

# BROWARD COUNTY

## MARKET SNAPSHOT

<b>Single Family Homes</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	1,541	1,645	<b>-6.3%</b>
Median Sale Price	\$500,000	\$430,000	<b>16.3%</b>
Original List Price Received	100.0%	97.7%	<b>2.4%</b>
Median Days to Contract	15	19	<b>-21.1%</b>
Inventory (Active Listings)	1,731	2,842	<b>-39.1%</b>
Months Supply of Inventory	1.1	2.1	<b>-47.6%</b>

<b>Townhouses/Condos</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	1,761	1,768	<b>-0.4%</b>
Median Sale Price	\$236,000	\$200,000	<b>18.0%</b>
Original List Price Received	98.2%	94.9%	<b>3.5%</b>
Median Days to Contract	22	45	<b>-51.1%</b>
Inventory (Active Listings)	3,010	7,155	<b>-57.9%</b>
Months Supply of Inventory	1.7	5.6	<b>-69.6%</b>

# PALM BEACH COUNTY

## MARKET SNAPSHOT

<b>Single Family Homes</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	1,601	1,784	<b>-10.3%</b>
Median Sale Price	\$525,000	\$425,000	<b>23.5%</b>
Original List Price Received	99.4%	96.8%	<b>2.7%</b>
Median Days to Contract	14	28	<b>-50.0%</b>
Inventory (Active Listings)	1,832	3,551	<b>-48.4%</b>
Months Supply of Inventory	1.1	2.3	<b>-52.2%</b>

<b>Townhouses/Condos</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	1,461	1,295	<b>12.8%</b>
Median Sale Price	\$263,125	\$230,000	<b>14.4%</b>
Original List Price Received	98.8%	94.7%	<b>4.3%</b>
Median Days to Contract	14	43	<b>-67.4%</b>
Inventory (Active Listings)	1,765	5,140	<b>-65.7%</b>
Months Supply of Inventory	1.2	4.6	<b>-73.9%</b>

# MARTIN COUNTY

## MARKET SNAPSHOT

<b>Single Family Homes</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	210	262	<b>-19.8%</b>
Median Sale Price	\$569,500	\$400,000	<b>42.4%</b>
Original List Price Received	98.6%	97.2%	<b>1.4%</b>
Median Days to Contract	14	19	<b>-26.3%</b>
Inventory (Active Listings)	175	490	<b>-64.3%</b>
Months Supply of Inventory	0.8	2.2	<b>-63.6%</b>

<b>Townhouses/Condos</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	113	115	<b>-1.7%</b>
Median Sale Price	\$272,000	\$212,500	<b>28.0%</b>
Original List Price Received	100.0%	95.8%	<b>4.4%</b>
Median Days to Contract	10	34	<b>-70.6%</b>
Inventory (Active Listings)	76	286	<b>-73.4%</b>
Months Supply of Inventory	0.7	2.9	<b>-75.9%</b>

# ST. LUCIE COUNTY

## MARKET SNAPSHOT

<b>Single Family Homes</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	698	562	<b>24.2%</b>
Median Sale Price	\$334,950	\$269,450	<b>24.3%</b>
Original List Price Received	100.0%	98.6%	<b>1.4%</b>
Median Days to Contract	10	16	<b>-37.5%</b>
Inventory (Active Listings)	625	932	<b>-32.9%</b>
Months Supply of Inventory	1.0	1.8	<b>-44.4%</b>

<b>Townhouses/Condos</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	106	133	<b>-20.3%</b>
Median Sale Price	\$250,000	\$237,000	<b>5.5%</b>
Original List Price Received	97.8%	96.1%	<b>1.8%</b>
Median Days to Contract	13	35	<b>-62.9%</b>
Inventory (Active Listings)	146	319	<b>-54.2%</b>
Months Supply of Inventory	1.1	2.9	<b>-62.1%</b>

# MIAMI-DADE COUNTY

## MARKET SNAPSHOT

<b>Single Family Homes</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	1,356	1,372	<b>-1.2%</b>
Median Sale Price	\$525,000	\$454,900	<b>15.4%</b>
Original List Price Received	98.7%	97.0%	<b>1.8%</b>
Median Days to Contract	19	23	<b>-17.4%</b>
Inventory (Active Listings)	2,563	3,659	<b>-30.0%</b>
Months Supply of Inventory	2.0	3.3	<b>-39.4%</b>

<b>Townhouses/Condos</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	2,077	1,618	<b>28.4%</b>
Median Sale Price	\$355,000	\$274,500	<b>29.3%</b>
Original List Price Received	97.3%	94.3%	<b>3.2%</b>
Median Days to Contract	36	56	<b>-35.7%</b>
Inventory (Active Listings)	6,434	12,898	<b>-50.1%</b>
Months Supply of Inventory	3.3	11.8	<b>-72.0%</b>