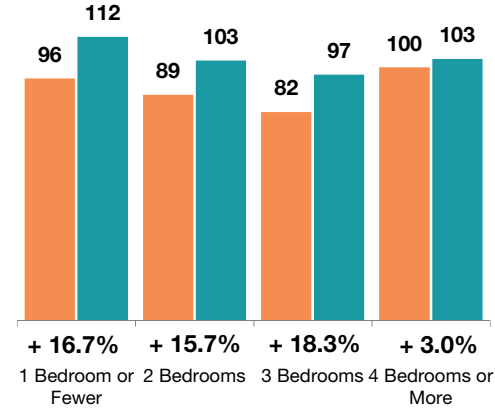
## By Price Range

7-2025 7-2026



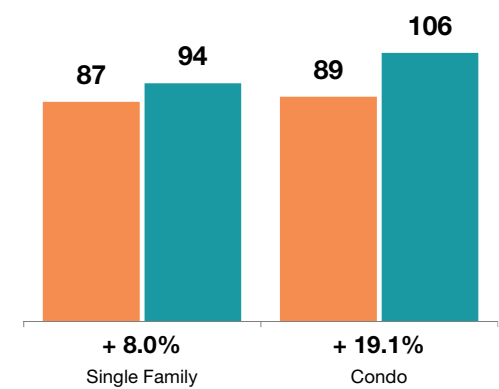
## By Bedroom Count

7-2025 7-2026



## By Property Type

7-2025 7-2026



## All Properties

### By Price Range

|                            | 7-2025    | 7-2026     | Change         |
|----------------------------|-----------|------------|----------------|
| \$300,000 and Below        | 89        | 113        | + 27.0%        |
| \$300,001 to \$500,000     | 81        | 94         | + 16.0%        |
| \$500,001 to \$1,500,000   | 85        | 94         | + 10.6%        |
| \$1,500,001 to \$5,000,000 | 97        | 106        | + 9.3%         |
| \$5,000,001 and Above      | 148       | 157        | + 6.1%         |
| <b>All Price Ranges</b>    | <b>88</b> | <b>100</b> | <b>+ 13.6%</b> |

## Single Family

|                          | 7-2025    | 7-2026    | Change        |
|--------------------------|-----------|-----------|---------------|
| 1 Bedroom or Fewer       | 81        | 100       | + 23.5%       |
| 2 Bedrooms               | 68        | 82        | + 20.6%       |
| 3 Bedrooms               | 86        | 89        | + 3.5%        |
| 4 Bedrooms or More       | 91        | 103       | + 13.2%       |
| <b>All Single Family</b> | <b>87</b> | <b>94</b> | <b>+ 8.0%</b> |

## Condo

|                    | 7-2025    | 7-2026     | Change         |
|--------------------|-----------|------------|----------------|
| 1 Bedroom or Fewer | 91        | 115        | + 26.4%        |
| 2 Bedrooms         | 88        | 100        | + 13.6%        |
| 3 Bedrooms         | 84        | 103        | + 22.6%        |
| 4 Bedrooms or More | 107       | 111        | + 3.7%         |
| <b>All Condo</b>   | <b>89</b> | <b>106</b> | <b>+ 19.1%</b> |

### By Bedroom Count

|                           | 7-2025    | 7-2026     | Change         |
|---------------------------|-----------|------------|----------------|
| 1 Bedroom or Fewer        | 96        | 112        | + 16.7%        |
| 2 Bedrooms                | 89        | 103        | + 15.7%        |
| 3 Bedrooms                | 82        | 97         | + 18.3%        |
| 4 Bedrooms or More        | 100       | 103        | + 3.0%         |
| <b>All Bedroom Counts</b> | <b>88</b> | <b>100</b> | <b>+ 13.6%</b> |

|                          | 7-2025    | 7-2026    | Change        |
|--------------------------|-----------|-----------|---------------|
| 1 Bedroom or Fewer       | 93        | 105       | + 12.9%       |
| 2 Bedrooms               | 84        | 91        | + 8.3%        |
| 3 Bedrooms               | 80        | 89        | + 11.3%       |
| 4 Bedrooms or More       | 99        | 104       | + 5.1%        |
| <b>All Single Family</b> | <b>87</b> | <b>94</b> | <b>+ 8.0%</b> |

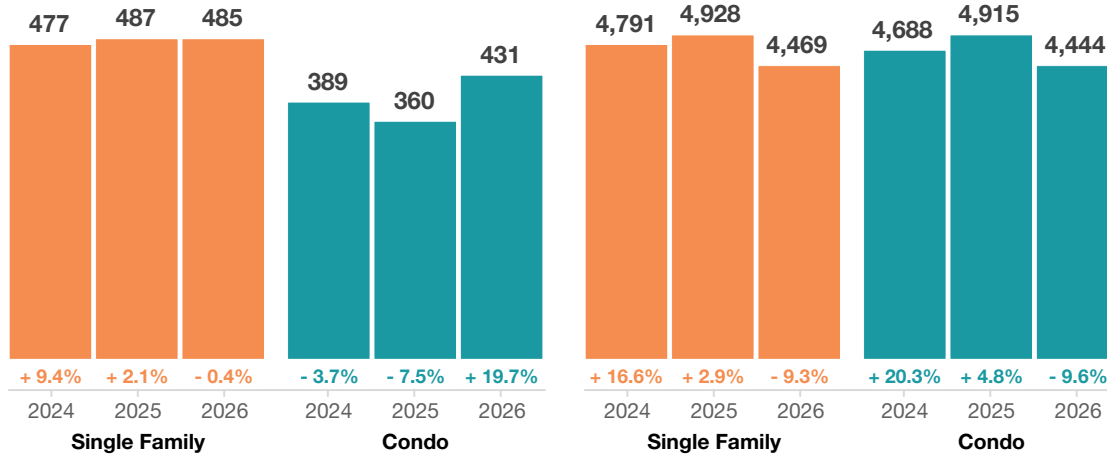
|                    | 7-2025    | 7-2026     | Change         |
|--------------------|-----------|------------|----------------|
| 1 Bedroom or Fewer | 96        | 114        | + 18.2%        |
| 2 Bedrooms         | 90        | 105        | + 16.4%        |
| 3 Bedrooms         | 86        | 109        | + 25.9%        |
| 4 Bedrooms or More | 111       | 98         | - 12.4%        |
| <b>All Condo</b>   | <b>89</b> | <b>106</b> | <b>+ 19.1%</b> |

# Overall New Listings

A count of the properties that have been newly listed on the market in a given month.

