

BROWARD COUNTY

MARKET SNAPSHOT

Single Family Homes	2021	2020	% Change
Closed Sales	1,489	1,535	-3.0%
Median Sale Price	\$499,450	\$425,000	17.5%
Original List Price Received	100.0%	97.1%	3.0%
Median Days to Contract	13	21	-38.1%
Inventory (Active Listings)	2,323	3,234	-28.2%
Months Supply of Inventory	1.5	2.6	-42.3%

Townhouses/Condos	2021	2020	% Change
Closed Sales	1,647	1,449	13.7%
Median Sale Price	\$213,000	\$190,000	12.1%
Original List Price Received	97.8%	95.2%	2.7%
Median Days to Contract	19	43	-55.8%
Inventory (Active Listings)	3,712	7,784	-52.3%
Months Supply of Inventory	2.0	6.5	-69.2%

PALM BEACH COUNTY

MARKET SNAPSHOT

Single Family Homes	2021	2020	% Change
Closed Sales	1,450	1,744	-16.9%
Median Sale Price	\$469,900	\$400,000	17.5%
Original List Price Received	99.3%	96.5%	2.9%
Median Days to Contract	14	27	-48.1%
Inventory (Active Listings)	2,370	4,141	-42.8%
Months Supply of Inventory	1.4	2.9	-51.7%

Townhouses/Condos	2021	2020	% Change
Closed Sales	1,380	1,257	9.8%
Median Sale Price	\$246,500	\$206,250	19.5%
Original List Price Received	97.9%	94.9%	3.2%
Median Days to Contract	17	35	-51.4%
Inventory (Active Listings)	2,032	5,348	-62.0%
Months Supply of Inventory	1.4	5.1	-72.5%

MARTIN COUNTY

MARKET SNAPSHOT

Single Family Homes	2021	2020	% Change
Closed Sales	189	252	-25.0%
Median Sale Price	\$455,000	\$405,444	12.2%
Original List Price Received	98.2%	96.7%	1.6%
Median Days to Contract	16	25	-36.0%
Inventory (Active Listings)	290	538	-46.1%
Months Supply of Inventory	1.2	2.6	-53.8%

Townhouses/Condos	2021	2020	% Change
Closed Sales	118	121	-2.5%
Median Sale Price	\$236,450	\$195,000	21.3%
Original List Price Received	100.0%	95.7%	4.5%
Median Days to Contract	10	35	-71.4%
Inventory (Active Listings)	117	299	-60.9%
Months Supply of Inventory	1.0	3.3	-69.7%

ST. LUCIE COUNTY

MARKET SNAPSHOT

Single Family Homes	2021	2020	% Change
Closed Sales	615	601	2.3%
Median Sale Price	\$330,000	\$258,680	27.6%
Original List Price Received	100.0%	98.4%	1.6%
Median Days to Contract	9	18	-50.0%
Inventory (Active Listings)	727	968	-24.9%
Months Supply of Inventory	1.2	1.9	-36.8%

Townhouses/Condos	2021	2020	% Change
Closed Sales	98	133	-26.3%
Median Sale Price	\$247,000	\$205,000	20.5%
Original List Price Received	98.5%	95.6%	3.0%
Median Days to Contract	9	42	-78.6%
Inventory (Active Listings)	175	387	-54.8%
Months Supply of Inventory	1.2	4.0	-70.0%

MIAMI-DADE COUNTY

MARKET SNAPSHOT

Single Family Homes	2021	2020	% Change
Closed Sales	1,241	1,288	-3.6%
Median Sale Price	\$485,000	\$435,000	11.5%
Original List Price Received	98.6%	96.7%	2.0%
Median Days to Contract	18	32	-43.8%
Inventory (Active Listings)	2,957	4,039	-26.8%
Months Supply of Inventory	2.2	3.8	-42.1%

Townhouses/Condos	2021	2020	% Change
Closed Sales	1,790	1,233	45.2%
Median Sale Price	\$330,000	\$265,000	24.5%
Original List Price Received	97.3%	94.4%	3.1%
Median Days to Contract	35	60	-41.7%
Inventory (Active Listings)	8,049	14,148	-43.1%
Months Supply of Inventory	4.3	13.8	-68.8%