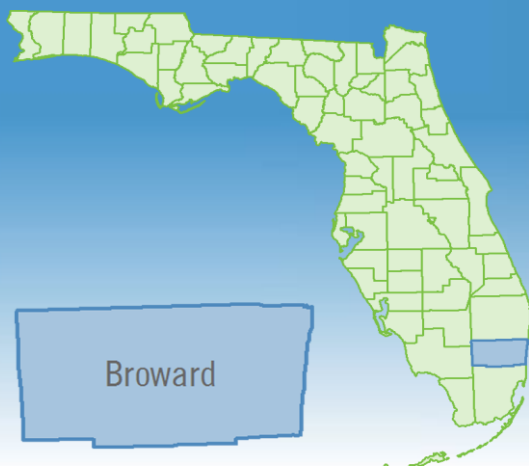


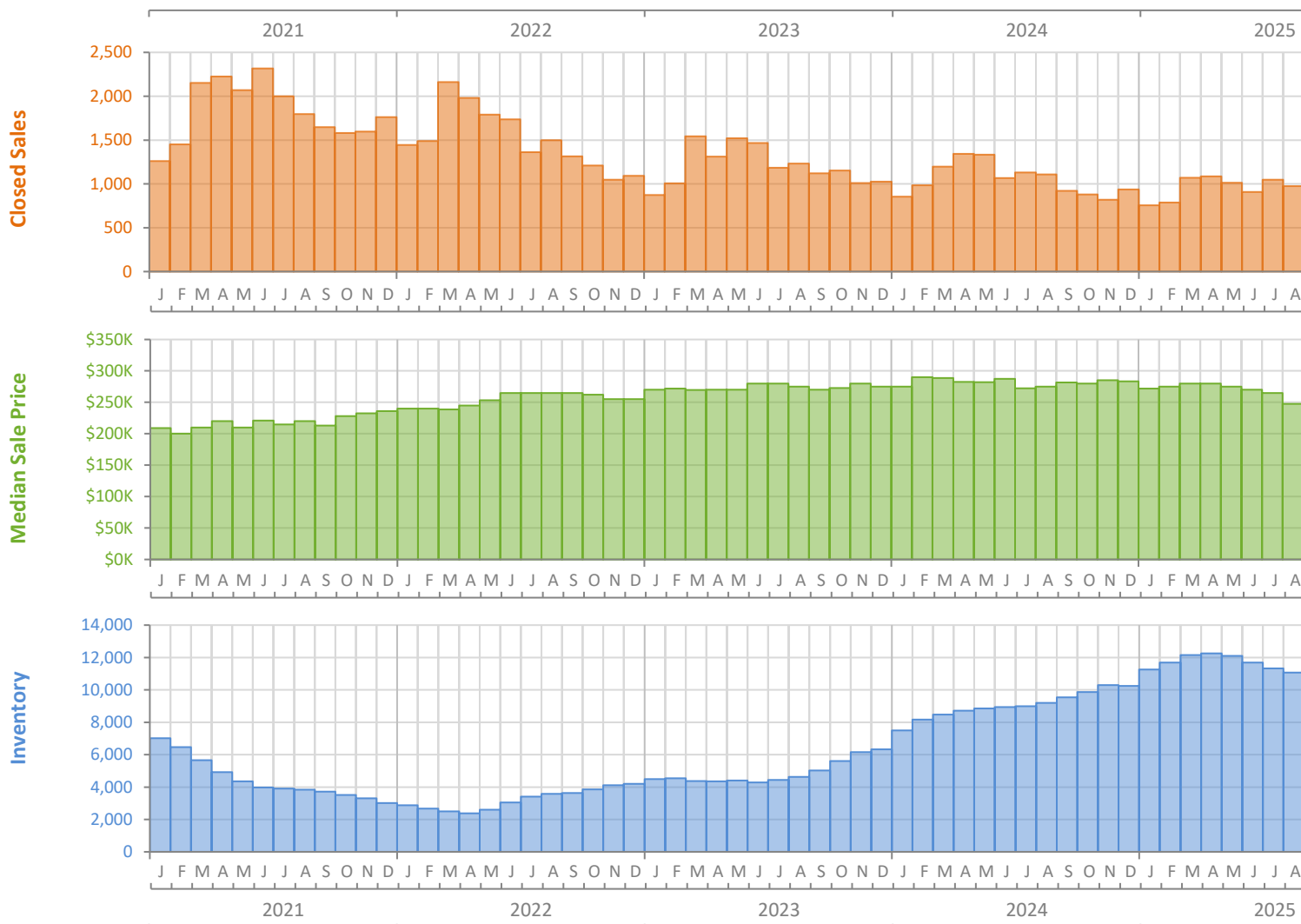
Monthly Market Summary - August 2025

Townhouses and Condos

Broward County



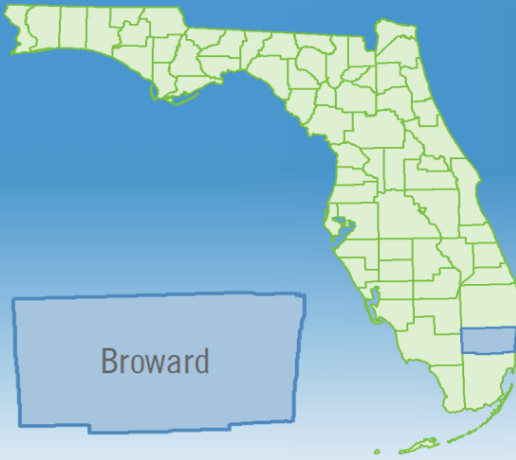
	August 2025	August 2024	Percent Change Year-over-Year
Closed Sales	974	1,109	-12.2%
Paid in Cash	506	525	-3.6%
Median Sale Price	\$247,700	\$275,000	-9.9%
Average Sale Price	\$323,534	\$334,439	-3.3%
Dollar Volume	\$315.1 Million	\$370.9 Million	-15.0%
Med. Pct. of Orig. List Price Received	91.0%	93.8%	-3.0%
Median Time to Contract	74 Days	56 Days	32.1%
Median Time to Sale	114 Days	99 Days	15.2%
New Pending Sales	1,091	1,088	0.3%
New Listings	1,783	2,065	-13.7%
Pending Inventory	1,459	1,572	-7.2%
Inventory (Active Listings)	11,070	9,190	20.5%
Months Supply of Inventory	11.9	8.3	43.4%



Monthly Distressed Market - August 2025

Townhouses and Condos

Broward County



		August 2025	August 2024	Percent Change Year-over-Year
Traditional	Closed Sales	959	1,101	-12.9%
	Median Sale Price	\$250,000	\$275,000	-9.1%
Foreclosure/REO	Closed Sales	14	8	75.0%
	Median Sale Price	\$157,000	\$119,700	31.2%
Short Sale	Closed Sales	1	0	N/A
	Median Sale Price	\$300,000	(No Sales)	N/A

