

AUGUST 2026 MARKET REPORT

Marco Island Real Estate Market Report
Contact: Jacki Strategos, 2026 President, Marco Island Area Association of Realtors®
239.394.5616



INVENTORY **378**

HOMES: 128 **-35%**
CONDOS: 211 **-29%**
LOTS: 39 **-49%**

% CHANGE: -34%

**AVERAGE DAYS
ON MARKET** **77**

HOMES: 50 **-49%**
CONDOS: 129 **-4%**
LOTS: 51 **-70%**

% CHANGE: -43%

PROPERTIES SOLD

68

HOMES: 26 **+8%**
CONDOS: 38 **+58%**
LOTS: 4 **-33%**

% CHANGE: +26%

**MEDIAN SALES
PRICE**

HOMES: \$1.6M **-16%**
CONDOS: \$663K **+26%**
LOTS: \$503K **-72%**

SOLD VOLUME

\$95M

HOMES: \$55M **-12%**
CONDOS: \$37M **+162%**
LOTS: \$3M **-75%**

% CHANGE: +17%

The Marco Island Area Association of REALTORS® represents over 700 local real estate professionals. The association provides valuable educational programs, services, events, and resources to its members and subscribers.

Data courtesy of Marco Island Area Association of Realtors® Multiple Listing Service (MLS) for the period AUG 2025 & AUG 2026. For the purpose of this report, the following property types are measured: Marco Island single family homes, condos, and lots. Decimals rounded to the nearest whole number.