

BROWARD COUNTY

MARKET SNAPSHOT

Single Family Homes	2021	2020	% Change
Closed Sales	1,625	1,672	-2.8%
Median Sale Price	\$495,000	\$416,000	19.0%
Original List Price Received	100.0%	97.1%	3.0%
Median Days to Contract	12	27	-55.6%
Inventory (Active Listings)	2,357	3,492	-32.5%
Months Supply of Inventory	1.5	2.8	-46.4%

Townhouses/Condos	2021	2020	% Change
Closed Sales	1,797	1,417	26.8%
Median Sale Price	\$220,000	\$199,900	10.1%
Original List Price Received	97.9%	95.0%	3.1%
Median Days to Contract	24	51	-52.9%
Inventory (Active Listings)	3,845	7,799	-50.7%
Months Supply of Inventory	2.1	6.5	-67.7%

PALM BEACH COUNTY

MARKET SNAPSHOT

Single Family Homes	2021	2020	% Change
Closed Sales	1,624	1,814	-10.5%
Median Sale Price	\$480,000	\$399,000	20.3%
Original List Price Received	100.0%	96.1%	4.1%
Median Days to Contract	11	35	-68.6%
Inventory (Active Listings)	2,369	4,227	-44.0%
Months Supply of Inventory	1.4	3.0	-53.3%

Townhouses/Condos	2021	2020	% Change
Closed Sales	1,448	1,200	20.7%
Median Sale Price	\$232,000	\$215,000	7.9%
Original List Price Received	97.7%	94.8%	3.1%
Median Days to Contract	16	44	-63.6%
Inventory (Active Listings)	2,157	5,321	-59.5%
Months Supply of Inventory	1.5	5.2	-71.2%

MARTIN COUNTY

MARKET SNAPSHOT

Single Family Homes	2021	2020	% Change
Closed Sales	227	248	-8.5%
Median Sale Price	\$495,000	\$425,000	16.5%
Original List Price Received	98.7%	95.6%	3.2%
Median Days to Contract	12	37	-67.6%
Inventory (Active Listings)	302	559	-46.0%
Months Supply of Inventory	1.2	2.8	-57.1%

Townhouses/Condos	2021	2020	% Change
Closed Sales	106	109	-2.8%
Median Sale Price	\$206,300	\$181,000	14.0%
Original List Price Received	100.0%	94.7%	5.6%
Median Days to Contract	7	59	-88.1%
Inventory (Active Listings)	135	318	-57.5%
Months Supply of Inventory	1.1	3.6	-69.4%

ST. LUCIE COUNTY

MARKET SNAPSHOT

Single Family Homes	2021	2020	% Change
Closed Sales	580	657	-11.7%
Median Sale Price	\$317,900	\$252,900	25.7%
Original List Price Received	100.0%	98.2%	1.8%
Median Days to Contract	9	26	-65.4%
Inventory (Active Listings)	724	948	-23.6%
Months Supply of Inventory	1.2	1.9	-36.8%

Townhouses/Condos	2021	2020	% Change
Closed Sales	113	136	-16.9%
Median Sale Price	\$215,000	\$241,500	-11.0%
Original List Price Received	100.0%	95.9%	4.3%
Median Days to Contract	8	62	-87.1%
Inventory (Active Listings)	174	402	-56.7%
Months Supply of Inventory	1.2	4.3	-72.1%

MIAMI-DADE COUNTY

MARKET SNAPSHOT

Single Family Homes	2021	2020	% Change
Closed Sales	1,309	1,357	-3.5%
Median Sale Price	\$500,500	\$416,000	20.3%
Original List Price Received	98.7%	96.0%	2.8%
Median Days to Contract	17	51	-66.7%
Inventory (Active Listings)	3,025	4,164	-27.4%
Months Supply of Inventory	2.3	4.0	-42.5%

Townhouses/Condos	2021	2020	% Change
Closed Sales	1,990	1,170	70.1%
Median Sale Price	\$335,000	\$265,000	26.4%
Original List Price Received	97.1%	94.7%	2.5%
Median Days to Contract	35	80	-56.3%
Inventory (Active Listings)	8,263	14,226	-41.9%
Months Supply of Inventory	4.6	14.0	-67.1%