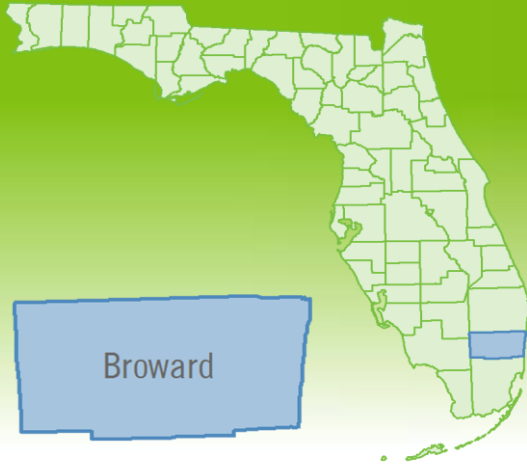


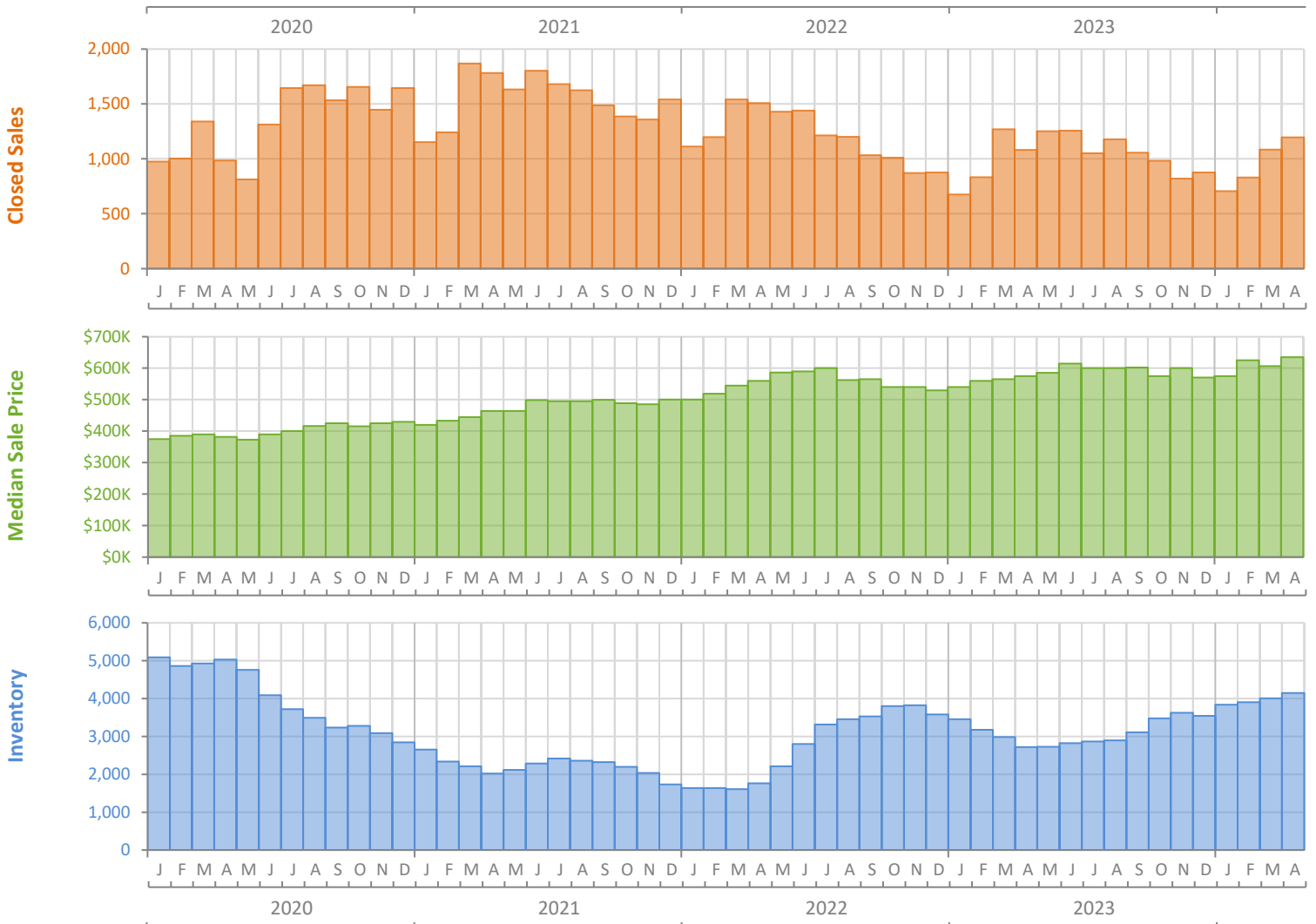
# Monthly Market Summary - April 2024

## Single-Family Homes

### Broward County



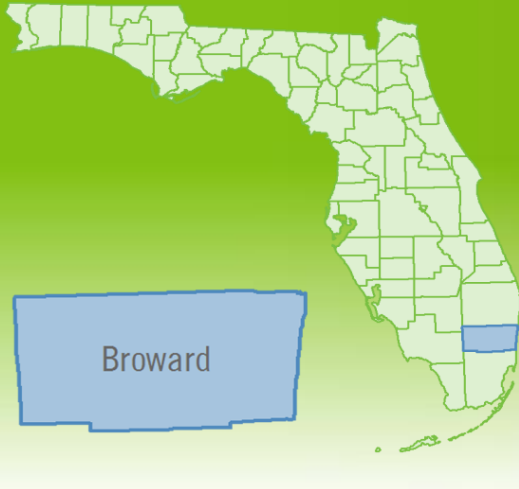
	April 2024	April 2023	Percent Change Year-over-Year
Closed Sales	1,196	1,082	10.5%
Paid in Cash	282	255	10.6%
Median Sale Price	\$635,000	\$575,000	10.4%
Average Sale Price	\$837,680	\$733,294	14.2%
Dollar Volume	\$1.0 Billion	\$793.4 Million	26.3%
Med. Pct. of Orig. List Price Received	96.2%	96.7%	-0.5%
Median Time to Contract	30 Days	27 Days	11.1%
Median Time to Sale	67 Days	67 Days	0.0%
New Pending Sales	1,354	1,365	-0.8%
New Listings	1,767	1,344	31.5%
Pending Inventory	1,827	2,065	-11.5%
Inventory (Active Listings)	4,146	2,717	52.6%
Months Supply of Inventory	4.0	2.5	60.0%



# Monthly Distressed Market - April 2024

## Single-Family Homes

### Broward County



		April 2024	April 2023	Percent Change Year-over-Year
Traditional	Closed Sales	1,188	1,067	11.3%
	Median Sale Price	\$639,900	\$576,000	11.1%
Foreclosure/REO	Closed Sales	5	13	-61.5%
	Median Sale Price	\$455,100	\$415,000	9.7%
Short Sale	Closed Sales	3	2	50.0%
	Median Sale Price	\$825,000	\$263,800	212.7%

