

BROWARD COUNTY

MARKET SNAPSHOT

Single Family Homes	2021	2020	% Change
Closed Sales	1,154	976	18.2%
Median Sale Price	\$420,000	\$374,450	12.2%
Original List Price Received	98.0%	95.5%	2.6%
Median Days to Contract	22	50	-56.0%
Inventory (Active Listings)	2,656	5,087	-47.8%
Months Supply of Inventory	2.0	3.8	-47.4%

Townhouses/Condos	2021	2020	% Change
Closed Sales	1,262	1,055	19.6%
Median Sale Price	\$209,000	\$170,000	22.9%
Original List Price Received	95.7%	94.6%	1.2%
Median Days to Contract	45	57	-21.1%
Inventory (Active Listings)	7,021	8,095	-13.3%
Months Supply of Inventory	5.4	5.8	-6.9%

PALM BEACH COUNTY

MARKET SNAPSHOT

Single Family Homes	2021	2020	% Change
Closed Sales	1,154	1,094	5.5%
Median Sale Price	\$422,000	\$363,000	16.3%
Original List Price Received	96.7%	94.8%	2.0%
Median Days to Contract	27	52	-48.1%
Inventory (Active Listings)	3,446	6,347	-45.7%
Months Supply of Inventory	2.3	4.3	-46.5%

Townhouses/Condos	2021	2020	% Change
Closed Sales	919	895	2.7%
Median Sale Price	\$218,900	\$195,000	12.3%
Original List Price Received	95.4%	93.8%	1.7%
Median Days to Contract	42	50	-16.0%
Inventory (Active Listings)	5,045	6,162	-18.1%
Months Supply of Inventory	4.5	5.5	-18.2%

MARTIN COUNTY

MARKET SNAPSHOT

Single Family Homes	2021	2020	% Change
Closed Sales	174	144	20.8%
Median Sale Price	\$449,900	\$406,375	10.7%
Original List Price Received	97.0%	94.3%	2.9%
Median Days to Contract	25	52	-51.9%
Inventory (Active Listings)	403	926	-56.5%
Months Supply of Inventory	1.8	4.6	-60.9%

Townhouses/Condos	2021	2020	% Change
Closed Sales	72	64	12.5%
Median Sale Price	\$210,950	\$171,000	23.4%
Original List Price Received	95.5%	94.5%	1.1%
Median Days to Contract	39	59	-33.9%
Inventory (Active Listings)	276	421	-34.4%
Months Supply of Inventory	2.7	4.7	-42.6%

ST. LUCIE COUNTY

MARKET SNAPSHOT

Single Family Homes	2021	2020	% Change
Closed Sales	423	347	21.9%
Median Sale Price	\$270,000	\$230,000	17.4%
Original List Price Received	99.0%	96.9%	2.2%
Median Days to Contract	15	45	-66.7%
Inventory (Active Listings)	988	1,929	-48.8%
Months Supply of Inventory	1.8	3.9	-53.8%

Townhouses/Condos	2021	2020	% Change
Closed Sales	96	68	41.2%
Median Sale Price	\$237,950	\$180,500	31.8%
Original List Price Received	96.4%	93.1%	3.5%
Median Days to Contract	31	58	-46.6%
Inventory (Active Listings)	344	586	-41.3%
Months Supply of Inventory	3.0	6.0	-50.0%

MIAMI DADE COUNTY

MARKET SNAPSHOT

Single Family Homes	2021	2020	% Change
Closed Sales	968	887	9.1%
Median Sale Price	\$469,500	\$375,000	25.2%
Original List Price Received	96.8%	95.6%	1.3%
Median Days to Contract	28	50	-44.0%
Inventory (Active Listings)	3,401	6,277	-45.8%
Months Supply of Inventory	3.1	5.6	-44.6%

Townhouses/Condos	2021	2020	% Change
Closed Sales	1,243	970	28.1%
Median Sale Price	\$280,000	\$245,000	14.3%
Original List Price Received	94.3%	93.4%	1.0%
Median Days to Contract	63	82	-23.2%
Inventory (Active Listings)	12,608	14,902	-15.4%
Months Supply of Inventory	11.3	12.5	-9.6%