

# BROWARD COUNTY

## MARKET SNAPSHOT

<b>Single Family Homes</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	1,634	814	<b>100.7%</b>
Median Sale Price	\$463,750	\$372,500	<b>24.5%</b>
Original List Price Received	100.0%	96.2%	<b>4.0%</b>
Median Days to Contract	12	33	<b>-63.6%</b>
Inventory (Active Listings)	2,214	4,762	<b>-53.5%</b>
Months Supply of Inventory	1.4	3.9	<b>-64.1%</b>

<b>Townhouses/Condos</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	2,071	715	<b>189.7%</b>
Median Sale Price	\$210,000	\$175,000	<b>20.0%</b>
Original List Price Received	96.4%	94.1%	<b>2.4%</b>
Median Days to Contract	33	49	<b>-32.7%</b>
Inventory (Active Listings)	4,472	8,234	<b>-45.7%</b>
Months Supply of Inventory	2.8	6.5	<b>-56.9%</b>

# PALM BEACH COUNTY

## MARKET SNAPSHOT

<b>Single Family Homes</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	1,890	991	<b>90.7%</b>
Median Sale Price	\$475,000	\$365,000	<b>30.1%</b>
Original List Price Received	99.5%	95.0%	<b>4.7%</b>
Median Days to Contract	11	37	<b>-70.3%</b>
Inventory (Active Listings)	3,075	5,850	<b>-47.4%</b>
Months Supply of Inventory	1.8	4.3	<b>-58.1%</b>

<b>Townhouses/Condos</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	1,887	597	<b>216.1%</b>
Median Sale Price	\$250,000	\$200,000	<b>25.0%</b>
Original List Price Received	96.8%	92.5%	<b>4.6%</b>
Median Days to Contract	22	52	<b>-57.7%</b>
Inventory (Active Listings)	3,251	6,109	<b>-46.8%</b>
Months Supply of Inventory	2.4	5.9	<b>-59.3%</b>

# MARTIN COUNTY

## MARKET SNAPSHOT

<b>Single Family Homes</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	273	133	<b>105.3%</b>
Median Sale Price	\$469,900	\$365,000	<b>28.7%</b>
Original List Price Received	99.3%	94.8%	<b>4.7%</b>
Median Days to Contract	12	40	<b>-70.0%</b>
Inventory (Active Listings)	352	902	<b>-61.0%</b>
Months Supply of Inventory	1.4	4.8	<b>-70.8%</b>

<b>Townhouses/Condos</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	141	71	<b>98.6%</b>
Median Sale Price	\$227,500	\$172,500	<b>31.9%</b>
Original List Price Received	99.0%	94.6%	<b>4.7%</b>
Median Days to Contract	9	48	<b>-81.3%</b>
Inventory (Active Listings)	172	425	<b>-59.5%</b>
Months Supply of Inventory	1.5	4.9	<b>-69.4%</b>

# ST. LUCIE COUNTY

## MARKET SNAPSHOT

<b>Single Family Homes</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	656	396	<b>65.7%</b>
Median Sale Price	\$299,000	\$236,500	<b>26.4%</b>
Original List Price Received	100.0%	97.4%	<b>2.7%</b>
Median Days to Contract	9	38	<b>-76.3%</b>
Inventory (Active Listings)	881	1,571	<b>-43.9%</b>
Months Supply of Inventory	1.5	3.3	<b>-54.5%</b>

<b>Townhouses/Condos</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	190	63	<b>201.6%</b>
Median Sale Price	\$236,450	\$168,500	<b>40.3%</b>
Original List Price Received	99.1%	94.9%	<b>4.4%</b>
Median Days to Contract	11	59	<b>-81.4%</b>
Inventory (Active Listings)	226	591	<b>-61.8%</b>
Months Supply of Inventory	1.6	6.6	<b>-75.8%</b>

# MIAMI DADE COUNTY

## MARKET SNAPSHOT

<b>Single Family Homes</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	1,360	734	<b>85.3%</b>
Median Sale Price	\$500,000	\$375,714	<b>33.1%</b>
Original List Price Received	98.7%	95.6%	<b>3.2%</b>
Median Days to Contract	18	44	<b>-59.1%</b>
Inventory (Active Listings)	2,794	5,665	<b>-50.7%</b>
Months Supply of Inventory	2.2	5.4	<b>-59.3%</b>

<b>Townhouses/Condos</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	2,176	563	<b>286.5%</b>
Median Sale Price	\$325,000	\$260,000	<b>25.0%</b>
Original List Price Received	95.8%	92.9%	<b>3.1%</b>
Median Days to Contract	49	60	<b>-18.3%</b>
Inventory (Active Listings)	8,964	14,705	<b>-39.0%</b>
Months Supply of Inventory	6.0	13.8	<b>-56.5%</b>