

Broward County Local Residential Market Metrics - Q2 2021

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	6,613	143.6%	3,404	190.9%	\$217,000	17.3%	\$297,521	25.3%
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)	291	132.8%	128	141.5%	\$176,650	8.7%	\$190,926	13.2%
Cooper City (City)	27	80.0%	5	150.0%	\$323,500	9.0%	\$322,182	13.3%
Coral Springs (City)	209	102.9%	113	264.5%	\$168,500	2.1%	\$194,984	5.5%
Dania Beach (City)	86	109.8%	41	272.7%	\$220,000	6.3%	\$220,535	-12.9%
Davie (Town)	235	132.7%	97	246.4%	\$210,000	4.7%	\$233,366	8.5%
Deerfield Beach (City)	427	138.5%	249	159.4%	\$135,000	3.8%	\$180,174	9.0%
Fort Lauderdale (City)	1,085	242.3%	590	298.6%	\$375,000	20.0%	\$545,579	12.6%
Franklin Park (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Hallandale Beach (City)	518	362.5%	316	386.2%	\$240,000	23.1%	\$313,372	30.3%
Hillsboro Beach (Town)	60	445.5%	35	400.0%	\$425,000	15.5%	\$546,851	-13.4%
Hillsboro Pines (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Hollywood (City)	536	228.8%	314	342.3%	\$265,000	29.3%	\$363,544	29.6%
Lauderdale Lakes (City)	98	42.0%	67	26.4%	\$79,000	2.3%	\$94,412	11.2%
Lauderdale-by-the-Sea (Town)	111	164.3%	65	140.7%	\$510,000	43.2%	\$619,820	22.9%
Lauderhill (City)	236	101.7%	141	95.8%	\$102,425	13.8%	\$123,404	2.4%
Lazy Lake (Village)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Lighthouse Point (City)	36	100.0%	26	160.0%	\$155,000	26.0%	\$307,525	50.9%
Margate (City)	169	81.7%	69	64.3%	\$119,450	8.6%	\$137,407	9.7%
Miramar (City)	151	93.6%	43	207.1%	\$265,000	5.2%	\$274,571	8.5%
North Lauderdale (City)	69	56.8%	22	144.4%	\$167,000	-11.2%	\$202,793	16.9%
Oakland Park (City)	148	131.3%	72	200.0%	\$166,700	17.4%	\$199,118	24.0%
Parkland (City)	23	109.1%	6	0.0%	\$429,000	12.9%	\$413,880	13.4%
Pembroke Park (Town)	3	0.0%	1	0.0%	\$159,000	3.9%	\$163,000	8.2%
Pembroke Pines (City)	435	97.7%	207	179.7%	\$187,000	-8.8%	\$214,425	-2.4%
Plantation (City)	191	101.1%	69	102.9%	\$195,000	14.7%	\$216,270	11.3%
Pompano Beach (City)	614	165.8%	348	231.4%	\$218,000	19.5%	\$280,189	25.7%
Roosevelt Gardens (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Sea Ranch Lakes (Village)	2	100.0%	1	N/A	\$383,500	7.4%	\$383,500	7.4%
Southwest Ranches (Town)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Sunrise (City)	319	69.7%	140	55.6%	\$148,000	4.2%	\$171,123	6.1%
Tamarac (City)	316	77.5%	135	110.9%	\$160,600	0.4%	\$188,334	9.7%
Washington Park (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
West Park (City)	2	N/A	1	N/A	\$177,500	N/A	\$177,500	N/A
Weston (City)	125	101.6%	54	184.2%	\$265,000	1.9%	\$289,728	6.2%
Wilton Manors (City)	65	132.1%	33	230.0%	\$275,750	61.3%	\$309,658	18.3%

