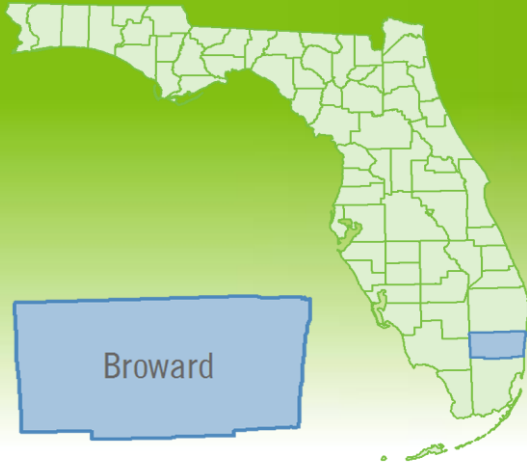


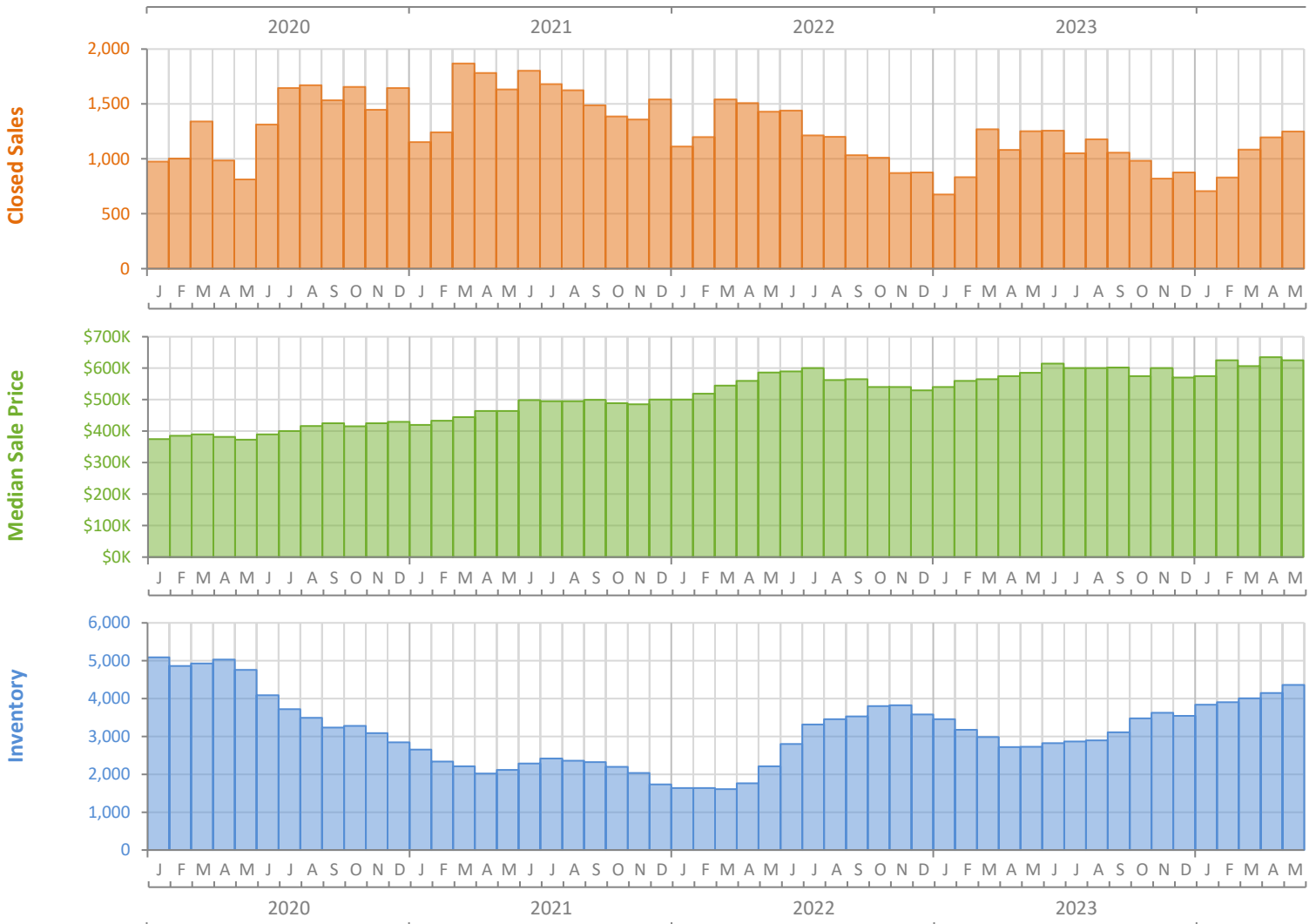
Monthly Market Summary - May 2024

Single-Family Homes

Broward County



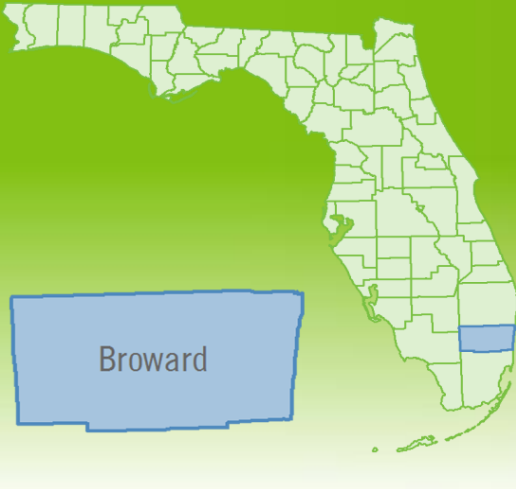
	May 2024	May 2023	Percent Change Year-over-Year
Closed Sales	1,249	1,252	-0.2%
Paid in Cash	304	291	4.5%
Median Sale Price	\$625,000	\$585,000	6.8%
Average Sale Price	\$859,565	\$779,773	10.2%
Dollar Volume	\$1.1 Billion	\$976.3 Million	10.0%
Med. Pct. of Orig. List Price Received	96.5%	97.3%	-0.8%
Median Time to Contract	29 Days	25 Days	16.0%
Median Time to Sale	67 Days	65 Days	3.1%
New Pending Sales	1,301	1,311	-0.8%
New Listings	1,819	1,545	17.7%
Pending Inventory	1,750	1,990	-12.1%
Inventory (Active Listings)	4,359	2,727	59.8%
Months Supply of Inventory	4.3	2.6	65.4%



Monthly Distressed Market - May 2024

Single-Family Homes

Broward County



		May 2024	May 2023	Percent Change Year-over-Year
Traditional	Closed Sales	1,240	1,233	0.6%
	Median Sale Price	\$625,000	\$589,000	6.1%
Foreclosure/REO	Closed Sales	9	13	-30.8%
	Median Sale Price	\$459,950	\$398,900	15.3%
Short Sale	Closed Sales	0	6	-100.0%
	Median Sale Price	(No Sales)	\$273,375	N/A

