

BROWARD COUNTY

MARKET SNAPSHOT

Single Family Homes	2022	2021	% Change
Closed Sales	1,431	1,634	-12.4%
Median Sale Price	\$586,000	\$463,750	26.4%
Original List Price Received	101.3%	100.0%	1.3%
Median Days to Contract	11	12	-8.3%
Inventory (Active Listings)	2,215	2,118	4.6%
Months Supply of Inventory	1.5	1.4	7.1%

Townhouses/Condos	2022	2021	% Change
Closed Sales	1,791	2,071	-13.5%
Median Sale Price	\$253,500	\$210,000	20.7%
Original List Price Received	100.0%	96.4%	3.7%
Median Days to Contract	14	33	-57.6%
Inventory (Active Listings)	2,595	4,361	-40.5%
Months Supply of Inventory	1.4	2.7	-48.1%

PALM BEACH COUNTY

MARKET SNAPSHOT

Single Family Homes	2022	2021	% Change
Closed Sales	1,527	1,890	-19.2%
Median Sale Price	\$615,000	\$475,000	29.5%
Original List Price Received	100.0%	99.5%	0.5%
Median Days to Contract	11	11	0.0%
Inventory (Active Listings)	2,631	2,138	23.1%
Months Supply of Inventory	1.7	1.3	30.8%

Townhouses/Condos	2022	2021	% Change
Closed Sales	1,429	1,887	-24.3%
Median Sale Price	\$307,500	\$250,000	23.0%
Original List Price Received	100.0%	96.8%	3.3%
Median Days to Contract	10	22	-54.5%
Inventory (Active Listings)	1,955	2,460	-20.5%
Months Supply of Inventory	1.3	1.8	-27.8%

MARTIN COUNTY

MARKET SNAPSHOT

Single Family Homes	2022	2021	% Change
Closed Sales	216	273	-20.9%
Median Sale Price	\$584,498	\$469,900	24.4%
Original List Price Received	100.0%	99.3%	0.7%
Median Days to Contract	11	12	-8.3%
Inventory (Active Listings)	341	276	23.6%
Months Supply of Inventory	1.7	1.1	54.5%

Townhouses/Condos	2022	2021	% Change
Closed Sales	113	141	-19.9%
Median Sale Price	\$289,900	\$227,500	27.4%
Original List Price Received	100.0%	99.0%	1.0%
Median Days to Contract	9	9	0.0%
Inventory (Active Listings)	138	130	6.2%
Months Supply of Inventory	1.3	1.1	18.2%

ST. LUCIE COUNTY

MARKET SNAPSHOT

Single Family Homes	2022	2021	% Change
Closed Sales	671	656	2.3%
Median Sale Price	\$390,000	\$299,000	30.4%
Original List Price Received	100.0%	100.0%	0.0%
Median Days to Contract	10	9	11.1%
Inventory (Active Listings)	829	601	37.9%
Months Supply of Inventory	1.3	1.0	30.0%

Townhouses/Condos	2022	2021	% Change
Closed Sales	124	190	-34.7%
Median Sale Price	\$280,000	\$236,450	18.4%
Original List Price Received	100.0%	99.1%	0.9%
Median Days to Contract	9	11	-18.2%
Inventory (Active Listings)	163	164	-0.6%
Months Supply of Inventory	1.4	1.2	16.7%

MIAMI-DADE COUNTY

MARKET SNAPSHOT

Single Family Homes	2022	2021	% Change
Closed Sales	1,193	1,360	-12.3%
Median Sale Price	\$575,000	\$500,000	15.0%
Original List Price Received	100.0%	98.7%	1.3%
Median Days to Contract	14	18	-22.2%
Inventory (Active Listings)	2,790	2,784	0.2%
Months Supply of Inventory	2.2	2.2	0.0%

Townhouses/Condos	2022	2021	% Change
Closed Sales	2,005	2,176	-7.9%
Median Sale Price	\$415,000	\$325,000	27.7%
Original List Price Received	100.0%	95.8%	4.4%
Median Days to Contract	21	49	-57.1%
Inventory (Active Listings)	5,024	8,946	-43.8%
Months Supply of Inventory	2.5	6.0	-58.3%