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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	\$2.0 Billion	205.2%	96.5%	2.1%	34 Days	-39.3%	6,530	27.3%
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	-100.0%
Coconut Creek (City)	\$55.6 Million	163.5%	96.8%	1.8%	21 Days	-52.3%	299	37.2%
Cooper City (City)	\$8.7 Million	103.9%	100.0%	2.6%	8 Days	-55.6%	32	45.5%
Coral Springs (City)	\$40.8 Million	114.1%	98.4%	3.6%	15 Days	-71.2%	257	69.1%
Dania Beach (City)	\$19.0 Million	82.8%	95.9%	-0.1%	39 Days	-53.0%	62	-1.6%
Davie (Town)	\$54.8 Million	152.4%	98.2%	2.6%	13 Days	-63.9%	278	56.2%
Deerfield Beach (City)	\$76.9 Million	160.0%	96.2%	3.6%	37 Days	-33.9%	380	9.2%
Fort Lauderdale (City)	\$592.0 Million	285.3%	95.6%	2.8%	52 Days	-40.2%	884	25.4%
Franklin Park (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Hallandale Beach (City)	\$162.3 Million	502.4%	94.8%	4.1%	79 Days	-33.6%	435	21.2%
Hillsboro Beach (Town)	\$32.8 Million	372.2%	95.2%	2.5%	60 Days	-21.1%	35	-25.5%
Hillsboro Pines (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Hollywood (City)	\$194.9 Million	326.1%	95.7%	2.1%	53 Days	-22.1%	532	28.8%
Lauderdale Lakes (City)	\$9.3 Million	58.0%	95.4%	1.6%	59 Days	1.7%	102	1.0%
Lauderdale-by-the-Sea (Town)	\$68.8 Million	224.8%	96.5%	4.1%	39 Days	-51.9%	92	-5.2%
Lauderhill (City)	\$29.1 Million	106.6%	95.2%	3.4%	43 Days	-58.7%	323	48.8%
Lazy Lake (Village)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Lighthouse Point (City)	\$11.1 Million	201.7%	95.8%	1.5%	57 Days	1.8%	28	-20.0%
Margate (City)	\$23.2 Million	99.3%	96.2%	2.6%	25 Days	-52.8%	188	40.3%
Miramar (City)	\$41.5 Million	110.0%	100.0%	3.0%	17 Days	-62.2%	177	35.1%
North Lauderdale (City)	\$14.0 Million	83.3%	96.8%	-1.4%	23 Days	-48.9%	83	43.1%
Oakland Park (City)	\$29.5 Million	186.7%	97.5%	3.2%	17 Days	-43.3%	150	14.5%
Parkland (City)	\$9.5 Million	137.2%	100.0%	7.6%	12 Days	-85.2%	20	25.0%
Pembroke Park (Town)	\$489,000	8.2%	95.7%	-3.8%	40 Days	900.0%	4	-20.0%
Pembroke Pines (City)	\$93.3 Million	93.0%	97.6%	1.7%	24 Days	-40.0%	507	34.1%
Plantation (City)	\$41.3 Million	123.7%	98.5%	2.7%	14 Days	-62.2%	214	5.9%
Pompano Beach (City)	\$172.0 Million	234.0%	96.4%	2.6%	36 Days	-41.9%	498	13.2%
Roosevelt Gardens (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Sea Ranch Lakes (Village)	\$767,000	114.8%	94.0%	-3.9%	47 Days	-95.6%	0	-100.0%
Southwest Ranches (Town)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
Sunrise (City)	\$54.6 Million	80.1%	97.0%	2.4%	23 Days	-54.9%	385	40.5%
Tamarac (City)	\$59.5 Million	94.7%	96.7%	1.3%	27 Days	-32.5%	356	37.5%
Washington Park (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	N/A
West Park (City)	\$355,000	N/A	90.3%	N/A	23 Days	N/A	2	N/A
Weston (City)	\$36.2 Million	114.0%	98.5%	3.1%	16 Days	-73.3%	135	70.9%
Wilton Manors (City)	\$20.1 Million	174.6%	98.0%	3.3%	17 Days	-62.2%	52	36.8%

