

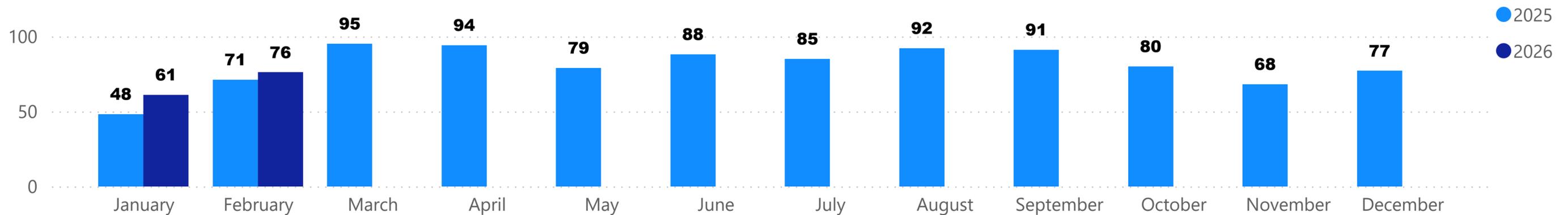


New Smyrna Beach Board Of REALTORS® Inc

Monthly Sales Trend Indicator 2026

Sales by Price Range - Single Family Homes & Villas

Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999													
\$ 50,000 - 59,999													
\$ 60,000 - 69,999													
\$ 70,000 - 79,999													
\$ 80,000 - 89,999													
\$ 90,000 - 99,999													
\$ 100,000 - 119,999													
\$ 120,000 - 139,999	1												1
\$ 140,000 - 159,999		1											1
\$ 160,000 - 179,999		1											1
\$ 180,000 - 199,999	3	1											4
\$ 200,000 - 249,999	5	4											9
\$ 250,000 - 299,999	7	9											16
\$ 300,000 - 349,999	8	12											20
\$ 350,000 - 399,999	10	12											22
\$ 400,000 - 499,999	12	11											23
\$ 500,000 - 599,999	2	3											5
\$ 600,000 - 699,999	2	4											6
\$ 700,000 - 799,999		2											2
\$ 800,000 - 899,999		2											2
\$ 900,000 - 999,999	3												3
\$ 1,000,000 - and over	8	14											22
Total	61	76											137



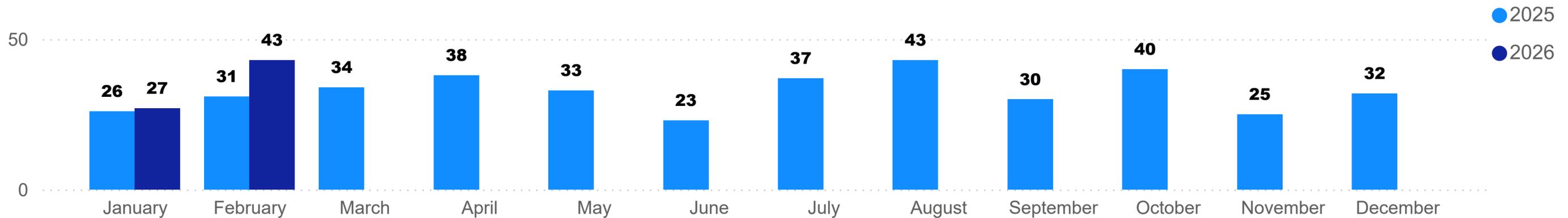


New Smyrna Beach Board Of REALTORS® Inc

Monthly Sales Trend Indicator 2026

Sales by Price Range - Condominiums, Townhouses and Co-Ops

Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999													
\$ 50,000 - 59,999													
\$ 60,000 - 69,999													
\$ 70,000 - 79,999													
\$ 80,000 - 89,999													
\$ 90,000 - 99,999													
\$ 100,000 - 119,999	1												1
\$ 120,000 - 139,999	1	1											2
\$ 140,000 - 159,999	1												1
\$ 160,000 - 179,999	2												2
\$ 180,000 - 199,999	3	6											9
\$ 200,000 - 249,999	1	4											5
\$ 250,000 - 299,999	1	4											5
\$ 300,000 - 349,999	4	5											9
\$ 350,000 - 399,999	2	2											4
\$ 400,000 - 499,999	1	11											12
\$ 500,000 - 599,999	4	4											8
\$ 600,000 - 699,999	3	1											4
\$ 700,000 - 799,999		2											2
\$ 800,000 - 899,999		1											1
\$ 900,000 - 999,999	2	2											4
\$ 1,000,000 - and over	1												1
Total	27	43											70