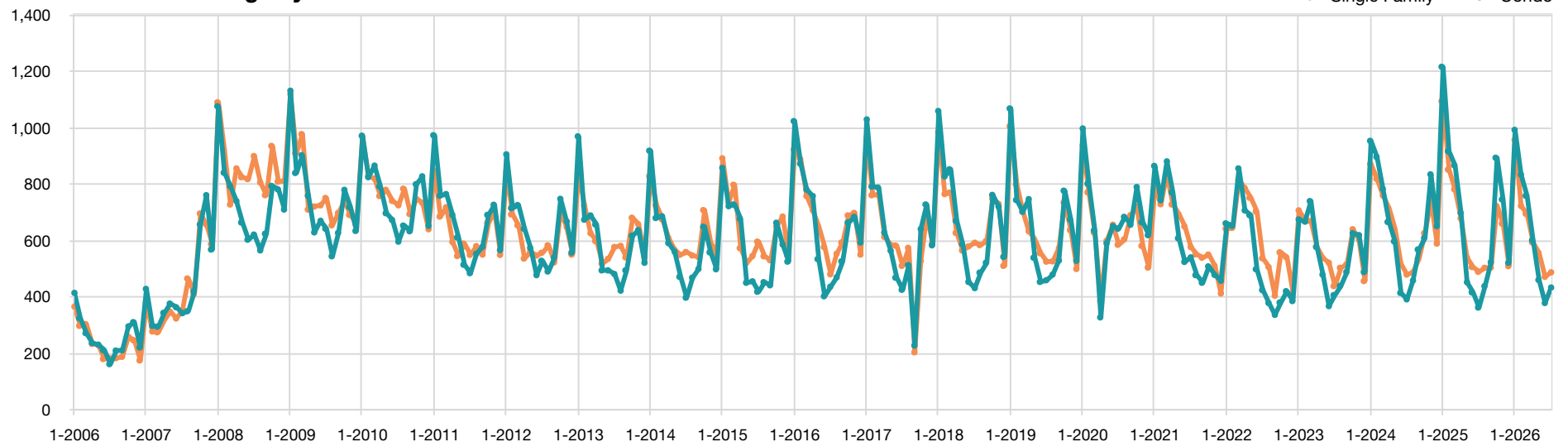
## July

## Year to Date



| New Listings    | Single Family | Year-Over-Year Change | Condo      | Year-Over-Year Change |
|-----------------|---------------|-----------------------|------------|-----------------------|
| Aug-2025        | 501           | + 3.3%                | 436        | - 4.4%                |
| Sep-2025        | 502           | - 5.8%                | 521        | - 8.0%                |
| Oct-2025        | 722           | + 15.7%               | 892        | + 47.0%               |
| Nov-2025        | 658           | - 11.2%               | 744        | - 10.7%               |
| Dec-2025        | 507           | - 13.6%               | 519        | - 20.0%               |
| Jan-2026        | 956           | - 12.5%               | 991        | - 18.4%               |
| Feb-2026        | 721           | - 15.2%               | 832        | - 9.1%                |
| Mar-2026        | 693           | - 11.2%               | 757        | - 12.5%               |
| Apr-2026        | 591           | - 12.7%               | 599        | - 13.9%               |
| May-2026        | 554           | + 3.2%                | 458        | + 1.8%                |
| Jun-2026        | 469           | - 6.9%                | 376        | - 9.2%                |
| <b>Jul-2026</b> | <b>485</b>    | <b>- 0.4%</b>         | <b>431</b> | <b>+ 19.7%</b>        |
| 12-Month Avg    | 613           | - 6.8%                | 630        | - 5.8%                |

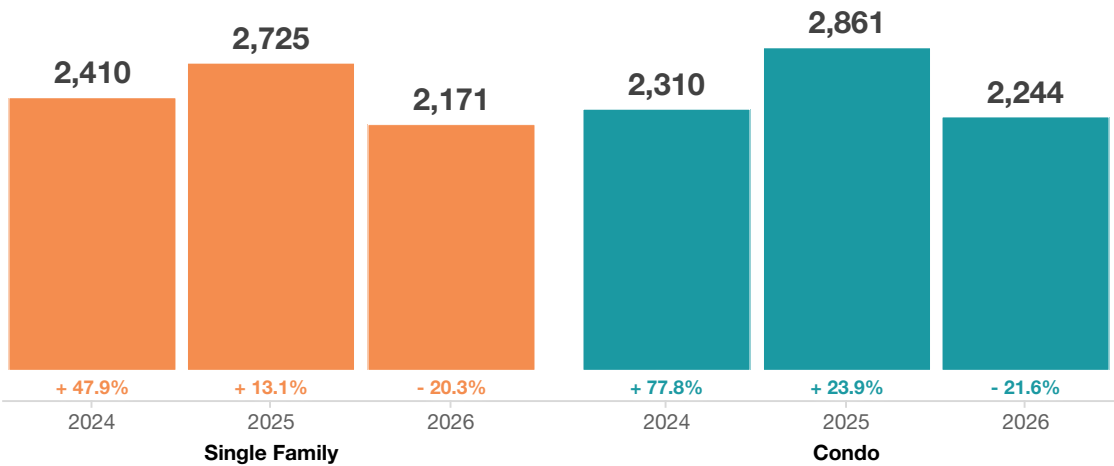
## Historical New Listings by Month



# Overall Inventory of Homes for Sale

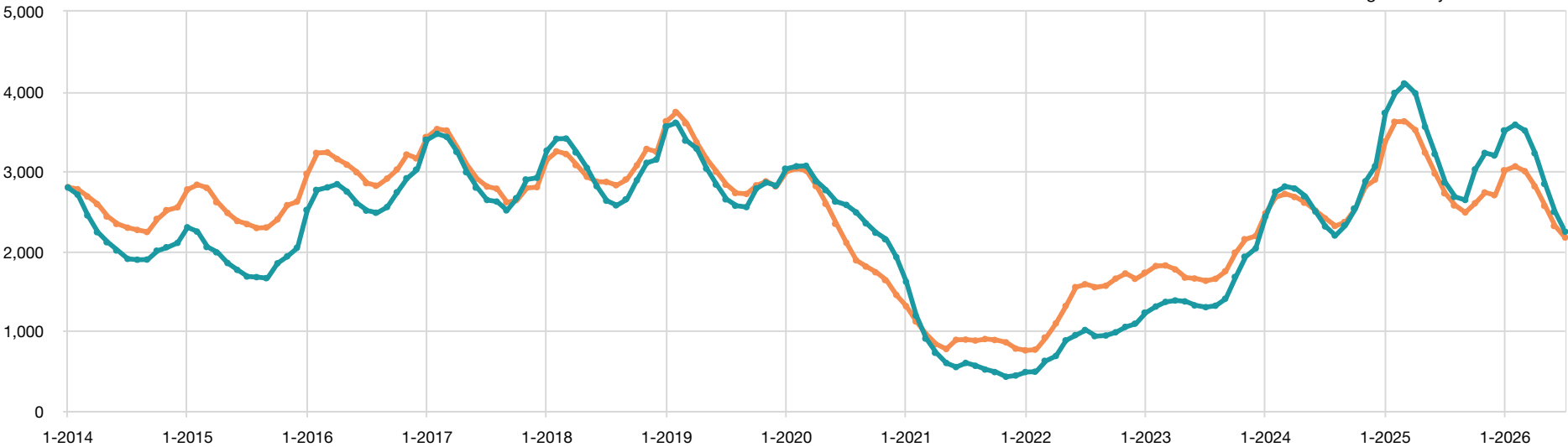
The number of properties available for sale in active status at the end of a given month.

July



| Homes for Sale | Single Family | Year-Over-Year Change | Condo | Year-Over-Year Change |
|----------------|---------------|-----------------------|-------|-----------------------|
| Aug-2025       | 2,573         | + 11.1%               | 2,679 | + 22.0%               |
| Sep-2025       | 2,485         | + 5.1%                | 2,641 | + 13.7%               |
| Oct-2025       | 2,600         | + 2.6%                | 3,025 | + 19.5%               |
| Nov-2025       | 2,735         | - 2.7%                | 3,230 | + 12.3%               |
| Dec-2025       | 2,701         | - 6.7%                | 3,198 | + 4.4%                |
| Jan-2026       | 3,013         | - 10.7%               | 3,512 | - 5.9%                |
| Feb-2026       | 3,062         | - 15.4%               | 3,584 | - 10.0%               |
| Mar-2026       | 3,001         | - 17.2%               | 3,510 | - 14.4%               |
| Apr-2026       | 2,812         | - 20.0%               | 3,226 | - 18.9%               |
| May-2026       | 2,568         | - 20.6%               | 2,843 | - 20.1%               |
| Jun-2026       | 2,316         | - 22.1%               | 2,493 | - 22.5%               |
| Jul-2026       | 2,171         | - 20.3%               | 2,244 | - 21.6%               |
| 12-Month Avg   | 2,670         | - 11.0%               | 3,015 | - 5.8%                |

## Historical Inventory of Homes for Sale by Month

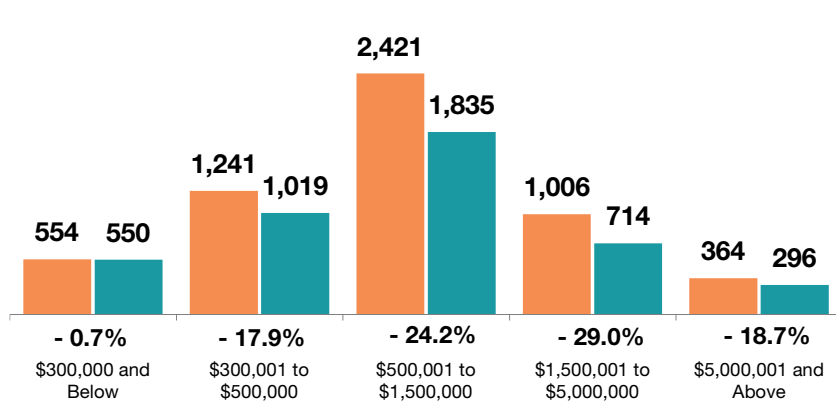


# Overall Inventory of Homes for Sale by Price Range

The number of properties available for sale in active status at the end of a given month.

