

# Broward County Local Residential Market Metrics - Q4 2020

## Townhouses and Condos

### Municipalities and Census-Designated Places\*



Name of County, Municipality, or CDP*	Closed Sales	Y/Y % Chg.	Closed Sales Paid in Cash	Y/Y % Chg.	Median Sale Price	Y/Y % Chg.	Average Sale Price	Y/Y % Chg.
Broward County	4,833	26.5%	2,205	16.2%	\$198,000	14.5%	\$263,396	19.9%
Boulevard Gardens (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Broadview Park (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Coconut Creek (City)	219	28.1%	80	6.7%	\$171,000	5.6%	\$184,608	13.4%
Cooper City (City)	26	30.0%	1	-80.0%	\$310,450	13.5%	\$305,142	6.2%
Coral Springs (City)	174	8.1%	78	1.3%	\$163,950	6.5%	\$191,583	11.4%
Dania Beach (City)	76	40.7%	22	0.0%	\$215,000	4.9%	\$225,075	4.8%
Davie (Town)	143	13.5%	45	12.5%	\$225,000	12.7%	\$227,115	5.9%
Deerfield Beach (City)	291	16.4%	168	8.4%	\$125,000	0.0%	\$169,498	15.9%
Fort Lauderdale (City)	661	35.5%	300	15.8%	\$359,500	20.2%	\$534,516	30.3%
Franklin Park (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Hallandale Beach (City)	328	58.5%	200	44.9%	\$210,000	5.0%	\$266,496	-4.6%
Hillsboro Beach (Town)	30	87.5%	16	77.8%	\$410,000	10.8%	\$484,017	23.7%
Hillsboro Pines (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Hollywood (City)	346	43.0%	201	36.7%	\$197,000	12.6%	\$301,459	30.0%
Lauderdale Lakes (City)	74	12.1%	56	21.7%	\$75,000	0.7%	\$85,212	4.5%
Lauderdale-by-the-Sea (Town)	73	65.9%	44	109.5%	\$426,000	37.6%	\$539,460	25.8%
Lauderhill (City)	173	13.8%	100	-2.9%	\$99,450	24.3%	\$112,733	20.4%
Lazy Lake (Village)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Lighthouse Point (City)	22	29.4%	12	20.0%	\$235,000	56.7%	\$220,909	20.3%
Margate (City)	165	26.0%	79	33.9%	\$110,000	22.2%	\$129,636	3.5%
Miramar (City)	141	20.5%	26	-16.1%	\$271,000	11.5%	\$287,387	18.5%
North Lauderdale (City)	65	18.2%	17	-22.7%	\$200,000	23.1%	\$186,728	21.4%
Oakland Park (City)	100	-5.7%	36	-20.0%	\$162,500	16.1%	\$194,053	18.4%
Parkland (City)	22	100.0%	8	166.7%	\$345,000	1.5%	\$359,137	2.6%
Pembroke Park (Town)	2	-33.3%	2	N/A	\$136,250	-12.9%	\$136,250	-14.2%
Pembroke Pines (City)	387	25.6%	141	6.8%	\$190,000	5.6%	\$210,999	8.3%
Plantation (City)	179	25.2%	58	9.4%	\$180,000	0.4%	\$194,644	1.5%
Pompano Beach (City)	404	39.8%	209	40.3%	\$190,000	5.6%	\$244,359	3.2%
Roosevelt Gardens (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Sea Ranch Lakes (Village)	3	200.0%	2	N/A	\$325,000	-13.6%	\$329,333	-12.4%
Southwest Ranches (Town)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Sunrise (City)	272	3.4%	127	0.8%	\$133,750	11.5%	\$155,174	7.2%
Tamarac (City)	284	5.6%	106	-13.8%	\$165,000	15.8%	\$178,057	15.1%
Washington Park (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
West Park (City)	2	0.0%	0	-100.0%	\$223,500	47.5%	\$223,500	47.5%
Weston (City)	115	45.6%	50	72.4%	\$305,000	34.1%	\$303,757	18.9%
Wilton Manors (City)	45	45.2%	15	-6.3%	\$260,000	1.6%	\$277,660	0.5%