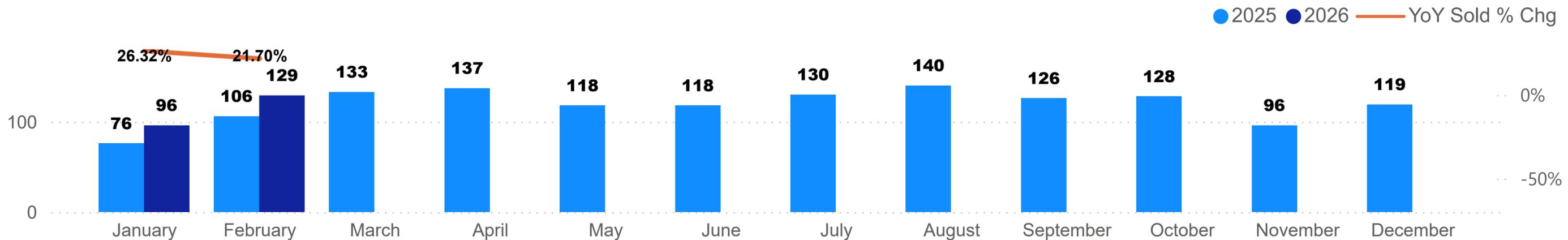


New Smyrna Beach Board Of REALTORS® Inc

Monthly Sales Trend Indicator 2026

Sales by Price Range - Overall

Price Range	January	February	March	April	May	June	July	August	September	October	November	December	Total
\$ 1 - 49,999													
\$ 50,000 - 59,999													
\$ 60,000 - 69,999													
\$ 70,000 - 79,999	1												1
\$ 80,000 - 89,999													
\$ 90,000 - 99,999													
\$ 100,000 - 119,999	1	1											2
\$ 120,000 - 139,999	3	1											4
\$ 140,000 - 159,999	2	1											3
\$ 160,000 - 179,999	3	2											5
\$ 180,000 - 199,999	6	9											15
\$ 200,000 - 249,999	9	11											20
\$ 250,000 - 299,999	8	14											22
\$ 300,000 - 349,999	12	17											29
\$ 350,000 - 399,999	12	15											27
\$ 400,000 - 499,999	14	22											36
\$ 500,000 - 599,999	6	7											13
\$ 600,000 - 699,999	5	5											10
\$ 700,000 - 799,999		4											4
\$ 800,000 - 899,999		3											3
\$ 900,000 - 999,999	5	2											7
\$ 1,000,000 - and over	9	15											24
Total	96	129											225



New Smyrna Beach Board Of REALTORS® Inc Monthly Sales Trend Indicator 2026

Sales by Bedroom Count

Bedrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
1	5	5											10
2	25	48											73
3	52	45											97
4	9	24											33
5	4	5											9
6+	1	2											3
Total	96	129											225

Sales by Bathroom Count

Bathrooms	January	February	March	April	May	June	July	August	September	October	November	December	Total
1	6	15											21
2	59	77											136
3	24	21											45
4	4	9											13
5	3	5											8
6+		2											2
Total	96	129											225

