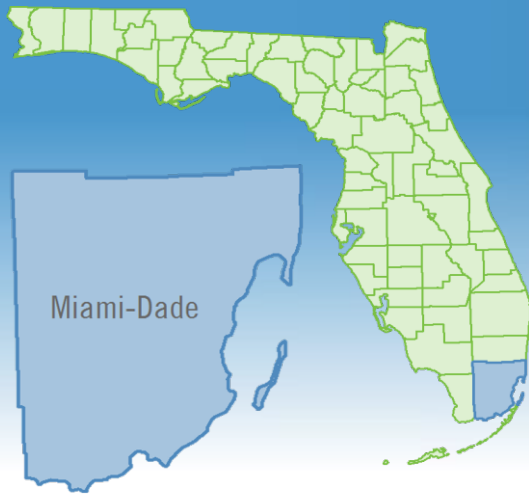


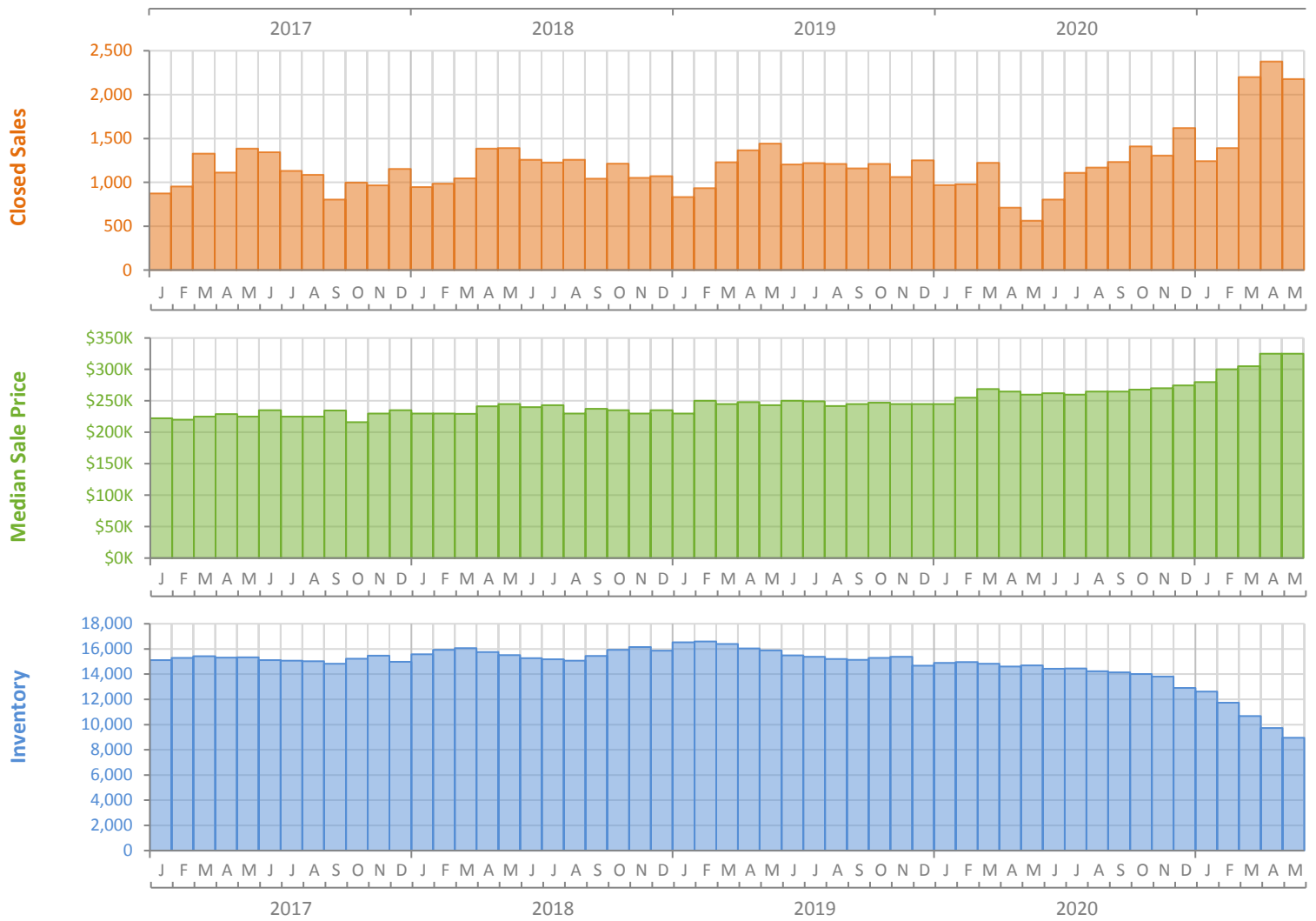
Monthly Market Summary - May 2021

Townhouses and Condos

Miami-Dade County



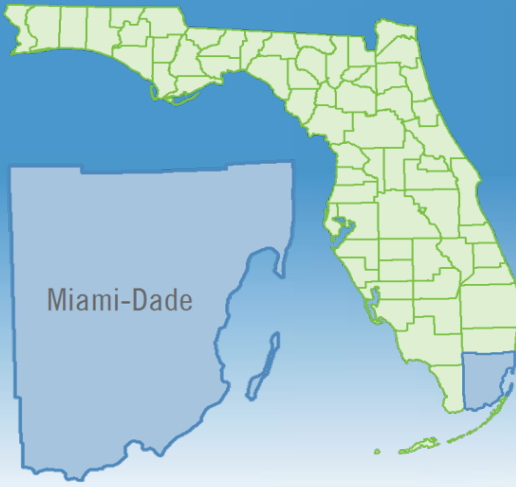
	May 2021	May 2020	Percent Change Year-over-Year
Closed Sales	2,176	563	286.5%
Paid in Cash	1,050	217	383.9%
Median Sale Price	\$325,000	\$260,000	25.0%
Average Sale Price	\$676,675	\$411,555	64.4%
Dollar Volume	\$1.5 Billion	\$231.7 Million	535.5%
Med. Pct. of Orig. List Price Received	95.8%	92.9%	3.1%
Median Time to Contract	49 Days	60 Days	-18.3%
Median Time to Sale	94 Days	109 Days	-13.8%
New Pending Sales	2,748	988	178.1%
New Listings	2,598	2,160	20.3%
Pending Inventory	4,668	1,831	154.9%
Inventory (Active Listings)	8,964	14,705	-39.0%
Months Supply of Inventory	6.0	13.8	-56.5%



Monthly Distressed Market - May 2021

Townhouses and Condos

Miami-Dade County



		May 2021	May 2020	Percent Change Year-over-Year
Traditional	Closed Sales	2,146	529	305.7%
	Median Sale Price	\$327,500	\$267,500	22.4%
Foreclosure/REO	Closed Sales	22	28	-21.4%
	Median Sale Price	\$254,500	\$161,900	57.2%
Short Sale	Closed Sales	8	6	33.3%
	Median Sale Price	\$189,950	\$139,500	36.2%