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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	7,330	103.0%	3,802	43.3%	3,972	-50.4%	2.3	-65.2%
Boulevard Gardens (CDP)	0	N/A	0	N/A	0	N/A	0.0	N/A
Broadview Park (CDP)	0	-100.0%	0	-100.0%	0	N/A	0.0	N/A
Coconut Creek (City)	304	70.8%	149	12.0%	129	-46.7%	1.7	-58.5%
Cooper City (City)	30	30.4%	16	-5.9%	8	-20.0%	0.8	-46.7%
Coral Springs (City)	255	74.7%	144	51.6%	88	-45.7%	1.5	-55.9%
Dania Beach (City)	84	78.7%	39	30.0%	30	-68.4%	1.4	-75.0%
Davie (Town)	267	89.4%	129	34.4%	104	-26.2%	1.8	-48.6%
Deerfield Beach (City)	466	106.2%	250	70.1%	152	-66.5%	1.4	-75.4%
Fort Lauderdale (City)	1,090	155.3%	560	58.6%	693	-51.8%	2.8	-71.1%
Franklin Park (CDP)	0	N/A	0	N/A	0	N/A	0.0	N/A
Hallandale Beach (City)	552	228.6%	249	90.1%	455	-55.8%	3.9	-76.4%
Hillsboro Beach (Town)	54	217.6%	26	116.7%	32	-68.0%	2.6	-84.6%
Hillsboro Pines (CDP)	0	N/A	0	N/A	0	N/A	0.0	N/A
Hollywood (City)	619	180.1%	305	93.0%	498	-50.5%	3.9	-68.3%
Lauderdale Lakes (City)	135	82.4%	81	92.9%	95	-47.2%	3.8	-56.3%
Lauderdale-by-the-Sea (Town)	101	119.6%	49	63.3%	60	-60.5%	2.3	-75.8%
Lauderhill (City)	345	124.0%	237	61.2%	251	-39.2%	4.0	-49.4%
Lazy Lake (Village)	0	N/A	0	N/A	0	N/A	0.0	N/A
Lighthouse Point (City)	32	60.0%	16	23.1%	26	-49.0%	2.7	-60.9%
Margate (City)	204	78.9%	115	35.3%	84	-51.4%	1.6	-61.0%
Miramar (City)	174	39.2%	106	21.8%	61	-44.5%	1.4	-53.3%
North Lauderdale (City)	85	28.8%	49	-10.9%	35	-43.5%	1.6	-56.8%
Oakland Park (City)	172	87.0%	82	30.2%	48	-59.3%	1.3	-69.0%
Parkland (City)	24	71.4%	11	83.3%	5	-66.7%	0.7	-77.4%
Pembroke Park (Town)	6	200.0%	3	200.0%	1	-83.3%	1.7	-73.8%
Pembroke Pines (City)	541	87.8%	294	30.7%	216	-42.1%	1.7	-54.1%
Plantation (City)	224	49.3%	113	7.6%	93	-46.9%	1.6	-57.9%
Pompano Beach (City)	585	99.7%	292	41.7%	247	-62.9%	1.6	-75.8%
Roosevelt Gardens (CDP)	0	N/A	0	N/A	0	N/A	0.0	N/A
Sea Ranch Lakes (Village)	1	0.0%	0	-100.0%	1	-66.7%	1.3	-85.6%
Southwest Ranches (Town)	0	N/A	0	N/A	0	N/A	0.0	N/A
Sunrise (City)	373	56.1%	184	6.4%	248	-21.8%	2.7	-34.1%
Tamarac (City)	376	74.9%	200	20.5%	182	-36.8%	2.0	-44.4%
Washington Park (CDP)	0	N/A	0	N/A	0	N/A	0.0	N/A
West Park (City)	3	200.0%	1	0.0%	0	-100.0%	0.0	-100.0%
Weston (City)	140	72.8%	61	1.7%	55	-35.3%	1.5	-51.6%
Wilton Manors (City)	60	71.4%	32	128.6%	13	-66.7%	0.8	-76.5%