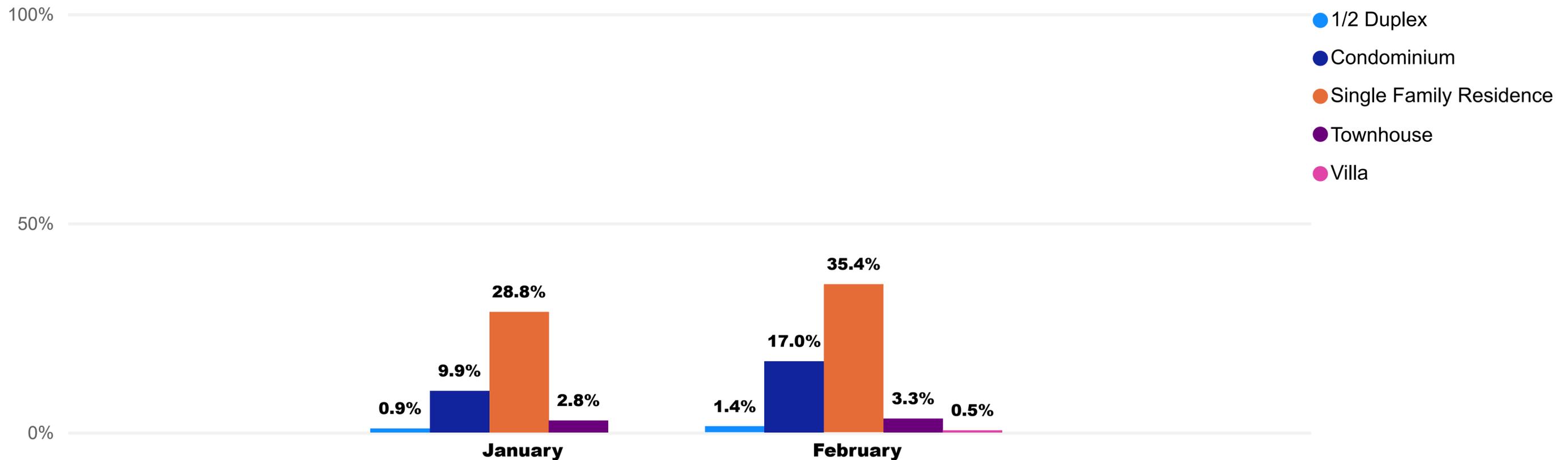
New Smyrna Beach Board Of REALTORS® Inc

Monthly Sales Trend Indicator 2026

Sales by Housing Style

Property Type	January	February	March	April	May	June	July	August	September	October	November	December	Total
1/2 Duplex	2	3											5
Condominium	21	36											57
Single Family Residence	61	75											136
Townhouse	6	7											13
Villa		1											1
Total	90	122											212

YTD % of Sales by Property Type





New Smyrna Beach Board Of REALTORS® Inc

Multiple Listing One Month Sales and Inventory Report - February - 2026

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory
\$ 1 - 49,999							
\$ 50,000 - 59,999							
\$ 60,000 - 69,999							
\$ 70,000 - 79,999							
\$ 80,000 - 89,999							
\$ 90,000 - 99,999							2
\$ 100,000 - 119,999							2
\$ 120,000 - 139,999	1	1%	125,000	125,000	100%	87	3
\$ 140,000 - 159,999	1	1%	185,500	150,000	81%	9	1
\$ 160,000 - 179,999	2	2%	177,000	169,088	96%	100	4
\$ 180,000 - 199,999	7	6%	203,050	192,539	95%	72	15
\$ 200,000 - 249,999	9	7%	231,956	221,733	96%	99	43
\$ 250,000 - 299,999	13	11%	286,761	269,846	94%	178	54
\$ 300,000 - 349,999	17	14%	340,459	324,824	95%	69	83
\$ 350,000 - 399,999	14	11%	380,250	368,984	97%	77	87
\$ 400,000 - 499,999	22	18%	453,019	434,855	96%	108	147
\$ 500,000 - 599,999	7	6%	566,129	542,857	96%	57	84
\$ 600,000 - 699,999	5	4%	678,940	639,000	94%	77	59
\$ 700,000 - 799,999	4	3%	765,700	746,250	97%	201	45
\$ 800,000 - 899,999	3	2%	859,633	826,000	96%	83	29
\$ 900,000 - 999,999	2	2%	1,012,500	955,000	94%	93	23
\$ 1,000,000 - and over	15	12%	2,184,913	1,991,205	91%	121	95
Total	122	100%	629,320	589,797	94%	102	776

This data represents all residential sales. Reported sales are dependent upon timeliness of sales and totality of information Reported by participants. The data reflects only The sales published through Stellar MLS and does not include all sales in The Reported areas. Neither The Association/Board nor Stellar MLS is in any way responsible for its accuracy.



