

# BROWARD COUNTY

## MARKET SNAPSHOT

<b>Single Family Homes</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	1,358	1,447	<b>-6.2%</b>
Median Sale Price	\$485,000	\$425,000	<b>14.1%</b>
Original List Price Received	100.0%	97.7%	<b>2.4%</b>
Median Days to Contract	15	20	<b>-25.0%</b>
Inventory (Active Listings)	2,033	3,086	<b>-34.1%</b>
Months Supply of Inventory	1.3	2.4	<b>-45.8%</b>

<b>Townhouses/Condos</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	1,596	1,480	<b>7.8%</b>
Median Sale Price	\$232,500	\$204,000	<b>14.0%</b>
Original List Price Received	98.2%	95.4%	<b>2.9%</b>
Median Days to Contract	21	43	<b>-51.2%</b>
Inventory (Active Listings)	3,307	7,628	<b>-56.6%</b>
Months Supply of Inventory	1.8	6.1	<b>-70.5%</b>

# PALM BEACH COUNTY

## MARKET SNAPSHOT

<b>Single Family Homes</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	1,491	1,533	<b>-2.7%</b>
Median Sale Price	\$510,000	\$418,000	<b>22.0%</b>
Original List Price Received	99.2%	96.7%	<b>2.6%</b>
Median Days to Contract	13	24	<b>-45.8%</b>
Inventory (Active Listings)	2,027	3,940	<b>-48.6%</b>
Months Supply of Inventory	1.2	2.7	<b>-55.6%</b>

<b>Townhouses/Condos</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	1,302	1,277	<b>2.0%</b>
Median Sale Price	\$262,750	\$220,000	<b>19.4%</b>
Original List Price Received	97.9%	95.2%	<b>2.8%</b>
Median Days to Contract	15	42	<b>-64.3%</b>
Inventory (Active Listings)	1,846	5,403	<b>-65.8%</b>
Months Supply of Inventory	1.2	4.9	<b>-75.5%</b>

# MARTIN COUNTY

## MARKET SNAPSHOT

<b>Single Family Homes</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	194	241	<b>-19.5%</b>
Median Sale Price	\$549,500	\$429,390	<b>28.0%</b>
Original List Price Received	98.3%	96.5%	<b>1.9%</b>
Median Days to Contract	12	30	<b>-60.0%</b>
Inventory (Active Listings)	231	498	<b>-53.6%</b>
Months Supply of Inventory	1.0	2.3	<b>-56.5%</b>

<b>Townhouses/Condos</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	76	108	<b>-29.6%</b>
Median Sale Price	\$217,500	\$208,450	<b>4.3%</b>
Original List Price Received	100.0%	96.3%	<b>3.8%</b>
Median Days to Contract	11	27	<b>-59.3%</b>
Inventory (Active Listings)	151	289	<b>-47.8%</b>
Months Supply of Inventory	1.3	3.0	<b>-56.7%</b>

# ST. LUCIE COUNTY

## MARKET SNAPSHOT

<b>Single Family Homes</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	592	548	<b>8.0%</b>
Median Sale Price	\$335,000	\$259,575	<b>29.1%</b>
Original List Price Received	100.0%	99.6%	<b>0.4%</b>
Median Days to Contract	9	15	<b>-40.0%</b>
Inventory (Active Listings)	704	994	<b>-29.2%</b>
Months Supply of Inventory	1.2	1.9	<b>-36.8%</b>

<b>Townhouses/Condos</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	116	146	<b>-20.5%</b>
Median Sale Price	\$225,500	\$235,000	<b>-4.0%</b>
Original List Price Received	98.8%	96.5%	<b>2.4%</b>
Median Days to Contract	9	37	<b>-75.7%</b>
Inventory (Active Listings)	169	362	<b>-53.3%</b>
Months Supply of Inventory	1.2	3.3	<b>-63.6%</b>

# MIAMI-DADE COUNTY

## MARKET SNAPSHOT

<b>Single Family Homes</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	1,168	1,154	<b>1.2%</b>
Median Sale Price	\$502,750	\$450,000	<b>11.7%</b>
Original List Price Received	98.4%	97.1%	<b>1.3%</b>
Median Days to Contract	20	23	<b>-13.0%</b>
Inventory (Active Listings)	2,805	3,889	<b>-27.9%</b>
Months Supply of Inventory	2.1	3.6	<b>-41.7%</b>

<b>Townhouses/Condos</b>	<b>2021</b>	<b>2020</b>	<b>% Change</b>
Closed Sales	1,853	1,305	<b>42.0%</b>
Median Sale Price	\$346,000	\$270,000	<b>28.1%</b>
Original List Price Received	97.1%	94.5%	<b>2.8%</b>
Median Days to Contract	36	50	<b>-28.0%</b>
Inventory (Active Listings)	7,179	13,820	<b>-48.1%</b>
Months Supply of Inventory	3.7	13.0	<b>-71.5%</b>