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## Townhouses and Condos

### Municipalities and Census-Designated Places\*



Name of County, Municipality, or CDP*	Dollar Volume	Y/Y % Chg.	Pct. of Orig. List Price Received	Y/Y % Chg.	Median Time to Contract	Y/Y % Chg.	New Listings	Y/Y % Chg.
Broward County	\$1.3 Billion	51.7%	95.2%	0.5%	46 Days	-9.8%	5,897	6.4%
Boulevard Gardens (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Broadview Park (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Coconut Creek (City)	\$40.4 Million	45.2%	95.9%	0.0%	40 Days	-4.8%	232	-8.7%
Cooper City (City)	\$7.9 Million	38.0%	97.4%	3.6%	16 Days	-69.8%	32	23.1%
Coral Springs (City)	\$33.3 Million	20.4%	96.7%	1.3%	21 Days	-25.0%	186	-11.4%
Dania Beach (City)	\$17.1 Million	47.5%	95.7%	1.2%	53 Days	-8.6%	84	-10.6%
Davie (Town)	\$32.5 Million	20.2%	96.4%	0.1%	24 Days	-35.1%	189	28.6%
Deerfield Beach (City)	\$49.3 Million	34.9%	94.0%	0.5%	50 Days	4.2%	407	4.6%
Fort Lauderdale (City)	\$353.3 Million	76.5%	93.9%	0.6%	69 Days	-22.5%	862	13.6%
Franklin Park (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Hallandale Beach (City)	\$87.4 Million	51.1%	92.6%	1.1%	110 Days	-9.8%	437	10.6%
Hillsboro Beach (Town)	\$14.5 Million	132.0%	93.5%	-1.0%	134 Days	63.4%	41	-10.9%
Hillsboro Pines (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Hollywood (City)	\$104.3 Million	85.9%	94.0%	0.6%	62 Days	-16.2%	491	4.0%
Lauderdale Lakes (City)	\$6.3 Million	17.1%	93.3%	1.2%	97 Days	-12.6%	115	12.7%
Lauderdale-by-the-Sea (Town)	\$39.4 Million	108.7%	92.7%	-0.7%	93 Days	12.0%	94	20.5%
Lauderhill (City)	\$19.5 Million	37.1%	95.7%	2.6%	72 Days	-8.9%	227	-16.2%
Lazy Lake (Village)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Lighthouse Point (City)	\$4.9 Million	55.6%	93.9%	-2.7%	75 Days	82.9%	35	16.7%
Margate (City)	\$21.4 Million	30.4%	95.8%	1.2%	40 Days	-13.0%	175	-2.8%
Miramar (City)	\$40.5 Million	42.8%	97.9%	0.9%	19 Days	-29.6%	150	0.0%
North Lauderdale (City)	\$12.1 Million	43.4%	96.7%	0.6%	30 Days	-9.1%	75	21.0%
Oakland Park (City)	\$19.4 Million	11.7%	96.2%	0.3%	36 Days	-2.7%	117	10.4%
Parkland (City)	\$7.9 Million	105.2%	95.9%	0.0%	30 Days	66.7%	20	-4.8%
Pembroke Park (Town)	\$272,500	-42.8%	96.0%	4.2%	6 Days	-92.0%	5	150.0%
Pembroke Pines (City)	\$81.7 Million	36.1%	96.6%	0.0%	29 Days	-27.5%	423	15.3%
Plantation (City)	\$34.8 Million	27.0%	97.2%	2.3%	28 Days	-37.8%	185	18.6%
Pompano Beach (City)	\$98.7 Million	44.2%	94.5%	0.5%	45 Days	-30.8%	486	-6.2%
Roosevelt Gardens (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Sea Ranch Lakes (Village)	\$987,999	162.8%	94.4%	-3.4%	39 Days	1200.0%	3	50.0%
Southwest Ranches (Town)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Sunrise (City)	\$42.2 Million	10.9%	95.7%	0.9%	46 Days	-6.1%	347	16.4%
Tamarac (City)	\$50.6 Million	21.5%	96.5%	0.9%	31 Days	-8.8%	293	11.4%
Washington Park (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
West Park (City)	\$447,000	47.5%	86.7%	-11.8%	190 Days	660.0%	0	-100.0%
Weston (City)	\$34.9 Million	73.0%	96.1%	0.5%	35 Days	-41.7%	109	18.5%
Wilton Manors (City)	\$12.5 Million	46.0%	95.9%	-0.5%	21 Days	-43.2%	55	61.8%