New Smyrna Beach Board Of REALTORS® Inc

Multiple Listing Year to Date Sales and Inventory Report - 2026

Price Range	Sold Units	Market Share	Average List Price	Average Sale Price	% List to Sell	Avg DOM	Inventory
\$ 1 - 49,999							
\$ 50,000 - 59,999							
\$ 60,000 - 69,999							
\$ 70,000 - 79,999	1	0.44%	99,500	70,000	70%	181	
\$ 80,000 - 89,999							
\$ 90,000 - 99,999							2
\$ 100,000 - 119,999	2	0.89%	120,000	105,000	88%	93	2
\$ 120,000 - 139,999	4	1.78%	140,725	127,500	91%	47	3
\$ 140,000 - 159,999	3	1.33%	170,167	151,500	89%	40	1
\$ 160,000 - 179,999	5	2.22%	183,780	167,015	91%	83	4
\$ 180,000 - 199,999	15	6.67%	201,856	189,875	94%	84	15
\$ 200,000 - 249,999	20	8.89%	238,584	221,830	93%	120	43
\$ 250,000 - 299,999	22	9.78%	285,263	271,227	95%	126	54
\$ 300,000 - 349,999	29	12.89%	338,534	324,638	96%	77	83
\$ 350,000 - 399,999	27	12.00%	381,389	367,888	96%	100	87
\$ 400,000 - 499,999	36	16.00%	461,278	443,797	96%	107	147
\$ 500,000 - 599,999	13	5.78%	578,377	545,308	94%	86	84
\$ 600,000 - 699,999	10	4.44%	675,460	644,300	95%	66	59
\$ 700,000 - 799,999	4	1.78%	765,700	746,250	97%	201	45
\$ 800,000 - 899,999	3	1.33%	859,633	826,000	96%	83	29
\$ 900,000 - 999,999	7	3.11%	985,686	947,286	96%	139	23
\$ 1,000,000 - and over	24	10.67%	2,243,613	2,068,836	92%	105	95
Total	225	100.00%	594,621	559,705	94%	101	776

This data represents all residential sales. Reported sales are dependent upon timeliness of sales and totality of information Reported by participants. The data reflects only The sales published through Stellar MLS and does not include all sales in The Reported areas. Neither The Association/Board nor Stellar MLS is in any way responsible for its accuracy.



New Smyrna Beach Board Of REALTORS® Inc

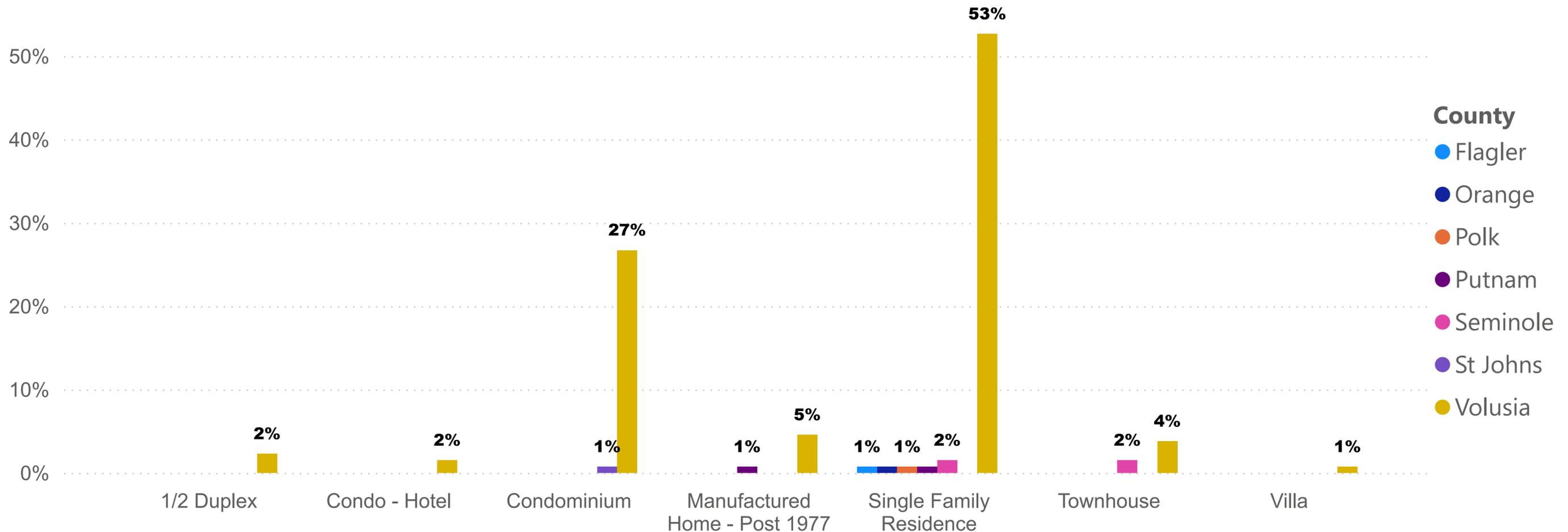
Four Year Sales and Inventory History 2022 - 2026. Compiled from Monthly Sales and Inventory Reports