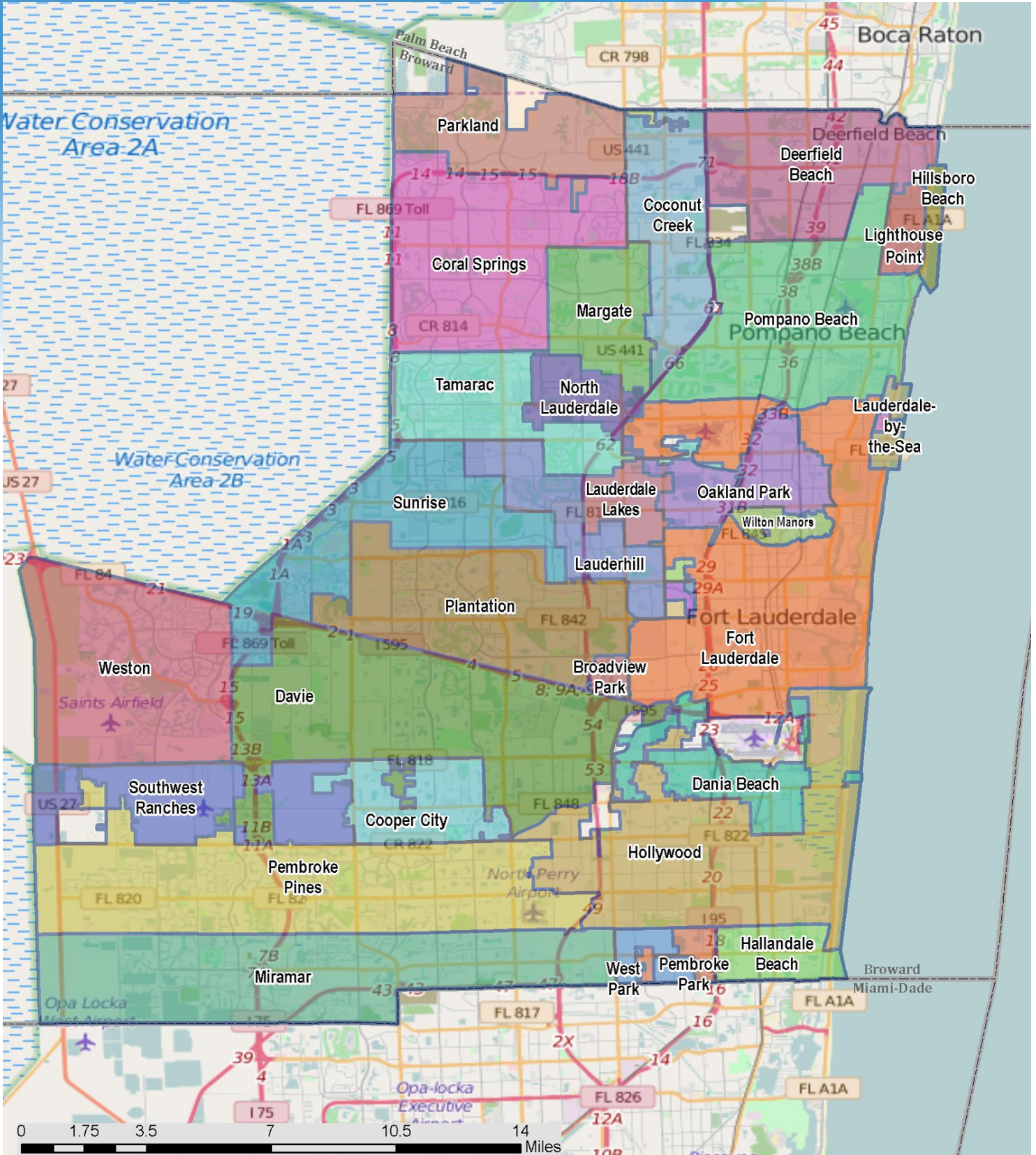
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Reference Map - Countywide