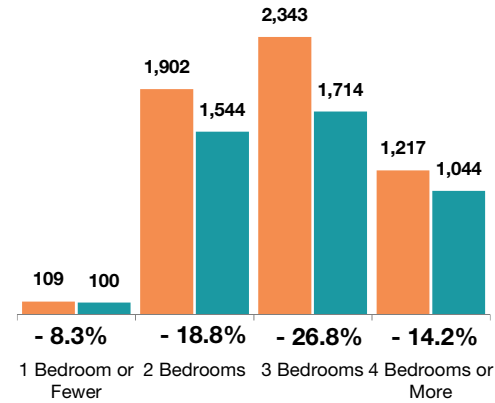
## By Price Range

7-2025 7-2026



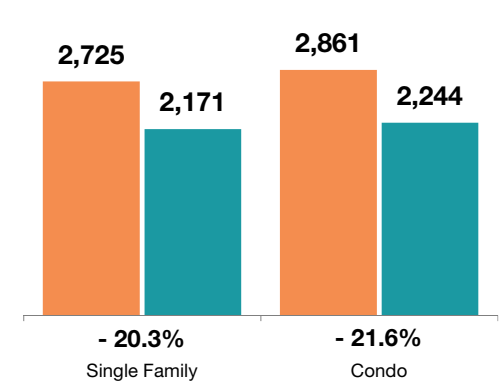
## By Bedroom Count

7-2025 7-2026



## By Property Type

7-2025 7-2026



## All Properties

### By Price Range

|                            | 7-2025       | 7-2026       | Change         |
|----------------------------|--------------|--------------|----------------|
| \$300,000 and Below        | 554          | 550          | - 0.7%         |
| \$300,001 to \$500,000     | 1,241        | 1,019        | - 17.9%        |
| \$500,001 to \$1,500,000   | 2,421        | 1,835        | - 24.2%        |
| \$1,500,001 to \$5,000,000 | 1,006        | 714          | - 29.0%        |
| \$5,000,001 and Above      | 364          | 296          | - 18.7%        |
| <b>All Price Ranges</b>    | <b>5,586</b> | <b>4,415</b> | <b>- 21.0%</b> |

## Single Family

| 7-2025       | 7-2026       | Change         |
|--------------|--------------|----------------|
| 114          | 93           | - 18.4%        |
| 245          | 207          | - 15.5%        |
| 1,460        | 1,177        | - 19.4%        |
| 617          | 460          | - 25.4%        |
| 289          | 234          | - 19.0%        |
| <b>2,725</b> | <b>2,171</b> | <b>- 20.3%</b> |

## Condo

|  | 7-2025 | 7-2026 | Change  |
|--|--------|--------|---------|
|  | 440    | 457    | + 3.9%  |
|  | 996    | 812    | - 18.5% |
|  | 961    | 658    | - 31.5% |
|  | 389    | 254    | - 34.7% |
|  | 75     | 62     | - 17.3% |
|  | 2,861  | 2,244  | - 21.6% |

## By Bedroom Count

|                           | 7-2025       | 7-2026       | Change         |
|---------------------------|--------------|--------------|----------------|
| 1 Bedroom or Fewer        | 109          | 100          | - 8.3%         |
| 2 Bedrooms                | 1,902        | 1,544        | - 18.8%        |
| 3 Bedrooms                | 2,343        | 1,714        | - 26.8%        |
| 4 Bedrooms or More        | 1,217        | 1,044        | - 14.2%        |
| <b>All Bedroom Counts</b> | <b>5,586</b> | <b>4,415</b> | <b>- 21.0%</b> |

| 7-2025       | 7-2026       | Change         |
|--------------|--------------|----------------|
| 16           | 18           | + 12.5%        |
| 276          | 232          | - 15.9%        |
| 1,298        | 943          | - 27.3%        |
| 1,132        | 974          | - 14.0%        |
| <b>2,725</b> | <b>2,171</b> | <b>- 20.3%</b> |

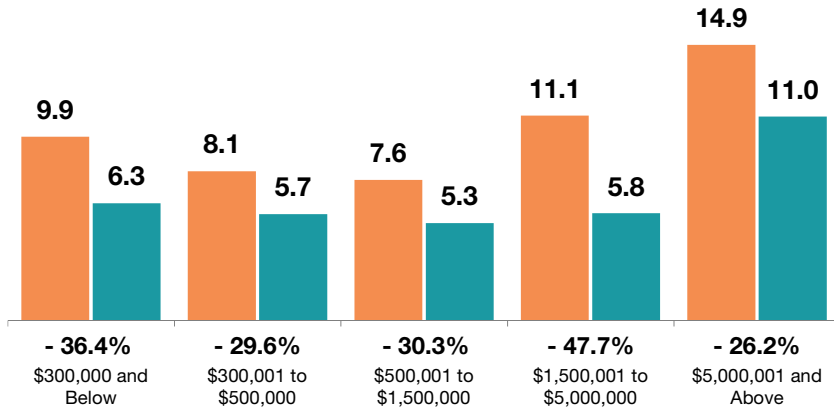
|  | 7-2025       | 7-2026       | Change         |
|--|--------------|--------------|----------------|
|  | 93           | 82           | - 11.8%        |
|  | 1,626        | 1,312        | - 19.3%        |
|  | 1,045        | 771          | - 26.2%        |
|  | 85           | 70           | - 17.6%        |
|  | <b>2,861</b> | <b>2,244</b> | <b>- 21.6%</b> |

# Months Supply of Inventory

The inventory of homes for sale at the end of the most recent month, divided by the average monthly sales from the last 12 months. **Based on one month of activity.**

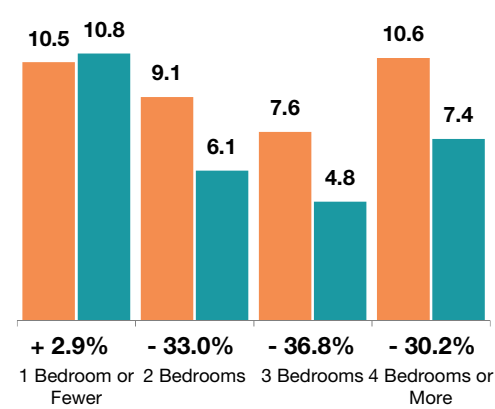
## By Price Range

7-2025 7-2026



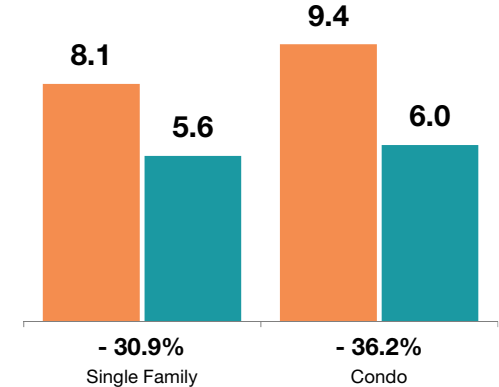
## By Bedroom Count

7-2025 7-2026



## By Property Type

7-2025 7-2026



### All Properties

#### By Price Range

|                            | 7-2025     | 7-2026     | Change         |
|----------------------------|------------|------------|----------------|
| \$300,000 and Below        | 9.9        | 6.3        | - 36.4%        |
| \$300,001 to \$500,000     | 8.1        | 5.7        | - 29.6%        |
| \$500,001 to \$1,500,000   | 7.6        | 5.3        | - 30.3%        |
| \$1,500,001 to \$5,000,000 | 11.1       | 5.8        | - 47.7%        |
| \$5,000,001 and Above      | 14.9       | 11.0       | - 26.2%        |
| <b>All Price Ranges</b>    | <b>8.7</b> | <b>5.8</b> | <b>- 33.3%</b> |

### Single Family

|                          | 7-2025     | 7-2026     | Change         |
|--------------------------|------------|------------|----------------|
| 1 Bedroom or Fewer       | 9.0        | 6.2        | - 31.1%        |
| 2 Bedrooms               | 5.7        | 4.3        | - 24.6%        |
| 3 Bedrooms               | 7.2        | 5.3        | - 26.4%        |
| 4 Bedrooms or More       | 10.1       | 5.8        | - 42.6%        |
| <b>All Single Family</b> | <b>8.1</b> | <b>5.6</b> | <b>- 30.9%</b> |

### Condo

|                    | 7-2025     | 7-2026     | Change         |
|--------------------|------------|------------|----------------|
| Single Family      | 10.2       | 6.4        | - 37.3%        |
| Condo              | 9.0        | 6.3        | - 30.0%        |
| 3 Bedrooms         | 8.3        | 5.2        | - 37.3%        |
| 4 Bedrooms or More | 13.0       | 5.9        | - 54.6%        |
| <b>All Condo</b>   | <b>9.4</b> | <b>6.0</b> | <b>- 36.2%</b> |

