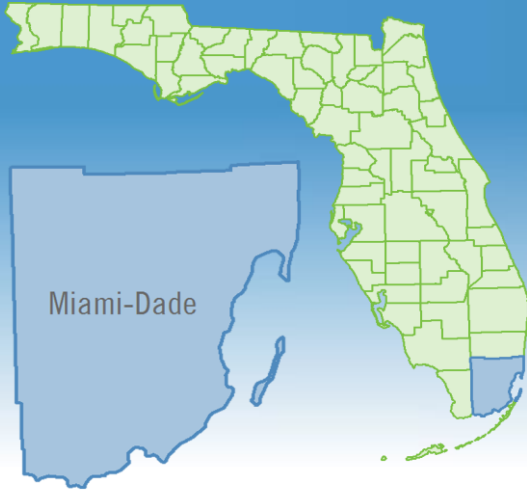


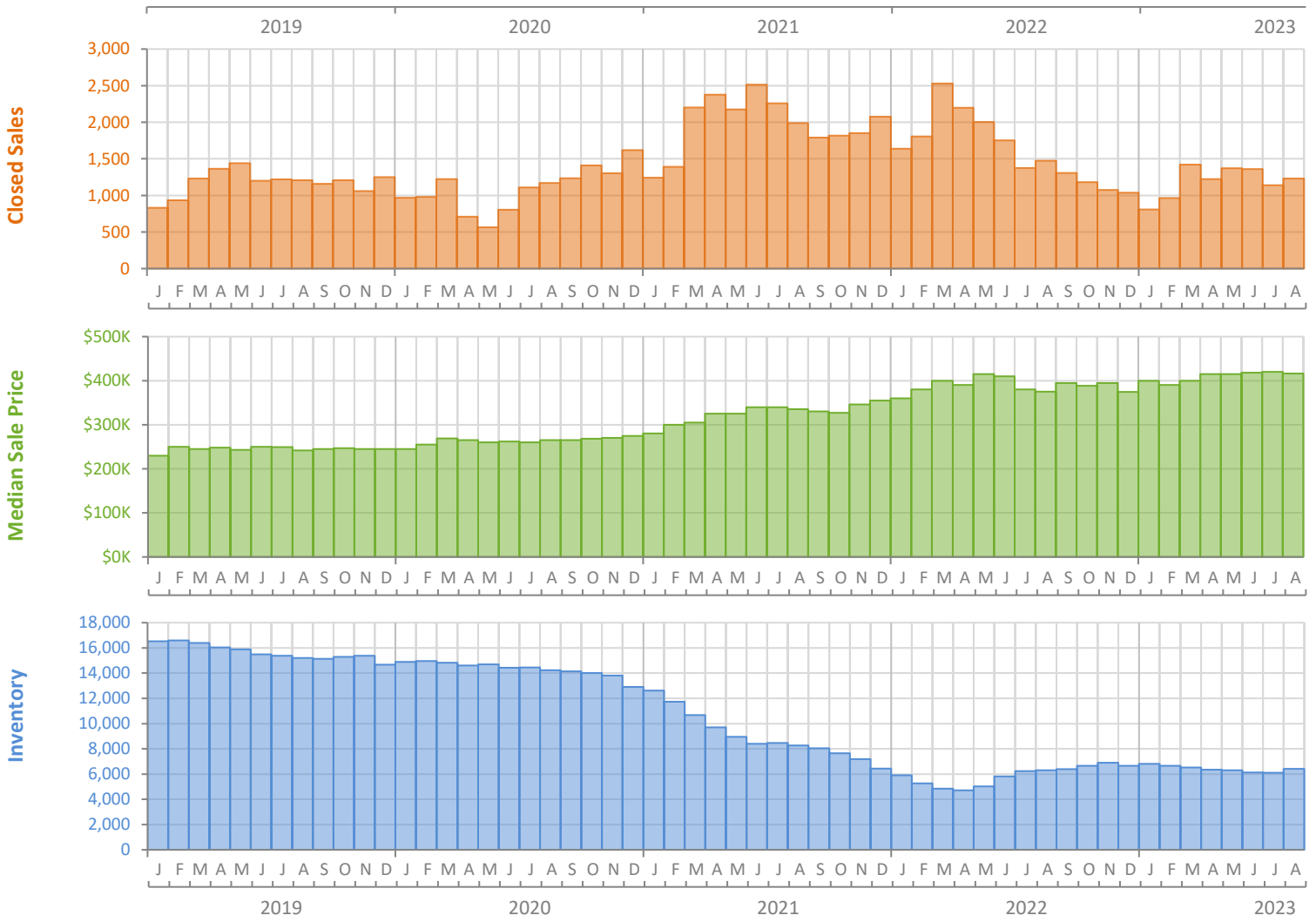
Monthly Market Summary - August 2023

Townhouses and Condos

Miami-Dade County



	August 2023	August 2022	Percent Change Year-over-Year
Closed Sales	1,230	1,473	-16.5%
Paid in Cash	612	696	-12.1%
Median Sale Price	\$416,000	\$375,000	10.9%
Average Sale Price	\$694,996	\$544,280	27.7%
Dollar Volume	\$854.8 Million	\$801.7 Million	6.6%
Med. Pct. of Orig. List Price Received	96.5%	97.8%	-1.3%
Median Time to Contract	34 Days	23 Days	47.8%
Median Time to Sale	76 Days	65 Days	16.9%
New Pending Sales	1,322	1,572	-15.9%
New Listings	2,002	2,118	-5.5%
Pending Inventory	1,923	2,207	-12.9%
Inventory (Active Listings)	6,405	6,300	1.7%
Months Supply of Inventory	5.4	3.4	58.8%



Monthly Distressed Market - August 2023

Townhouses and Condos

Miami-Dade County



		August 2023	August 2022	Percent Change Year-over-Year
Traditional	Closed Sales	1,220	1,446	-15.6%
	Median Sale Price	\$418,500	\$375,000	11.6%
Foreclosure/REO	Closed Sales	7	25	-72.0%
	Median Sale Price	\$215,000	\$214,500	0.2%
Short Sale	Closed Sales	3	2	50.0%
	Median Sale Price	\$300,000	\$307,750	-2.5%