Municipalities and Census-Designated Places*

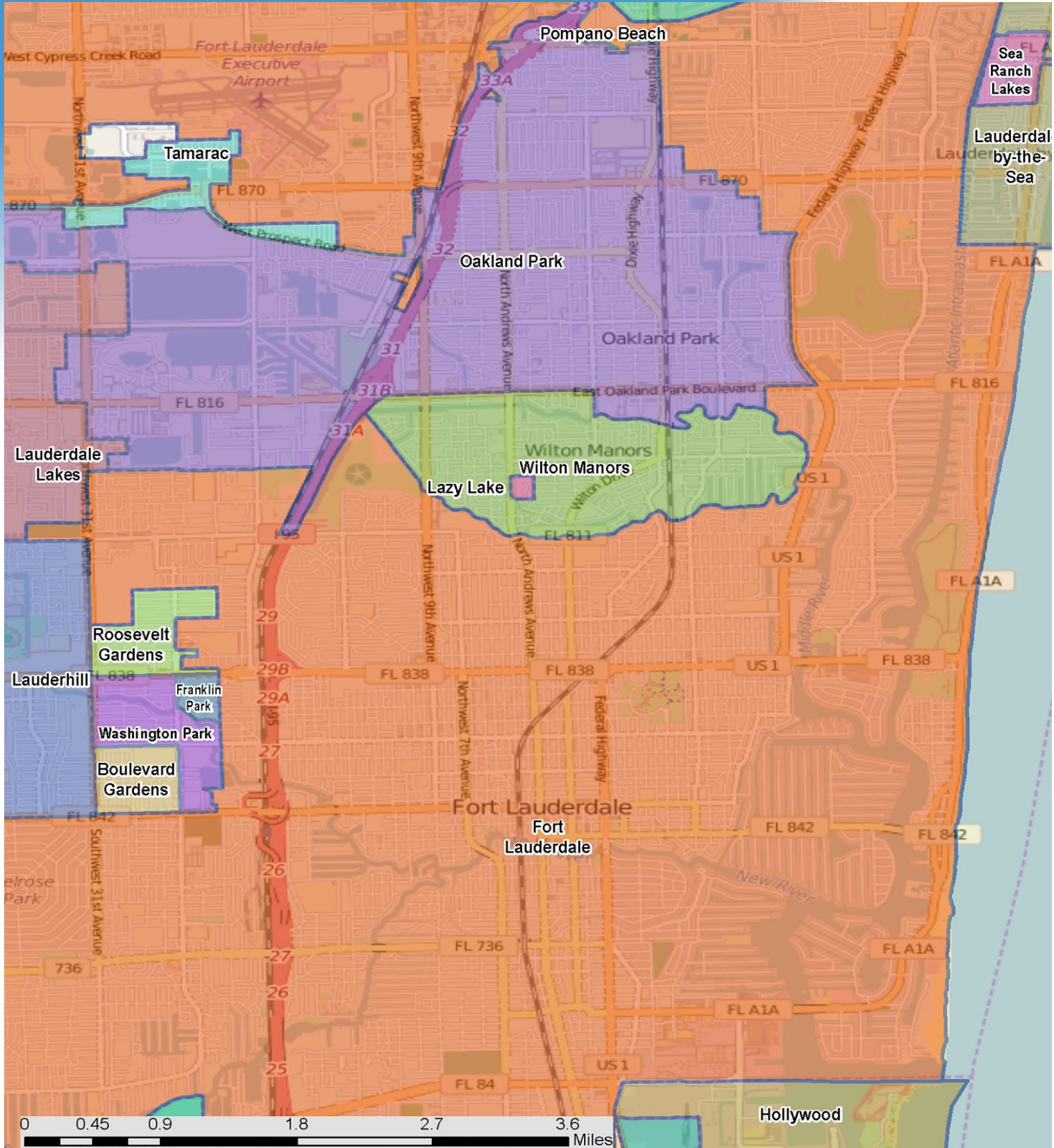


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Reference Map - East Central Broward