#### By Bedroom Count

|                           | 7-2025     | 7-2026     | Change         |
|---------------------------|------------|------------|----------------|
| 1 Bedroom or Fewer        | 10.5       | 10.8       | + 2.9%         |
| 2 Bedrooms                | 9.1        | 6.1        | - 33.0%        |
| 3 Bedrooms                | 7.6        | 4.8        | - 36.8%        |
| 4 Bedrooms or More        | 10.6       | 7.4        | - 30.2%        |
| <b>All Bedroom Counts</b> | <b>8.7</b> | <b>5.8</b> | <b>- 33.3%</b> |

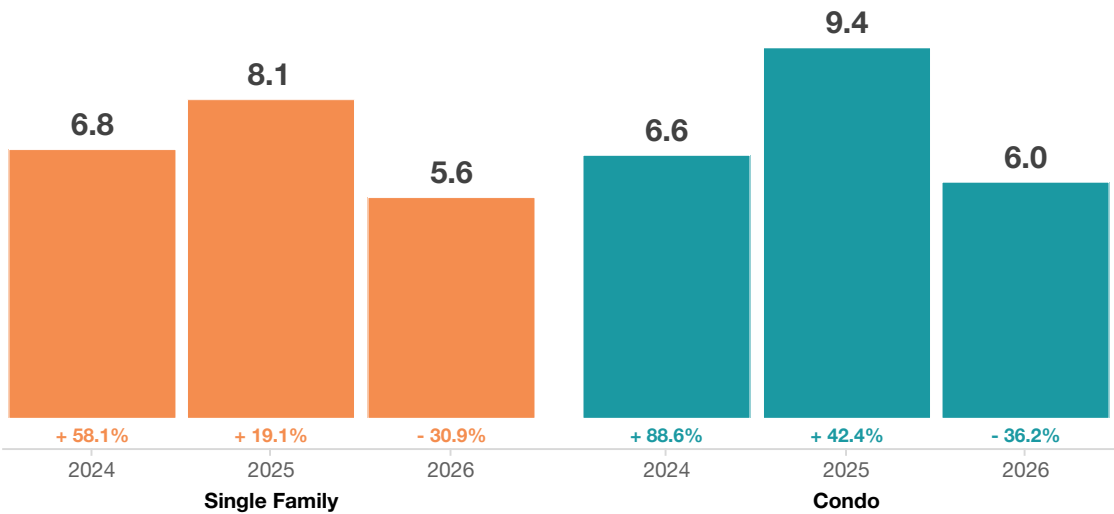
|                          | 7-2025     | 7-2026     | Change         |
|--------------------------|------------|------------|----------------|
| 1 Bedroom or Fewer       | 5.3        | 7.5        | + 41.5%        |
| 2 Bedrooms               | 8.0        | 5.6        | - 30.0%        |
| 3 Bedrooms               | 6.8        | 4.5        | - 33.8%        |
| 4 Bedrooms or More       | 10.4       | 7.3        | - 29.8%        |
| <b>All Single Family</b> | <b>8.1</b> | <b>5.6</b> | <b>- 30.9%</b> |

|                    | 7-2025     | 7-2026     | Change         |
|--------------------|------------|------------|----------------|
| Single Family      | 12.1       | 11.3       | - 6.6%         |
| Condo              | 9.3        | 6.2        | - 33.3%        |
| 3 Bedrooms         | 9.1        | 5.3        | - 41.8%        |
| 4 Bedrooms or More | 15.0       | 8.7        | - 42.0%        |
| <b>All Condo</b>   | <b>9.4</b> | <b>6.0</b> | <b>- 36.2%</b> |

# Months Supply of Inventory

The inventory of homes for sale at the end of a given month, divided by the average monthly closed sales from the last 12 months.

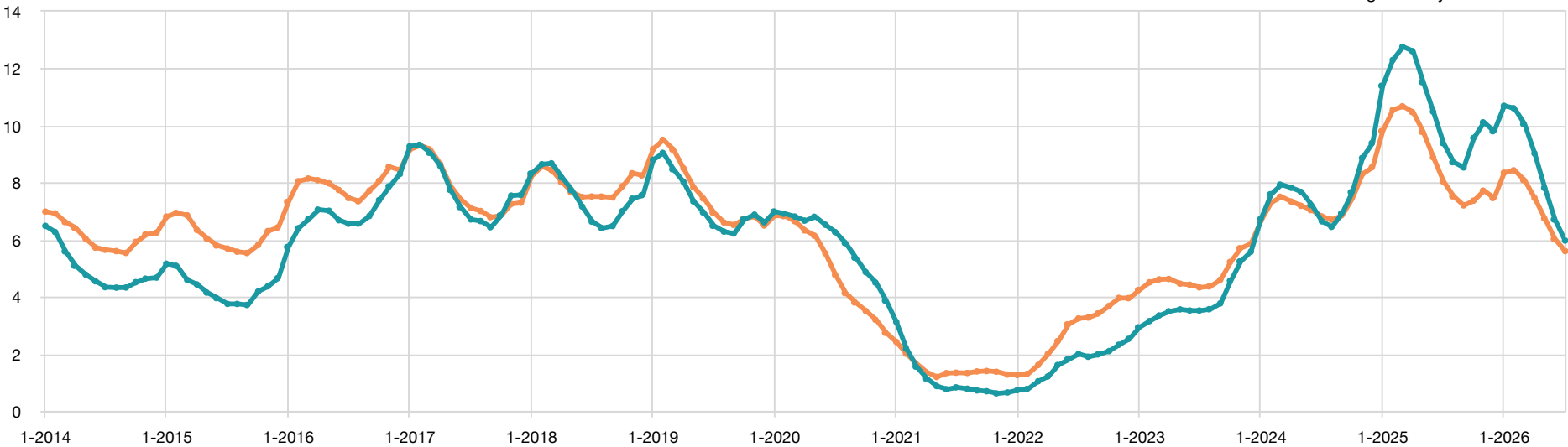
July



| Months Supply | Single Family | Year-Over-Year Change | Condo | Year-Over-Year Change |
|---------------|---------------|-----------------------|-------|-----------------------|
| Aug-2025      | 7.5           | + 11.9%               | 8.7   | + 33.8%               |
| Sep-2025      | 7.2           | + 4.3%                | 8.5   | + 23.2%               |
| Oct-2025      | 7.4           | 0.0%                  | 9.6   | + 24.7%               |
| Nov-2025      | 7.7           | - 7.2%                | 10.1  | + 13.5%               |
| Dec-2025      | 7.5           | - 11.8%               | 9.8   | + 4.3%                |
| Jan-2026      | 8.4           | - 14.3%               | 10.7  | - 6.1%                |
| Feb-2026      | 8.4           | - 20.8%               | 10.6  | - 13.8%               |
| Mar-2026      | 8.1           | - 24.3%               | 10.1  | - 21.1%               |
| Apr-2026      | 7.5           | - 28.6%               | 9.0   | - 28.6%               |
| May-2026      | 6.7           | - 31.6%               | 7.8   | - 32.2%               |
| Jun-2026      | 6.0           | - 32.6%               | 6.7   | - 36.2%               |
| Jul-2026      | 5.6           | - 30.9%               | 6.0   | - 36.2%               |
| 12-Month Avg* | 7.3           | - 17.0%               | 9.0   | - 10.1%               |

\* Months Supply for all properties from August 2025 through July 2026. This is not the average of the individual figures above.

