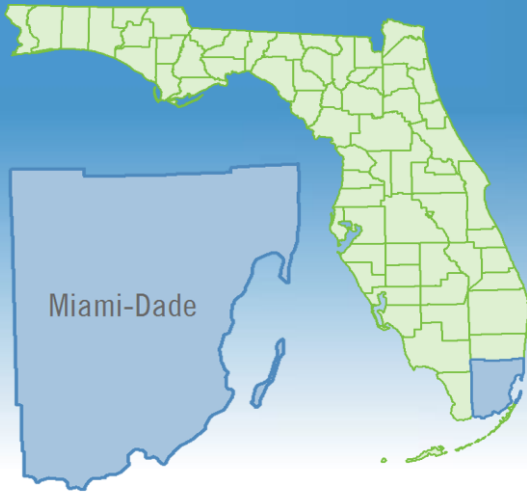


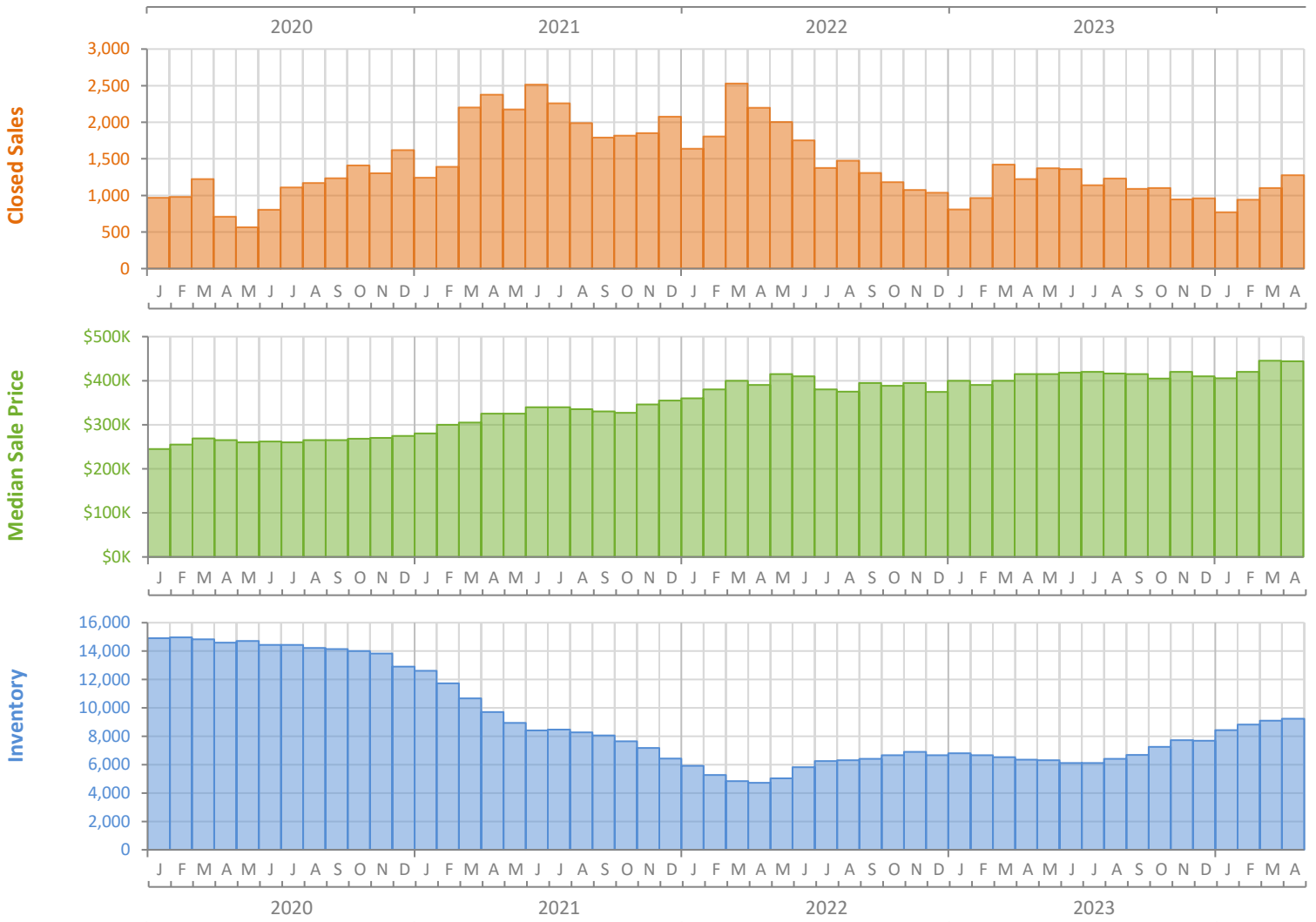
Monthly Market Summary - April 2024

Townhouses and Condos

Miami-Dade County



	April 2024	April 2023	Percent Change Year-over-Year
Closed Sales	1,277	1,222	4.5%
Paid in Cash	669	617	8.4%
Median Sale Price	\$444,000	\$414,900	7.0%
Average Sale Price	\$800,916	\$656,403	22.0%
Dollar Volume	\$1.0 Billion	\$802.1 Million	27.5%
Med. Pct. of Orig. List Price Received	95.2%	96.0%	-0.8%
Median Time to Contract	46 Days	37 Days	24.3%
Median Time to Sale	85 Days	75 Days	13.3%
New Pending Sales	1,418	1,417	0.1%
New Listings	2,235	1,709	30.8%
Pending Inventory	2,046	2,297	-10.9%
Inventory (Active Listings)	9,230	6,342	45.5%
Months Supply of Inventory	8.3	4.9	69.4%



Monthly Distressed Market - April 2024

Townhouses and Condos

Miami-Dade County



		April 2024	April 2023	Percent Change Year-over-Year
Traditional	Closed Sales	1,267	1,208	4.9%
	Median Sale Price	\$445,000	\$415,000	7.2%
Foreclosure/REO	Closed Sales	9	14	-35.7%
	Median Sale Price	\$380,000	\$237,500	60.0%
Short Sale	Closed Sales	1	0	N/A
	Median Sale Price	\$234,000	(No Sales)	N/A