Municipalities and Census-Designated Places*

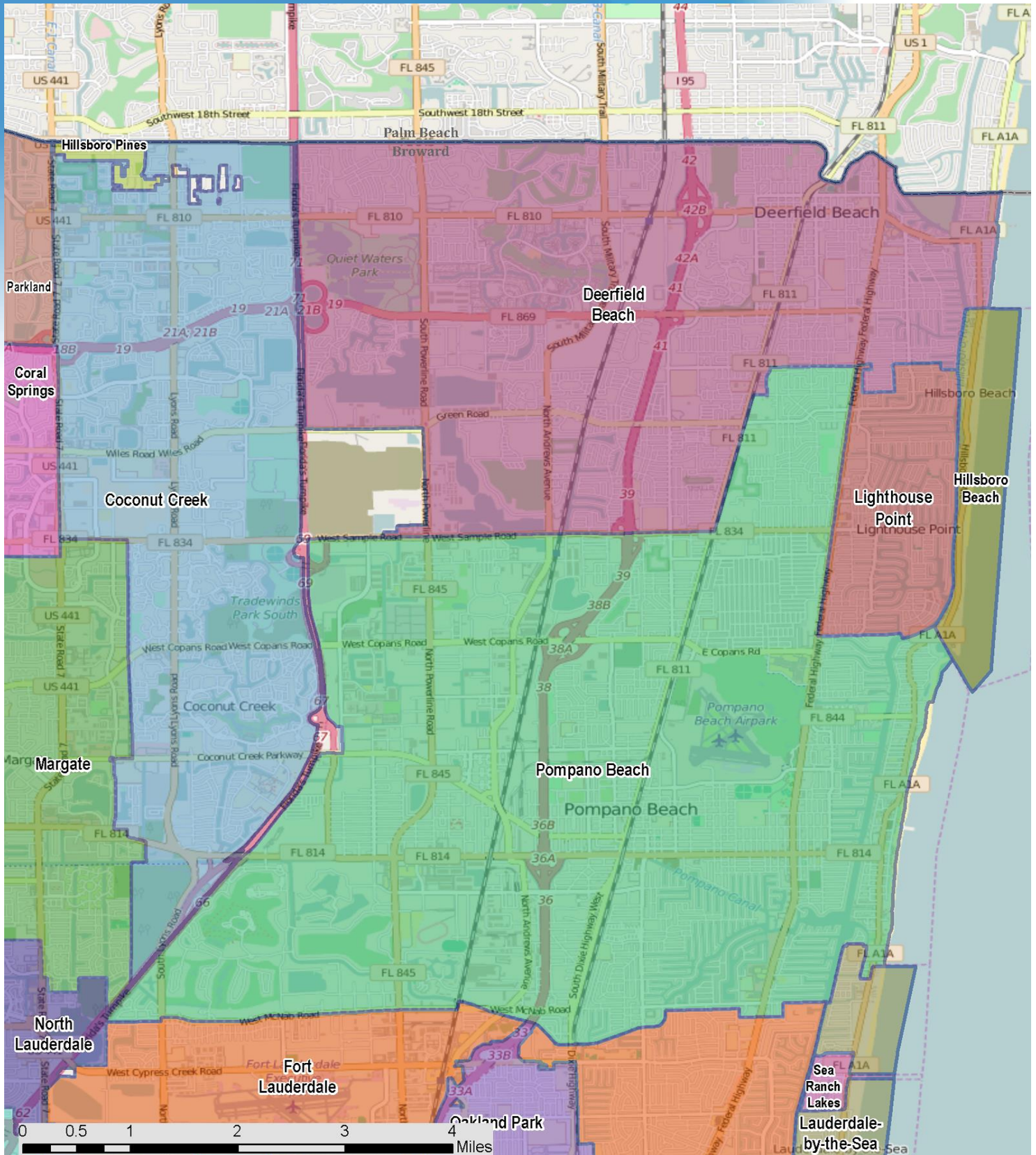


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Reference Map - Northeast Broward

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