## Historical Months Supply of Inventory by Month



# Listing and Sales Summary Report

## July 2026



|                               | Median Closed Price |                  |              | Total Sales |            |               | Inventory    |              |               | Average Days On Market |            |              |
|-------------------------------|---------------------|------------------|--------------|-------------|------------|---------------|--------------|--------------|---------------|------------------------|------------|--------------|
|                               | Jul-26              | Jul-25           | % Change     | Jul-26      | Jul-25     | % Change      | Jul-26       | Jul-25       | % Change      | Jul-26                 | Jul-25     | % Change     |
| <b>Overall Naples Market*</b> | <b>\$590,000</b>    | <b>\$575,000</b> | <b>+2.6%</b> | <b>733</b>  | <b>640</b> | <b>+14.5%</b> | <b>4,415</b> | <b>5,586</b> | <b>-21.0%</b> | <b>108</b>             | <b>101</b> | <b>+6.9%</b> |
| <b>Collier County</b>         | <b>\$600,000</b>    | <b>\$598,500</b> | <b>+0.3%</b> | <b>803</b>  | <b>710</b> | <b>+13.1%</b> | <b>4,882</b> | <b>6,277</b> | <b>-22.2%</b> | <b>110</b>             | <b>102</b> | <b>+7.8%</b> |
| Ave Maria                     | \$345,000           | \$420,000        | -17.9%       | 31          | 25         | +24.0%        | 226          | 198          | +14.1%        | 113                    | 80         | +41.3%       |
| Central Naples                | \$459,000           | \$405,000        | +13.3%       | 92          | 83         | +10.8%        | 452          | 650          | -30.5%        | 97                     | 81         | +19.8%       |
| East Naples                   | \$600,000           | \$620,000        | -3.2%        | 200         | 179        | +11.7%        | 1,084        | 1,306        | -17.0%        | 96                     | 98         | -2.0%        |
| Everglades City               | \$530,000           | --               | --           | 1           | 0          | --            | 8            | 11           | -27.3%        | 3                      | --         | --           |
| Immokalee                     | \$310,000           | \$342,000        | -9.4%        | 3           | 6          | -50.0%        | 16           | 17           | -5.9%         | 32                     | 88         | -63.6%       |
| Immokalee / Ave Maria         | \$345,000           | \$396,430        | -13.0%       | 34          | 31         | +9.7%         | 243          | 216          | +12.5%        | 106                    | 81         | +30.9%       |
| Naples                        | \$600,000           | \$590,000        | +1.7%        | 699         | 609        | +14.8%        | 4,173        | 5,369        | -22.3%        | 109                    | 102        | +6.9%        |
| Naples Beach                  | \$1,200,000         | \$1,125,000      | +6.7%        | 125         | 94         | +33.0%        | 1,027        | 1,332        | -22.9%        | 143                    | 130        | +10.0%       |
| North Naples                  | \$634,950           | \$615,000        | +3.2%        | 178         | 142        | +25.4%        | 876          | 1,143        | -23.4%        | 111                    | 95         | +16.8%       |
| South Naples                  | \$422,500           | \$458,000        | -7.8%        | 104         | 111        | -6.3%         | 733          | 939          | -21.9%        | 97                     | 107        | -9.3%        |
| 34102                         | \$2,475,000         | \$2,000,000      | +23.8%       | 37          | 24         | +54.2%        | 380          | 458          | -17.0%        | 141                    | 125        | +12.8%       |
| 34103                         | \$935,000           | \$772,500        | +21.0%       | 34          | 28         | +21.4%        | 295          | 389          | -24.2%        | 158                    | 151        | +4.6%        |
| 34104                         | \$440,000           | \$320,500        | +37.3%       | 45          | 34         | +32.4%        | 214          | 300          | -28.7%        | 96                     | 94         | +2.1%        |
| 34105                         | \$535,000           | \$450,000        | +18.9%       | 37          | 31         | +19.4%        | 169          | 254          | -33.5%        | 115                    | 93         | +23.7%       |
| 34108                         | \$1,071,250         | \$986,875        | +8.5%        | 54          | 42         | +28.6%        | 352          | 485          | -27.4%        | 134                    | 119        | +12.6%       |
| 34109                         | \$515,000           | \$627,500        | -17.9%       | 51          | 32         | +59.4%        | 218          | 288          | -24.3%        | 112                    | 84         | +33.3%       |
| 34110                         | \$715,000           | \$616,000        | +16.1%       | 50          | 49         | +2.0%         | 334          | 417          | -19.9%        | 140                    | 111        | +26.1%       |
| 34112                         | \$405,000           | \$365,000        | +11.0%       | 59          | 54         | +9.3%         | 409          | 528          | -22.5%        | 79                     | 105        | -24.8%       |
| 34113                         | \$710,000           | \$570,000        | +24.6%       | 45          | 57         | -21.1%        | 324          | 411          | -21.2%        | 121                    | 109        | +11.0%       |
| 34114                         | \$600,000           | \$620,000        | -3.2%        | 65          | 65         | 0.0%          | 447          | 557          | -19.7%        | 110                    | 129        | -14.7%       |
| 34116                         | \$405,000           | \$457,500        | -11.5%       | 10          | 18         | -44.4%        | 69           | 96           | -28.1%        | 32                     | 36         | -11.1%       |
| 34117                         | \$585,000           | \$650,000        | -10.0%       | 31          | 23         | +34.8%        | 134          | 178          | -24.7%        | 74                     | 78         | -5.1%        |
| 34119                         | \$627,500           | \$590,000        | +6.4%        | 77          | 61         | +26.2%        | 324          | 438          | -26.0%        | 92                     | 89         | +3.4%        |
| 34120                         | \$631,000           | \$590,000        | +6.9%        | 104         | 91         | +14.3%        | 500          | 569          | -12.1%        | 94                     | 81         | +16.0%       |
| 34137                         | --                  | --               | --           | 0           | 0          | --            | 3            | 2            | +50.0%        | --                     | --         | --           |
| 34142                         | \$345,000           | \$396,430        | -13.0%       | 34          | 31         | +9.7%         | 243          | 216          | +12.5%        | 106                    | 81         | +30.9%       |

\* Overall Naples Market is defined as Collier County, excluding Marco Island.

# Naples Beach

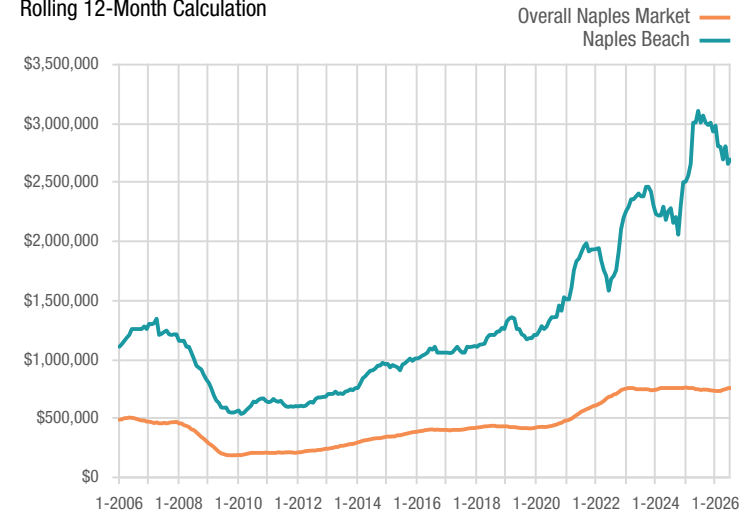
34102, 34103, 34108

| Single Family                   | July        |             |          | Year to Date |             |          |
|---------------------------------|-------------|-------------|----------|--------------|-------------|----------|
| Key Metrics                     | 2025        | 2026        | % Change | Thru 7-2025  | Thru 7-2026 | % Change |
| New Listings                    | 58          | 53          | - 8.6%   | 741          | 615         | - 17.0%  |
| Total Sales                     | 40          | 55          | + 37.5%  | 344          | 385         | + 11.9%  |
| Days on Market Until Sale       | 135         | 136         | + 0.7%   | 140          | 130         | - 7.1%   |
| Median Closed Price*            | \$1,900,000 | \$2,500,000 | + 31.6%  | \$3,225,000  | \$2,975,000 | - 7.8%   |
| Average Closed Price*           | \$2,672,731 | \$5,219,926 | + 95.3%  | \$5,607,282  | \$5,024,807 | - 10.4%  |
| Percent of List Price Received* | 91.4%       | 91.6%       | + 0.2%   | 91.6%        | 92.3%       | + 0.8%   |
| Inventory of Homes for Sale     | 534         | 405         | - 24.2%  | —            | —           | —        |
| Months Supply of Inventory      | 13.2        | 8.2         | - 37.9%  | —            | —           | —        |

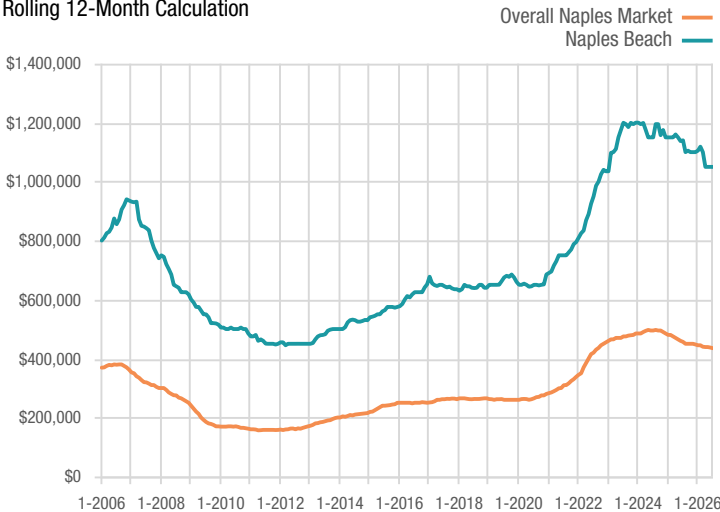
| Condo                           | July        |             |          | Year to Date |             |          |
|---------------------------------|-------------|-------------|----------|--------------|-------------|----------|
| Key Metrics                     | 2025        | 2026        | % Change | Thru 7-2025  | Thru 7-2026 | % Change |
| New Listings                    | 78          | 97          | + 24.4%  | 1,233        | 1,105       | - 10.4%  |
| Total Sales                     | 54          | 70          | + 29.6%  | 566          | 752         | + 32.9%  |
| Days on Market Until Sale       | 126         | 147         | + 16.7%  | 99           | 115         | + 16.2%  |
| Median Closed Price*            | \$986,875   | \$950,000   | - 3.7%   | \$1,150,000  | \$1,111,000 | - 3.4%   |
| Average Closed Price*           | \$1,463,273 | \$1,368,875 | - 6.5%   | \$1,677,572  | \$1,614,711 | - 3.7%   |
| Percent of List Price Received* | 91.1%       | 92.5%       | + 1.5%   | 92.6%        | 93.3%       | + 0.8%   |
| Inventory of Homes for Sale     | 798         | 622         | - 22.1%  | —            | —           | —        |
| Months Supply of Inventory      | 11.9        | 7.1         | - 40.3%  | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Median Closed Price - Single Family  
Rolling 12-Month Calculation