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Name of County, Municipality, or CDP*	New Pending Sales	Y/Y % Chg.	Pending Inventory	Y/Y % Chg.	Active Inventory	Y/Y % Chg.	Months Supply of Inventory	Y/Y % Chg.
Broward County	5,320	27.5%	2,810	28.1%	7,155	-3.8%	5.6	3.7%
Boulevard Gardens (CDP)	0	N/A	0	N/A	0	N/A	0.0	N/A
Broadview Park (CDP)	0	N/A	0	N/A	0	N/A	0.0	N/A
Coconut Creek (City)	232	13.2%	132	10.9%	210	-4.1%	3.3	-2.9%
Cooper City (City)	28	47.4%	16	45.5%	13	0.0%	1.6	-5.9%
Coral Springs (City)	202	17.4%	109	19.8%	115	-29.0%	2.4	-20.0%
Dania Beach (City)	67	11.7%	32	45.5%	89	-8.2%	5.1	-12.1%
Davie (Town)	171	36.8%	101	68.3%	145	22.9%	3.6	38.5%
Deerfield Beach (City)	355	37.1%	186	50.0%	405	-0.7%	5.0	19.0%
Fort Lauderdale (City)	711	45.4%	370	26.7%	1,406	1.7%	8.5	4.9%
Franklin Park (CDP)	0	N/A	0	N/A	0	N/A	0.0	N/A
Hallandale Beach (City)	340	58.9%	155	74.2%	918	1.0%	12.6	4.1%
Hillsboro Beach (Town)	36	140.0%	18	100.0%	99	-5.7%	12.9	-7.9%
Hillsboro Pines (CDP)	0	N/A	0	N/A	0	N/A	0.0	N/A
Hollywood (City)	367	34.9%	186	43.1%	894	-0.3%	10.1	3.1%
Lauderdale Lakes (City)	93	32.9%	46	21.1%	166	11.4%	7.9	17.9%
Lauderdale-by-the-Sea (Town)	73	65.9%	26	44.4%	126	-18.7%	7.1	-7.8%
Lauderhill (City)	217	-2.7%	152	-3.2%	334	-4.3%	6.4	8.5%
Lazy Lake (Village)	0	N/A	0	N/A	0	N/A	0.0	N/A
Lighthouse Point (City)	26	30.0%	11	-8.3%	41	-16.3%	4.9	-22.2%
Margate (City)	196	23.3%	105	9.4%	124	-23.9%	2.9	-17.1%
Miramar (City)	140	16.7%	78	44.4%	71	-39.3%	2.0	-28.6%
North Lauderdale (City)	92	50.8%	67	59.5%	47	-25.4%	2.7	-15.6%
Oakland Park (City)	115	18.6%	58	70.6%	96	11.6%	3.4	30.8%
Parkland (City)	27	80.0%	11	37.5%	16	6.7%	3.4	41.7%
Pembroke Park (Town)	4	0.0%	5	0.0%	3	-25.0%	4.0	42.9%
Pembroke Pines (City)	395	11.9%	192	11.0%	346	4.8%	3.4	17.2%
Plantation (City)	197	22.4%	108	61.2%	117	-12.7%	2.4	-7.7%
Pompano Beach (City)	440	33.7%	213	18.3%	612	-14.0%	5.4	-14.3%
Roosevelt Gardens (CDP)	0	N/A	0	N/A	0	N/A	0.0	N/A
Sea Ranch Lakes (Village)	3	50.0%	1	0.0%	2	100.0%	3.4	-15.0%
Southwest Ranches (Town)	0	N/A	0	N/A	0	N/A	0.0	N/A
Sunrise (City)	316	13.3%	183	19.6%	315	-5.7%	4.1	5.1%
Tamarac (City)	300	2.7%	172	13.9%	214	-8.2%	2.8	7.7%
Washington Park (CDP)	0	N/A	0	N/A	0	N/A	0.0	N/A
West Park (City)	2	0.0%	0	N/A	0	-100.0%	0.0	-100.0%
Weston (City)	127	54.9%	61	48.8%	71	-26.8%	2.5	-21.9%
Wilton Manors (City)	38	31.0%	15	7.1%	49	32.4%	3.8	35.7%

