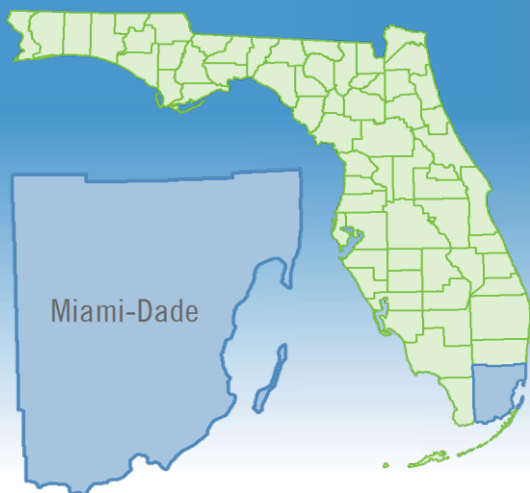


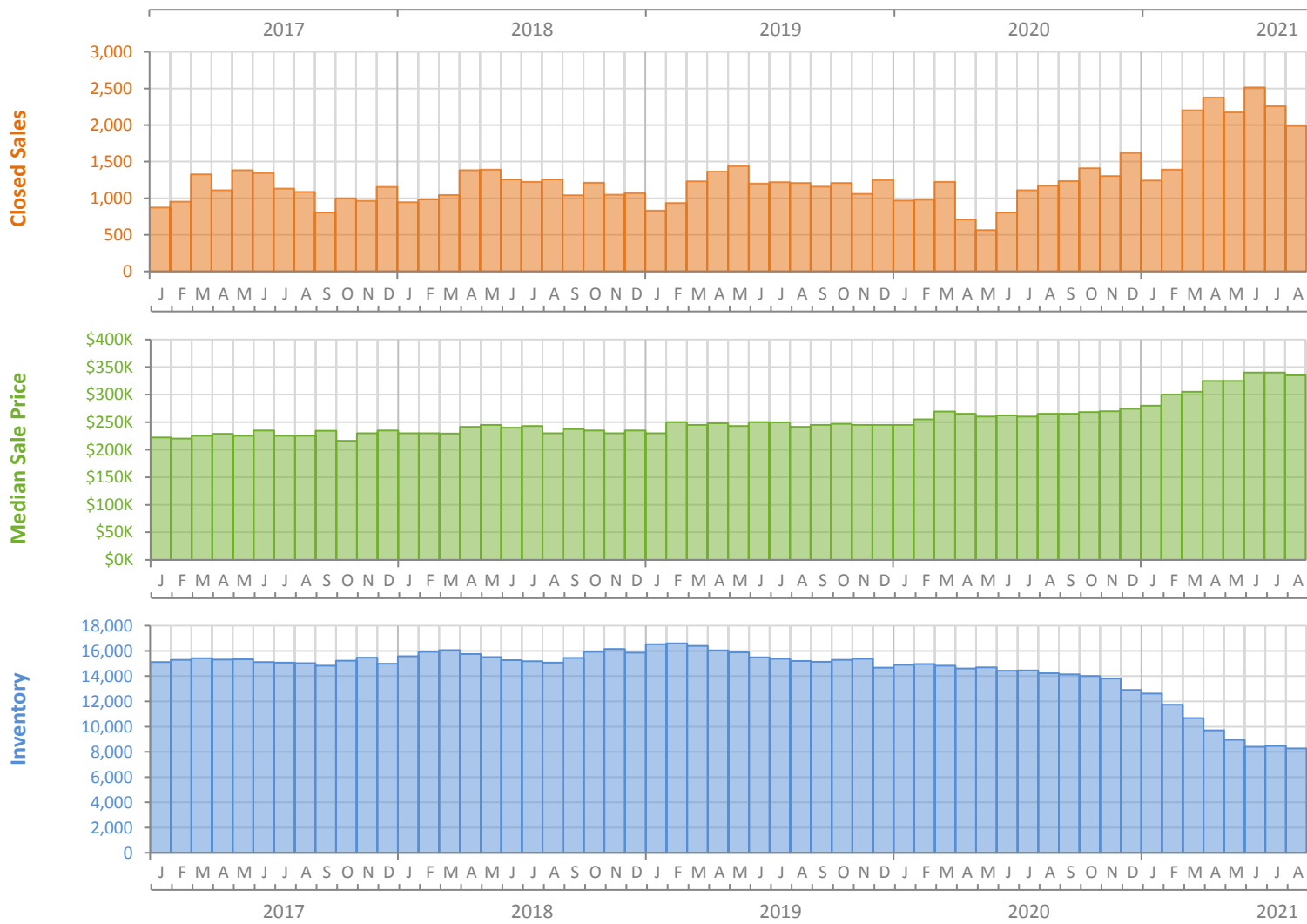
Monthly Market Summary - August 2021

Townhouses and Condos

Miami-Dade County



	August 2021	August 2020	Percent Change Year-over-Year
Closed Sales	1,990	1,170	70.1%
Paid in Cash	948	456	107.9%
Median Sale Price	\$335,000	\$265,000	26.4%
Average Sale Price	\$565,293	\$419,487	34.8%
Dollar Volume	\$1.1 Billion	\$490.8 Million	129.2%
Med. Pct. of Orig. List Price Received	97.1%	94.7%	2.5%
Median Time to Contract	35 Days	80 Days	-56.3%
Median Time to Sale	80 Days	132 Days	-39.4%
New Pending Sales	2,092	1,518	37.8%
New Listings	2,556	2,134	19.8%
Pending Inventory	3,584	2,586	38.6%
Inventory (Active Listings)	8,263	14,226	-41.9%
Months Supply of Inventory	4.6	14.0	-67.1%



Monthly Distressed Market - August 2021

Townhouses and Condos

Miami-Dade County



		August 2021	August 2020	Percent Change Year-over-Year
Traditional	Closed Sales	1,965	1,135	73.1%
	Median Sale Price	\$335,000	\$270,000	24.1%
Foreclosure/REO	Closed Sales	21	30	-30.0%
	Median Sale Price	\$305,000	\$172,500	76.8%
Short Sale	Closed Sales	4	5	-20.0%
	Median Sale Price	\$247,250	\$148,000	67.1%