Median Closed Price - Condo  
Rolling 12-Month Calculation



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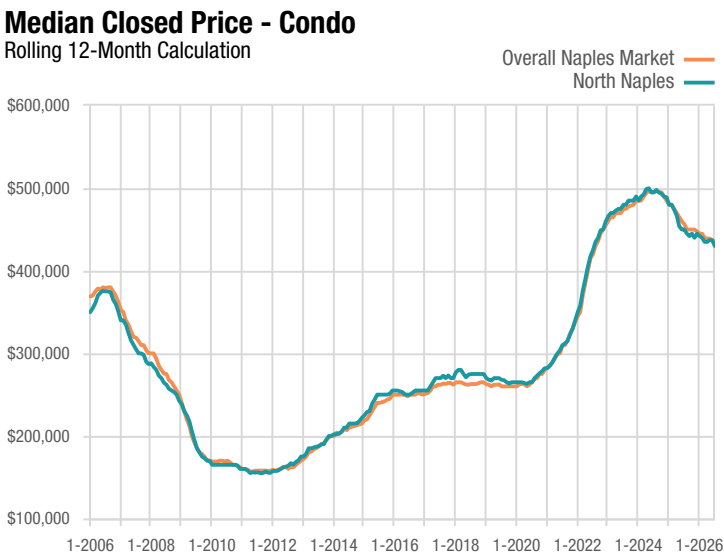
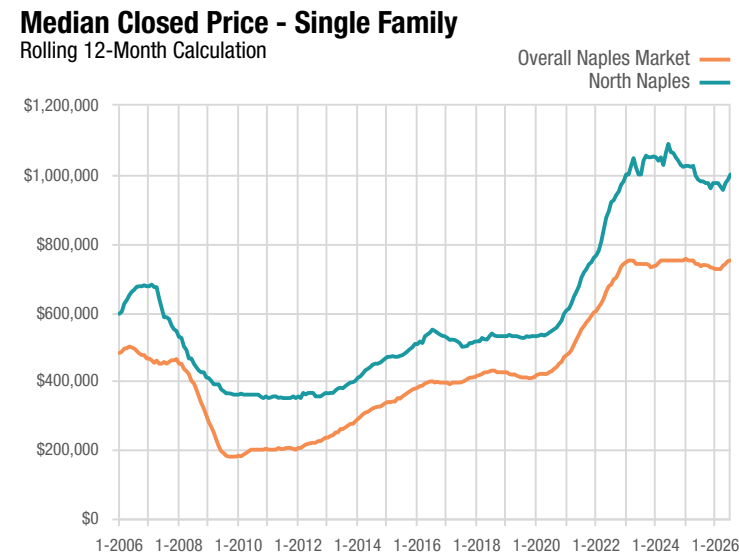
North Naples

34109, 34110, 34119

| Single Family                   | July        |             |          | Year to Date |             |          |
|---------------------------------|-------------|-------------|----------|--------------|-------------|----------|
| Key Metrics                     | 2025        | 2026        | % Change | Thru 7-2025  | Thru 7-2026 | % Change |
| New Listings                    | 92          | 93          | + 1.1%   | 986          | 923         | - 6.4%   |
| Total Sales                     | 72          | 80          | + 11.1%  | 546          | 664         | + 21.6%  |
| Days on Market Until Sale       | 87          | 97          | + 11.5%  | 84           | 86          | + 2.4%   |
| Median Closed Price*            | \$774,750   | \$1,132,500 | + 46.2%  | \$977,500    | \$1,075,000 | + 10.0%  |
| Average Closed Price*           | \$1,172,346 | \$1,451,838 | + 23.8%  | \$1,482,743  | \$1,534,302 | + 3.5%   |
| Percent of List Price Received* | 94.3%       | 93.7%       | - 0.6%   | 94.2%        | 94.3%       | + 0.1%   |
| Inventory of Homes for Sale     | 487         | 380         | - 22.0%  | —            | —           | —        |
| Months Supply of Inventory      | 6.7         | 4.4         | - 34.3%  | —            | —           | —        |

| Condo                           | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2025      | 2026      | % Change | Thru 7-2025  | Thru 7-2026 | % Change |
| New Listings                    | 91        | 106       | + 16.5%  | 1,226        | 1,093       | - 10.8%  |
| Total Sales                     | 70        | 98        | + 40.0%  | 637          | 757         | + 18.8%  |
| Days on Market Until Sale       | 104       | 123       | + 18.3%  | 87           | 104         | + 19.5%  |
| Median Closed Price*            | \$436,250 | \$394,000 | - 9.7%   | \$450,450    | \$430,000   | - 4.5%   |
| Average Closed Price*           | \$710,641 | \$518,533 | - 27.0%  | \$630,361    | \$667,984   | + 6.0%   |
| Percent of List Price Received* | 94.2%     | 95.0%     | + 0.8%   | 94.9%        | 94.6%       | - 0.3%   |
| Inventory of Homes for Sale     | 656       | 496       | - 24.4%  | —            | —           | —        |
| Months Supply of Inventory      | 8.1       | 5.2       | - 35.8%  | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.



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# Central Naples

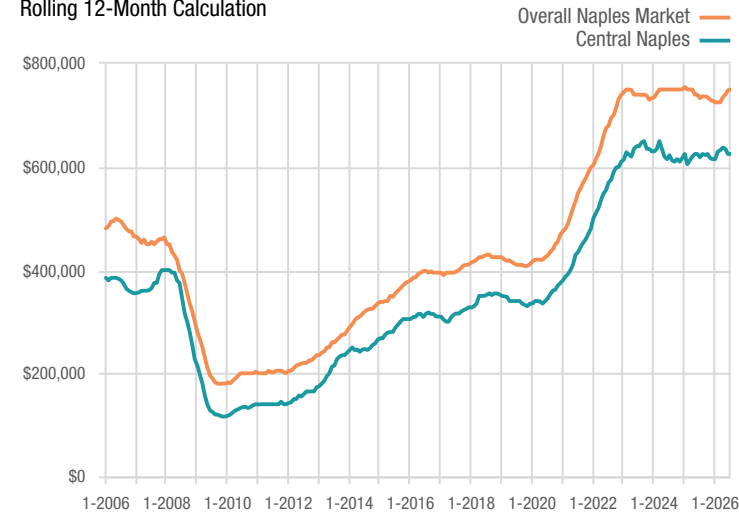
34104, 34105, 34116

| Single Family                   | July      |             |          | Year to Date |             |          |
|---------------------------------|-----------|-------------|----------|--------------|-------------|----------|
| Key Metrics                     | 2025      | 2026        | % Change | Thru 7-2025  | Thru 7-2026 | % Change |
| New Listings                    | 53        | 55          | + 3.8%   | 552          | 477         | - 13.6%  |
| Total Sales                     | 34        | 46          | + 35.3%  | 332          | 342         | + 3.0%   |
| Days on Market Until Sale       | 72        | 80          | + 11.1%  | 74           | 75          | + 1.4%   |
| Median Closed Price*            | \$570,000 | \$600,000   | + 5.3%   | \$630,000    | \$652,000   | + 3.5%   |
| Average Closed Price*           | \$771,382 | \$1,165,346 | + 51.1%  | \$1,021,131  | \$1,226,826 | + 20.1%  |
| Percent of List Price Received* | 94.8%     | 94.8%       | 0.0%     | 95.5%        | 95.5%       | 0.0%     |
| Inventory of Homes for Sale     | 266       | 192         | - 27.8%  | —            | —           | —        |
| Months Supply of Inventory      | 6.4       | 4.2         | - 34.4%  | —            | —           | —        |