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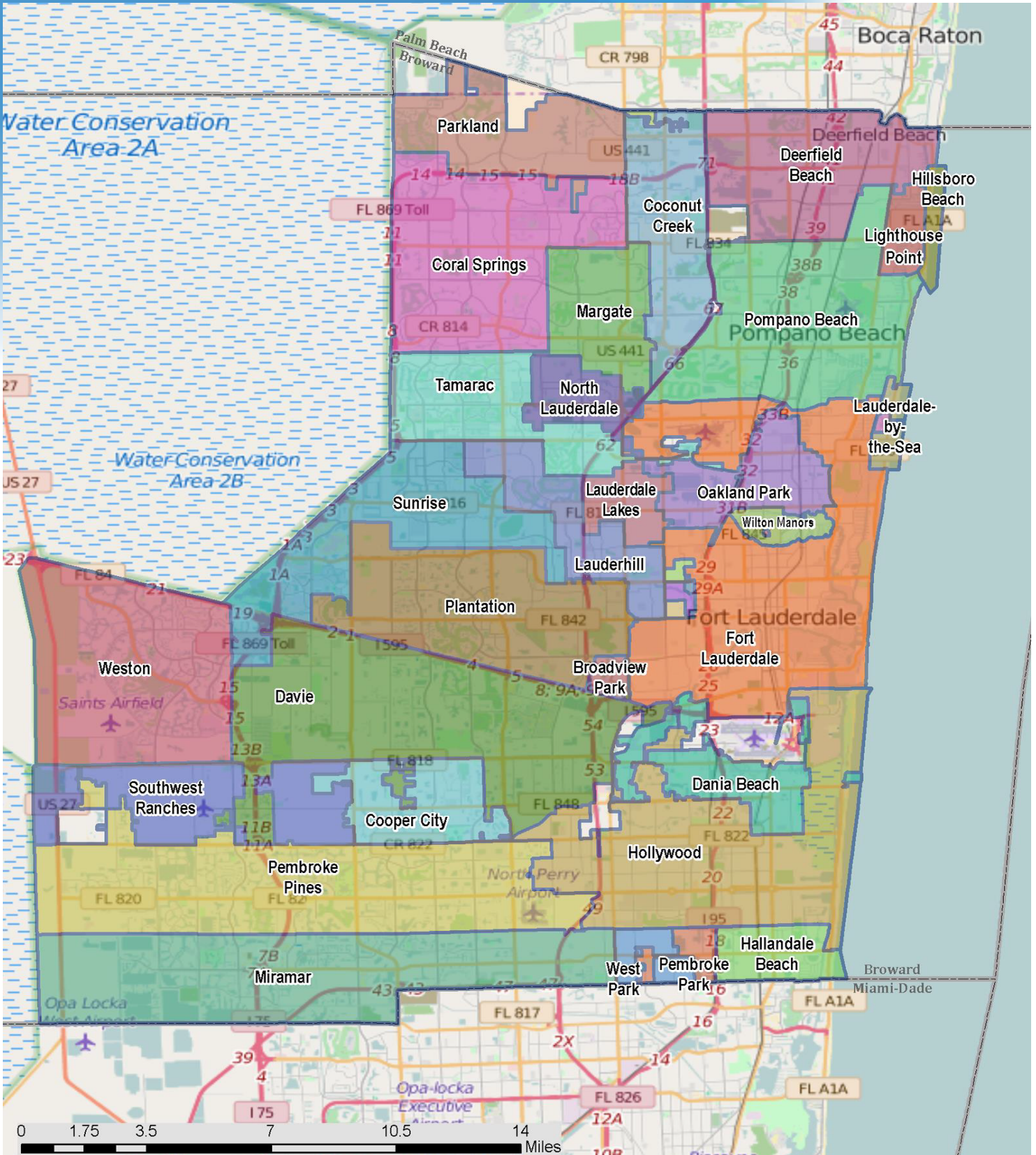
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## Reference Map - Countywide

