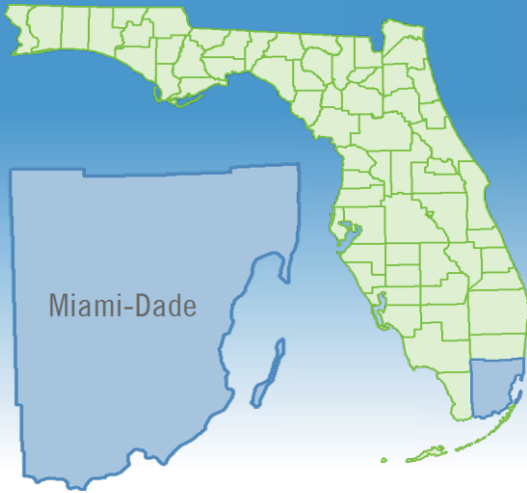


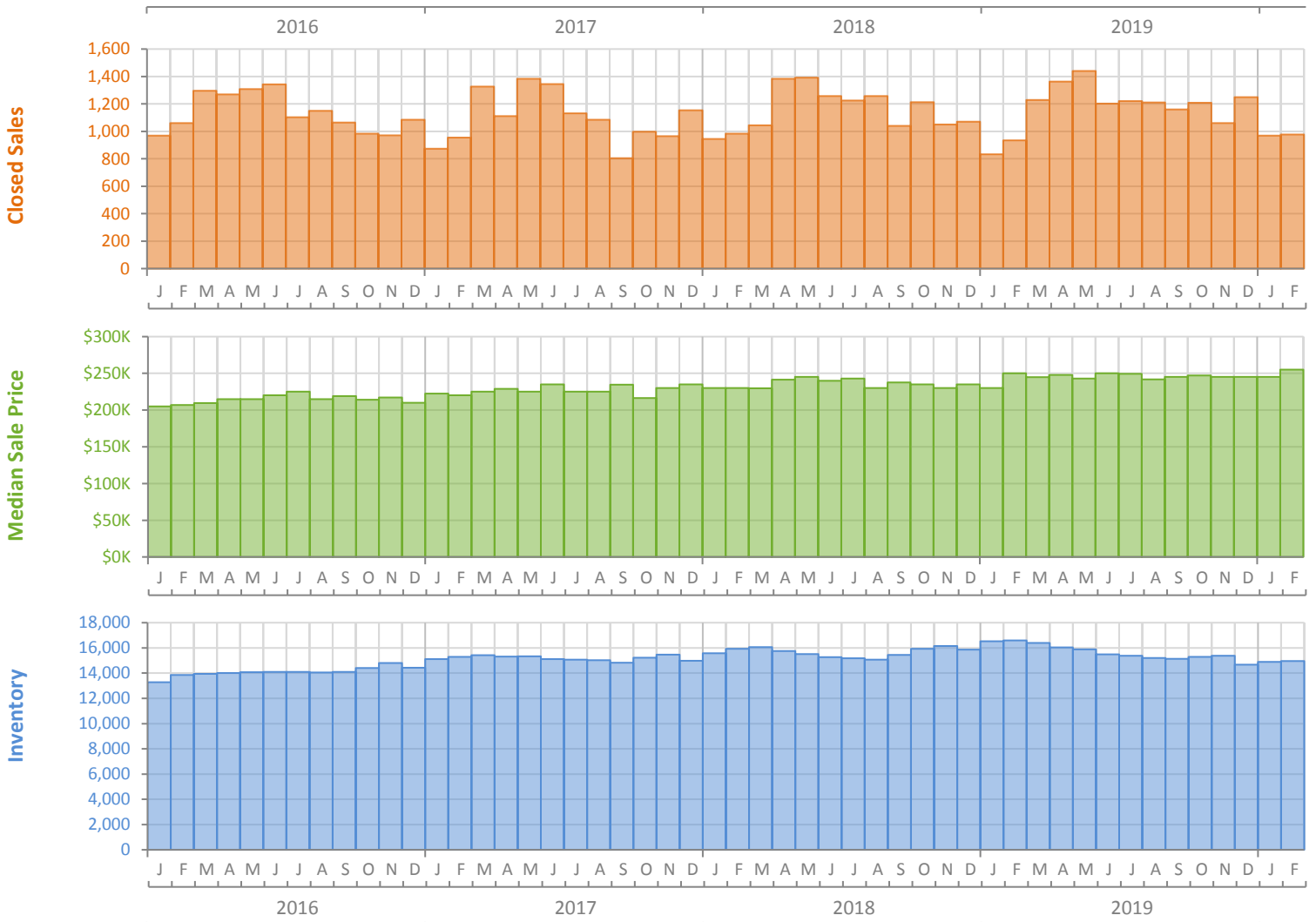
# Monthly Market Summary - February 2020

## Townhouses and Condos

### Miami-Dade County



	February 2020	February 2019	Percent Change Year-over-Year
Closed Sales	978	934	4.7%
Paid in Cash	504	511	-1.4%
Median Sale Price	\$255,000	\$250,000	2.0%
Average Sale Price	\$380,764	\$442,700	-14.0%
Dollar Volume	\$372.4 Million	\$413.5 Million	-9.9%
Med. Pct. of Orig. List Price Received	94.0%	92.6%	1.5%
Median Time to Contract	85 Days	83 Days	2.4%
Median Time to Sale	127 Days	122 Days	4.1%
New Pending Sales	1,528	1,378	10.9%
New Listings	2,268	2,409	-5.9%
Pending Inventory	2,499	2,272	10.0%
Inventory (Active Listings)	14,960	16,583	-9.8%
Months Supply of Inventory	12.6	14.5	-13.1%



# Monthly Distressed Market - February 2020

## Townhouses and Condos

### Miami-Dade County



		February 2020	February 2019	Percent Change Year-over-Year
Traditional	Closed Sales	939	872	7.7%
	Median Sale Price	\$260,000	\$255,000	2.0%
Foreclosure/REO	Closed Sales	34	54	-37.0%
	Median Sale Price	\$170,000	\$167,250	1.6%
Short Sale	Closed Sales	5	8	-37.5%
	Median Sale Price	\$160,000	\$170,000	-5.9%