Month	Monthly Sales	Average List Price	Average Sales Price	% List to Sell	AVG DOM	Inventory	Months Inventory
03/31/2022	151	478,163	489,730	102%	29	298	1.97
04/30/2022	119	469,557	455,529	97%	21	310	2.61
05/31/2022	137	459,208	451,143	98%	14	299	2.18
06/30/2022	108	504,832	492,978	98%	25	321	2.97
07/31/2022	114	465,301	450,605	97%	19	305	2.68
08/31/2022	94	490,240	471,319	96%	23	317	3.37
09/30/2022	85	521,027	501,929	96%	24	292	3.44
10/31/2022	81	521,778	501,757	96%	27	277	3.42
11/30/2022	51	426,162	416,454	98%	35	281	5.51
12/31/2022	69	539,755	518,577	96%	41	258	3.74
01/31/2023	45	480,005	462,957	96%	35	313	6.96
02/28/2023	70	453,568	438,753	97%	35	342	4.89
03/31/2023	127	518,168	496,234	96%	51	323	2.54
04/30/2023	94	674,454	658,196	98%	42	309	3.29
05/31/2023	96	466,600	456,231	98%	43	360	3.75
06/30/2023	99	460,455	450,983	98%	32	367	3.71
07/31/2023	95	429,572	417,063	97%	32	359	3.78
08/31/2023	96	511,906	481,627	94%	42	410	4.27
09/30/2023	88	493,577	480,654	97%	36	435	4.94
10/31/2023	69	501,100	485,304	97%	29	476	6.90
11/30/2023	59	438,933	421,284	96%	53	483	8.19
12/31/2023	54	496,120	474,593	96%	105	466	8.63
01/31/2024	45	490,889	471,664	96%	110	527	11.71
02/29/2024	75	554,604	528,273	95%	77	557	7.43
03/31/2024	105	563,775	535,416	95%	59	605	5.76
04/30/2024	129	546,484	523,530	96%	63	626	4.85
05/31/2024	122	503,507	478,867	95%	68	660	5.41
06/30/2024	136	563,088	537,768	96%	65	673	4.95
07/31/2024	114	544,372	510,353	94%	76	693	6.08
08/31/2024	129	556,098	527,594	95%	101	708	5.49
09/30/2024	90	503,979	483,531	96%	73	698	7.76
10/31/2024	82	586,646	545,955	93%	97	700	8.54
11/30/2024	77	481,553	460,877	96%	88	747	9.70
12/31/2024	97	538,716	516,534	96%	96	773	7.97
01/31/2025	74	489,628	446,026	91%	83	836	11.30
02/28/2025	103	520,776	505,059	97%	104	888	8.62
03/31/2025	131	568,844	539,224	95%	109	903	6.89
04/30/2025	132	587,332	554,359	94%	83	1010	7.65
05/31/2025	112	530,094	505,075	95%	89	1010	9.02
06/30/2025	112	582,944	548,699	94%	83	1004	8.96
07/31/2025	127	526,795	500,841	95%	96	1008	7.94
08/31/2025	136	482,675	458,259	95%	107	938	6.90
09/30/2025	122	538,904	514,345	95%	127	900	7.38
10/31/2025	123	523,928	497,399	95%	142	866	7.04
11/30/2025	93	501,521	476,380	95%	136	845	9.09
12/31/2025	111	566,177	523,826	93%	119	818	7.37
01/31/2026	90	600,251	568,876	95%	104	789	8.77
02/28/2026	122	629,320	589,797	94%	114	776	6.36

Top 5 Unit Sales by County and Property Type

** Counties with the same % of Sales maybe Included.*

Property Type	Flagler	Orange	Polk	Putnam	Seminole	St Johns	Volu
1/2 Duplex							2%
Condo - Hotel							2%
Condominium						1%	27%
Manufactured Home - Post 1977				1%			5%
Single Family Residence	1%	1%	1%	1%	2%		53%
Townhouse					2%		4%
Villa							1%
Total	1%	1%	1%	2%	3%	1%	92%



Board/Association: State Month Year
 ▲
 New Smyrna Beach FL February 2026

National Association of Realtors®
 700 Eleventh Street, NW
 Washington, DC 20001-4507