### Municipalities and Census-Designated Places\*



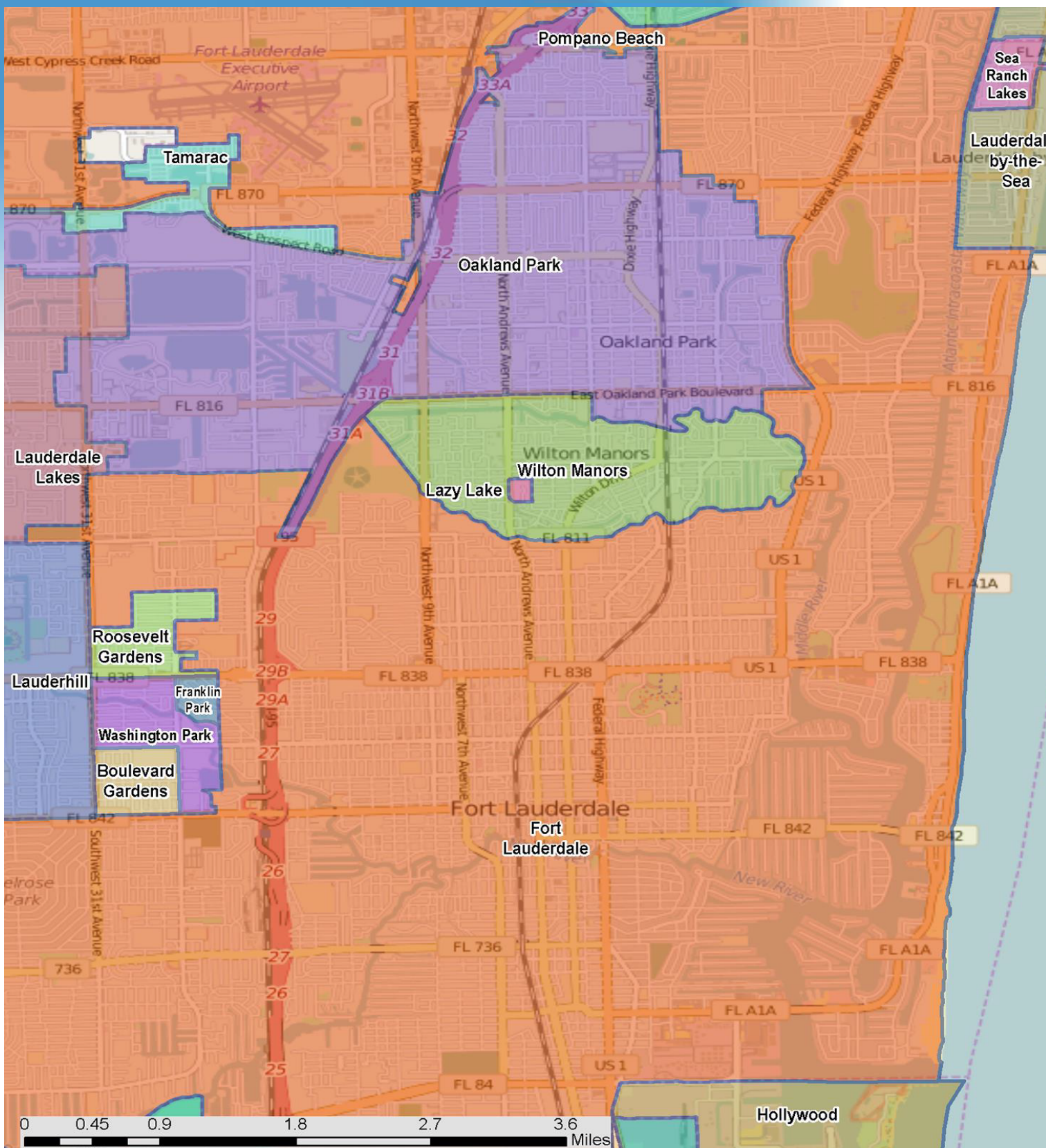
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## Reference Map - East Central Broward