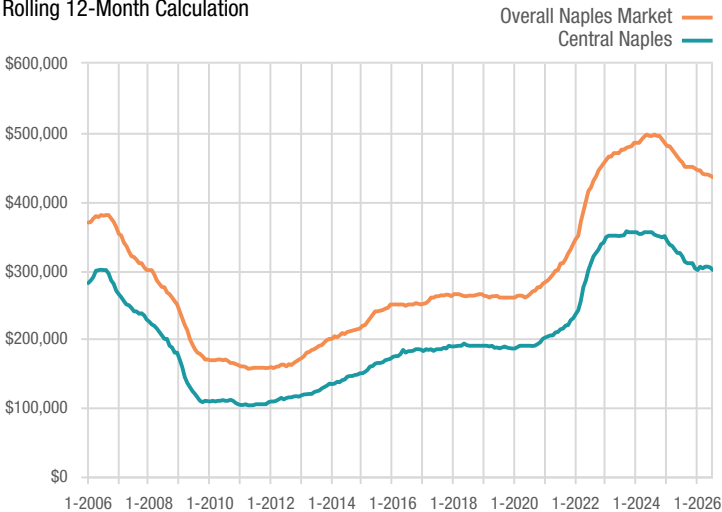
| Condo                           | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2025      | 2026      | % Change | Thru 7-2025  | Thru 7-2026 | % Change |
| New Listings                    | 60        | 58        | - 3.3%   | 665          | 560         | - 15.8%  |
| Total Sales                     | 49        | 46        | - 6.1%   | 350          | 408         | + 16.6%  |
| Days on Market Until Sale       | 87        | 114       | + 31.0%  | 73           | 94          | + 28.8%  |
| Median Closed Price*            | \$310,000 | \$298,995 | - 3.6%   | \$310,000    | \$309,500   | - 0.2%   |
| Average Closed Price*           | \$341,409 | \$389,030 | + 13.9%  | \$384,989    | \$389,838   | + 1.3%   |
| Percent of List Price Received* | 94.2%     | 94.9%     | + 0.7%   | 94.6%        | 94.3%       | - 0.3%   |
| Inventory of Homes for Sale     | 384       | 260       | - 32.3%  | —            | —           | —        |
| Months Supply of Inventory      | 8.5       | 4.8       | - 43.5%  | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Median Closed Price - Single Family  
Rolling 12-Month Calculation



Median Closed Price - Condo  
Rolling 12-Month Calculation



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South Naples

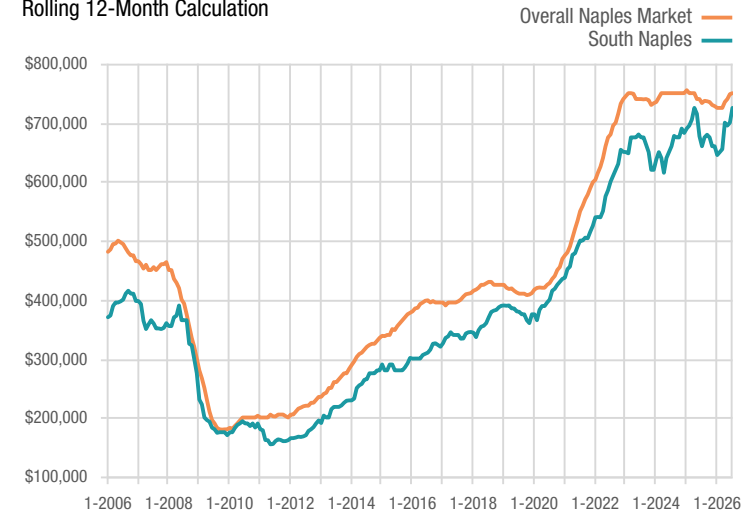
34112, 34113

| Single Family                   | July      |             |          | Year to Date |             |          |
|---------------------------------|-----------|-------------|----------|--------------|-------------|----------|
| Key Metrics                     | 2025      | 2026        | % Change | Thru 7-2025  | Thru 7-2026 | % Change |
| New Listings                    | 49        | 54          | + 10.2%  | 631          | 536         | - 15.1%  |
| Total Sales                     | 49        | 45          | - 8.2%   | 320          | 363         | + 13.4%  |
| Days on Market Until Sale       | 98        | 95          | - 3.1%   | 81           | 93          | + 14.8%  |
| Median Closed Price*            | \$620,000 | \$814,500   | + 31.4%  | \$675,000    | \$750,000   | + 11.1%  |
| Average Closed Price*           | \$909,064 | \$1,085,840 | + 19.4%  | \$995,495    | \$1,017,022 | + 2.2%   |
| Percent of List Price Received* | 92.8%     | 94.7%       | + 2.0%   | 93.3%        | 94.5%       | + 1.3%   |
| Inventory of Homes for Sale     | 336       | 237         | - 29.5%  | —            | —           | —        |
| Months Supply of Inventory      | 8.7       | 5.1         | - 41.4%  | —            | —           | —        |

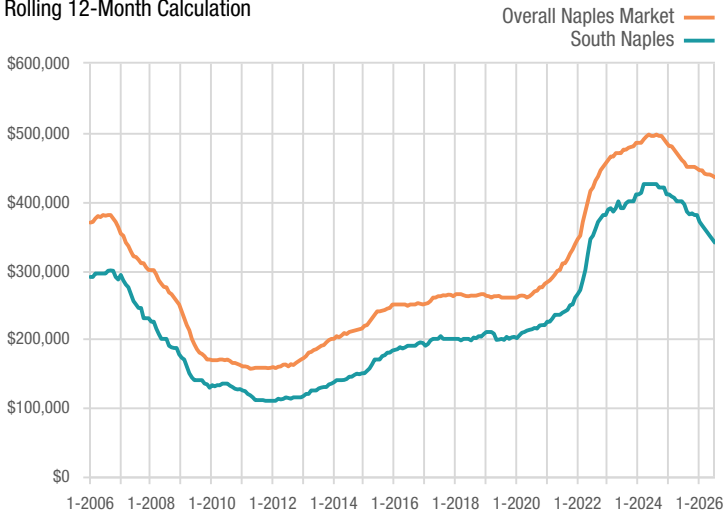
| Condo                           | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2025      | 2026      | % Change | Thru 7-2025  | Thru 7-2026 | % Change |
| New Listings                    | 81        | 97        | + 19.8%  | 1,097        | 973         | - 11.3%  |
| Total Sales                     | 62        | 59        | - 4.8%   | 537          | 633         | + 17.9%  |
| Days on Market Until Sale       | 114       | 99        | - 13.2%  | 89           | 95          | + 6.7%   |
| Median Closed Price*            | \$340,500 | \$299,000 | - 12.2%  | \$405,000    | \$337,000   | - 16.8%  |
| Average Closed Price*           | \$422,542 | \$375,769 | - 11.1%  | \$452,195    | \$418,704   | - 7.4%   |
| Percent of List Price Received* | 93.0%     | 93.8%     | + 0.9%   | 94.3%        | 94.3%       | 0.0%     |
| Inventory of Homes for Sale     | 603       | 496       | - 17.7%  | —            | —           | —        |
| Months Supply of Inventory      | 8.9       | 6.2       | - 30.3%  | —            | —           | —        |

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Median Closed Price - Single Family  
Rolling 12-Month Calculation