Email: data@realtors.com
 Fax: 202-383-7568
 Questions: 202-383-1276

**Single-Family Units
 Number of Bedrooms**

**Condominium / Cooperative Units
 Number of Bedrooms**

**Active Listings
 (Unsold Homes)**

**Sales Pending
 (Under Contract)**

Price Range ▲	2 or Less	3	4 or More	Total
\$ 1 - 49,999				
\$ 50,000 - 59,999				
\$ 60,000 - 69,999				
\$ 70,000 - 79,999				
\$ 80,000 - 89,999				
\$ 90,000 - 99,999				
\$ 100,000 - 119,999				
\$ 120,000 - 139,999				
\$ 140,000 - 159,999	1			1
\$ 160,000 - 179,999	1			1
\$ 180,000 - 199,999	1			1
\$ 200,000 - 249,999	3	1		4
\$ 250,000 - 299,999	5	3	1	9
\$ 300,000 - 349,999	2	6	4	12
\$ 350,000 - 399,999		7	5	12
\$ 400,000 - 499,999	2	4	5	11
\$ 500,000 - 599,999		2	1	3
\$ 600,000 - 699,999		4		4
\$ 700,000 - 799,999			2	2
\$ 800,000 - 899,999	1		1	2
\$ 900,000 - 999,999				
\$ 1,000,000 - and over		4	10	14
Total	16	31	29	76

Price Range	2 or Less	3	4 or More	Total
\$ 1 - 49,999				
\$ 50,000 - 59,999				
\$ 60,000 - 69,999				
\$ 70,000 - 79,999				
\$ 80,000 - 89,999				
\$ 90,000 - 99,999				
\$ 100,000 - 119,999				
\$ 120,000 - 139,999	1			1
\$ 140,000 - 159,999				
\$ 160,000 - 179,999				
\$ 180,000 - 199,999	5	1		6
\$ 200,000 - 249,999	1	2	1	4
\$ 250,000 - 299,999	3	1		4
\$ 300,000 - 349,999	5			5
\$ 350,000 - 399,999	2			2
\$ 400,000 - 499,999	7	4		11
\$ 500,000 - 599,999	2	2		4
\$ 600,000 - 699,999		1		1
\$ 700,000 - 799,999	2			2
\$ 800,000 - 899,999		1		1
\$ 900,000 - 999,999	1	1		2
\$ 1,000,000 - and over				
Total	29	13	1	43

Price Range ▲	M-SF	M-Condo
\$ 1 - 49,999		
\$ 50,000 - 59,999		
\$ 60,000 - 69,999		
\$ 70,000 - 79,999		
\$ 80,000 - 89,999		
\$ 90,000 - 99,999	1	1
\$ 100,000 - 119,999	1	1
\$ 120,000 - 139,999		1
\$ 140,000 - 159,999		1
\$ 160,000 - 179,999		4
\$ 180,000 - 199,999	3	10
\$ 200,000 - 249,999	15	14
\$ 250,000 - 299,999	25	20
\$ 300,000 - 349,999	43	34
\$ 350,000 - 399,999	51	39
\$ 400,000 - 499,999	77	63
\$ 500,000 - 599,999	41	36
\$ 600,000 - 699,999	29	27
\$ 700,000 - 799,999	25	17
\$ 800,000 - 899,999	20	9
\$ 900,000 - 999,999	14	8
\$ 1,000,000 - and over	85	13
Total	430	298

Price Range ▲	M-SF	M-Condo
\$ 1 - 49,999		
\$ 50,000 - 59,999		
\$ 60,000 - 69,999		
\$ 70,000 - 79,999		
\$ 80,000 - 89,999		
\$ 90,000 - 99,999		
\$ 100,000 - 119,999		
\$ 120,000 - 139,999		1
\$ 140,000 - 159,999		1
\$ 160,000 - 179,999	1	1
\$ 180,000 - 199,999	3	
\$ 200,000 - 249,999	6	2
\$ 250,000 - 299,999	15	3
\$ 300,000 - 349,999	21	7
\$ 350,000 - 399,999	26	4
\$ 400,000 - 499,999	24	11
\$ 500,000 - 599,999	18	5
\$ 600,000 - 699,999	14	3
\$ 700,000 - 799,999	8	3
\$ 800,000 - 899,999	2	1
\$ 900,000 - 999,999	10	1
\$ 1,000,000 - and over	11	3
Total	159	46

Time On Market Sort	M-SF	M-Condo
0 - 30	25	11
31-60	11	6
61-90	9	5
91-120	7	5
121-over	24	16
Total	76	43

