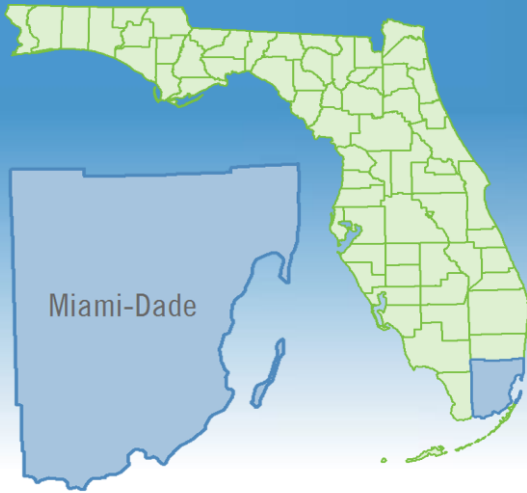


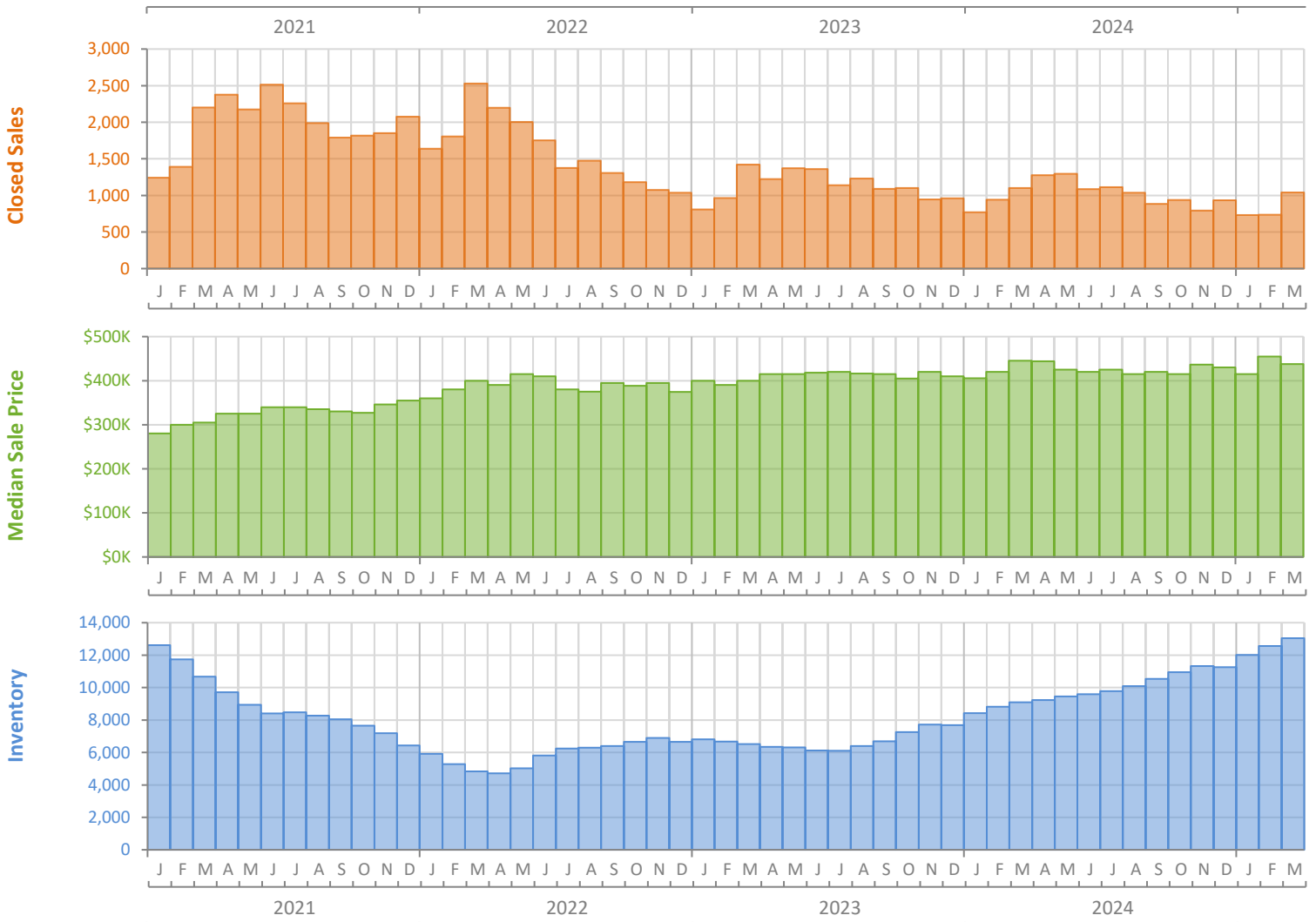
Monthly Market Summary - March 2025

Townhouses and Condos

Miami-Dade County



	March 2025	March 2024	Percent Change Year-over-Year
Closed Sales	1,041	1,100	-5.4%
Paid in Cash	544	544	0.0%
Median Sale Price	\$437,450	\$445,000	-1.7%
Average Sale Price	\$842,384	\$783,764	7.5%
Dollar Volume	\$876.9 Million	\$862.1 Million	1.7%
Med. Pct. of Orig. List Price Received	93.8%	95.5%	-1.8%
Median Time to Contract	58 Days	43 Days	34.9%
Median Time to Sale	100 Days	80 Days	25.0%
New Pending Sales	1,095	1,391	-21.3%
New Listings	2,537	2,257	12.4%
Pending Inventory	1,647	2,068	-20.4%
Inventory (Active Listings)	13,037	9,088	43.5%
Months Supply of Inventory	13.2	8.2	61.0%



Monthly Distressed Market - March 2025

Townhouses and Condos

Miami-Dade County



		March 2025	March 2024	Percent Change Year-over-Year
Traditional	Closed Sales	1,027	1,090	-5.8%
	Median Sale Price	\$440,000	\$450,000	-2.2%
Foreclosure/REO	Closed Sales	11	8	37.5%
	Median Sale Price	\$257,500	\$377,500	-31.8%
Short Sale	Closed Sales	3	2	50.0%
	Median Sale Price	\$198,075	\$205,750	-3.7%