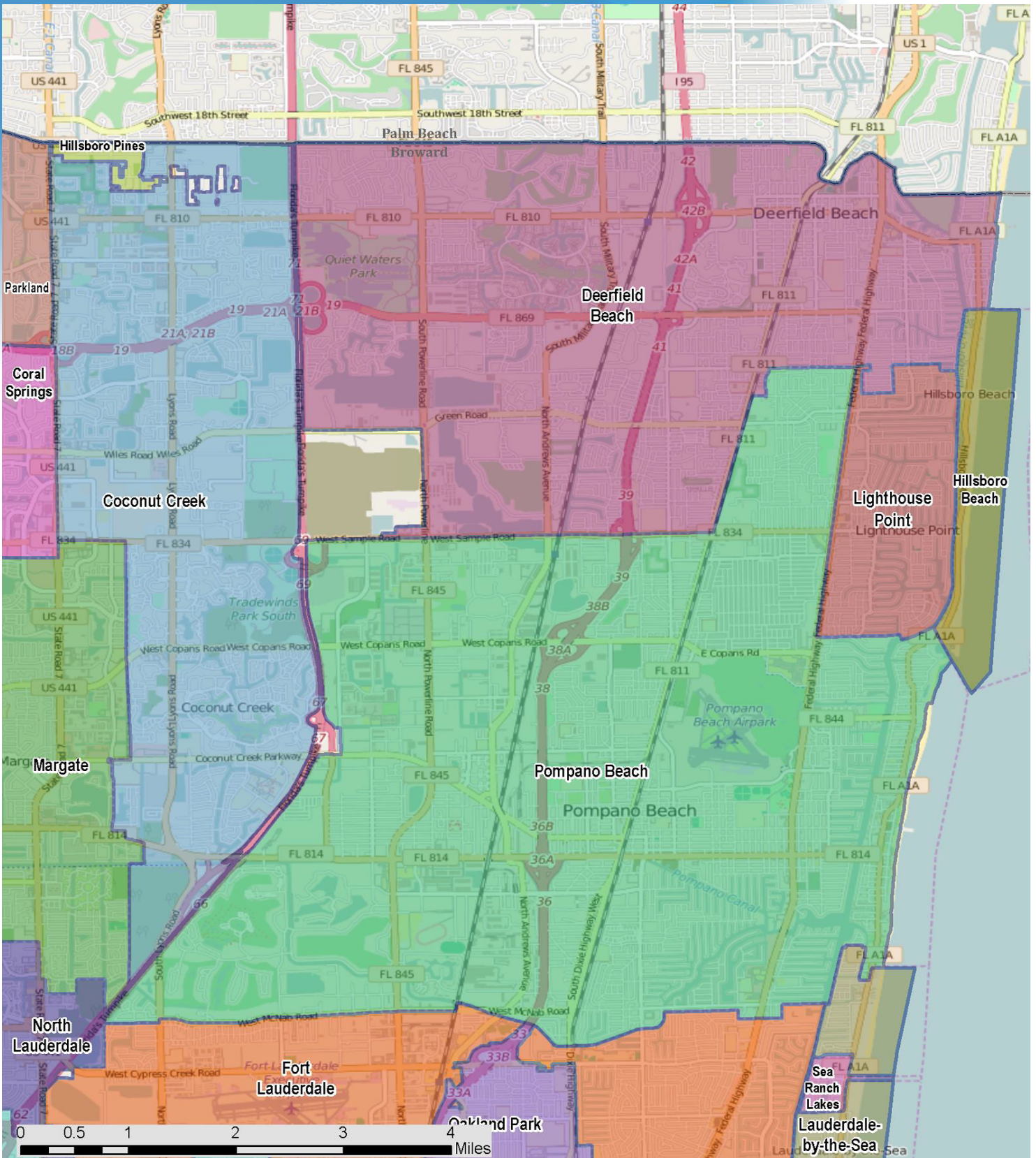
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