Median Closed Price - Condo  
Rolling 12-Month Calculation



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East Naples

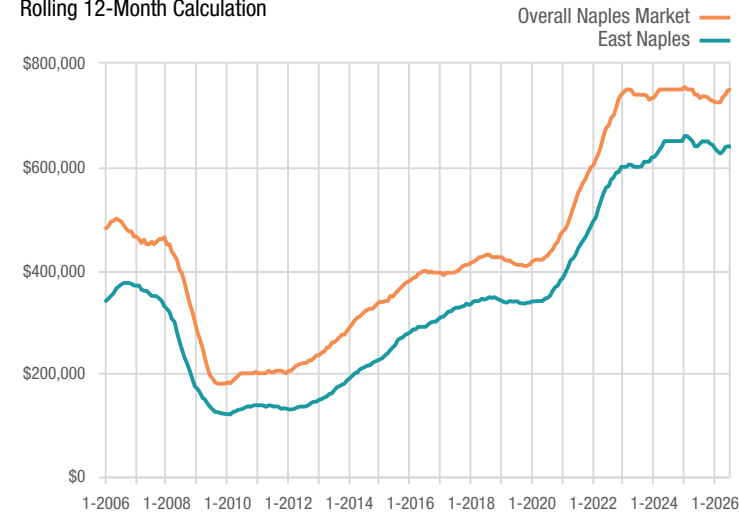
34114, 34117, 34120, 34137

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2025      | 2026      | % Change | Thru 7-2025  | Thru 7-2026 | % Change |
| New Listings                    | 197       | 187       | - 5.1%   | 1,708        | 1,639       | - 4.0%   |
| Total Sales                     | 145       | 160       | + 10.3%  | 946          | 1,084       | + 14.6%  |
| Days on Market Until Sale       | 93        | 92        | - 1.1%   | 86           | 88          | + 2.3%   |
| Median Closed Price*            | \$650,000 | \$633,500 | - 2.5%   | \$644,950    | \$633,750   | - 1.7%   |
| Average Closed Price*           | \$778,107 | \$840,104 | + 8.0%   | \$791,590    | \$821,024   | + 3.7%   |
| Percent of List Price Received* | 95.4%     | 95.4%     | 0.0%     | 95.8%        | 95.6%       | - 0.2%   |
| Inventory of Homes for Sale     | 938       | 787       | - 16.1%  | —            | —           | —        |
| Months Supply of Inventory      | 7.6       | 5.6       | - 26.3%  | —            | —           | —        |

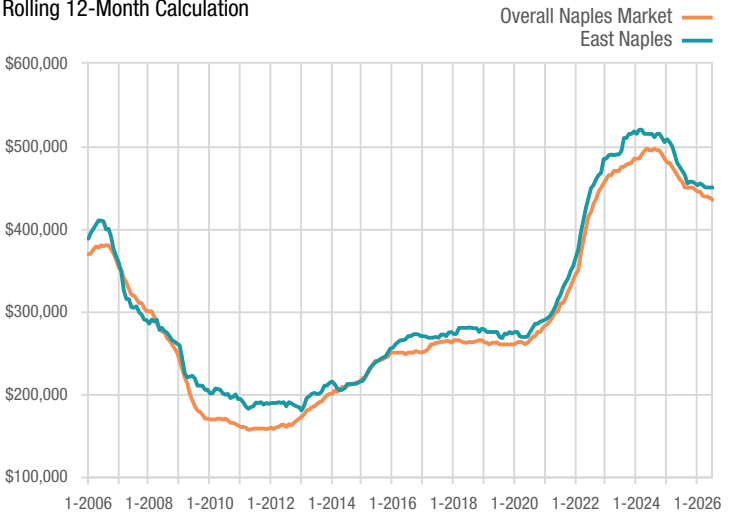
| Condo                           | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2025      | 2026      | % Change | Thru 7-2025  | Thru 7-2026 | % Change |
| New Listings                    | 46        | 62        | + 34.8%  | 591          | 576         | - 2.5%   |
| Total Sales                     | 34        | 40        | + 17.6%  | 268          | 384         | + 43.3%  |
| Days on Market Until Sale       | 118       | 112       | - 5.1%   | 95           | 110         | + 15.8%  |
| Median Closed Price*            | \$460,000 | \$453,750 | - 1.4%   | \$462,500    | \$455,500   | - 1.5%   |
| Average Closed Price*           | \$468,953 | \$475,726 | + 1.4%   | \$479,730    | \$478,455   | - 0.3%   |
| Percent of List Price Received* | 95.5%     | 95.9%     | + 0.4%   | 95.2%        | 95.3%       | + 0.1%   |
| Inventory of Homes for Sale     | 368       | 297       | - 19.3%  | —            | —           | —        |
| Months Supply of Inventory      | 10.1      | 5.9       | - 41.6%  | —            | —           | —        |

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Median Closed Price - Single Family  
Rolling 12-Month Calculation



Median Closed Price - Condo  
Rolling 12-Month Calculation



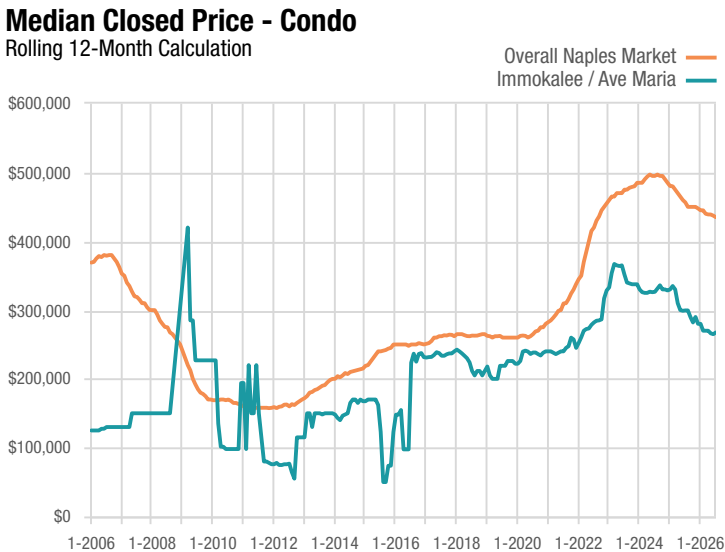
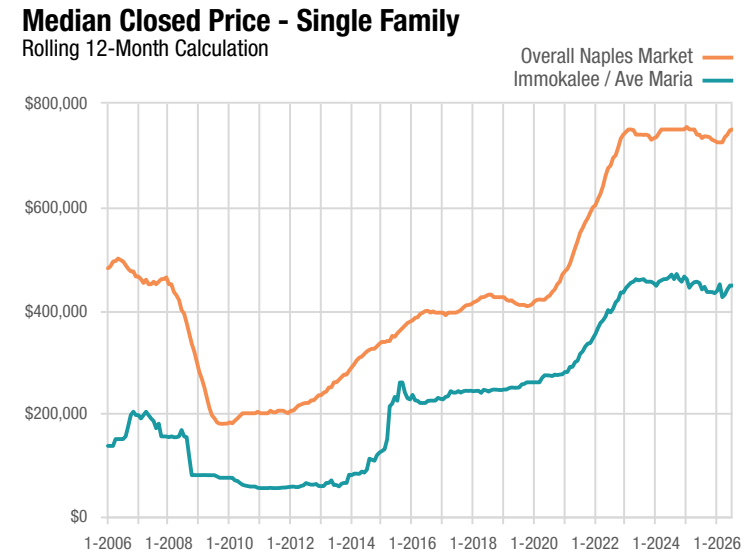
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Immokalee / Ave Maria

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2025      | 2026      | % Change | Thru 7-2025  | Thru 7-2026 | % Change |
| New Listings                    | 38        | 43        | + 13.2%  | 310          | 279         | - 10.0%  |
| Total Sales                     | 25        | 21        | - 16.0%  | 169          | 127         | - 24.9%  |
| Days on Market Until Sale       | 88        | 111       | + 26.1%  | 88           | 93          | + 5.7%   |
| Median Closed Price*            | \$420,000 | \$419,000 | - 0.2%   | \$465,000    | \$480,000   | + 3.2%   |
| Average Closed Price*           | \$464,049 | \$457,000 | - 1.5%   | \$488,101    | \$498,113   | + 2.1%   |
| Percent of List Price Received* | 96.3%     | 97.5%     | + 1.2%   | 95.5%        | 96.3%       | + 0.8%   |
| Inventory of Homes for Sale     | 164       | 170       | + 3.7%   | —            | —           | —        |
| Months Supply of Inventory      | 7.6       | 9.3       | + 22.4%  | —            | —           | —        |

| Condo                           | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2025      | 2026      | % Change | Thru 7-2025  | Thru 7-2026 | % Change |
| New Listings                    | 4         | 11        | + 175.0% | 103          | 137         | + 33.0%  |
| Total Sales                     | 6         | 13        | + 116.7% | 60           | 79          | + 31.7%  |
| Days on Market Until Sale       | 52        | 98        | + 88.5%  | 87           | 113         | + 29.9%  |
| Median Closed Price*            | \$278,500 | \$284,997 | + 2.3%   | \$280,000    | \$267,500   | - 4.5%   |
| Average Closed Price*           | \$290,000 | \$267,269 | - 7.8%   | \$295,665    | \$273,279   | - 7.6%   |
| Percent of List Price Received* | 94.9%     | 95.0%     | + 0.1%   | 94.4%        | 95.0%       | + 0.6%   |
| Inventory of Homes for Sale     | 52        | 73        | + 40.4%  | —            | —           | —        |
| Months Supply of Inventory      | 7.6       | 7.9       | + 3.9%   | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.