

Miami-Dade County Local Residential Market Metrics - Q3 2023

Single-Family Homes

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.
Miami-Dade County	2,752	-5.1%	750	-4.7%	\$615,000	9.8%	\$1,028,325	7.0%
Aventura (City)	4	0.0%	1	-66.7%	\$1,662,500	-18.6%	\$1,832,500	-49.8%
Bal Harbour (Village)	1	N/A	1	N/A	\$6,800,000	N/A	\$6,800,000	N/A
Bay Harbor Islands (Town)	5	150.0%	3	50.0%	\$3,075,000	-50.0%	\$3,474,000	-43.5%
Biscayne Park (Village)	12	-7.7%	8	100.0%	\$960,000	2.7%	\$1,224,071	6.0%
Brownsville (CDP)	25	4.2%	5	66.7%	\$413,500	14.2%	\$396,720	12.7%
Coral Gables (City)	69	-21.6%	40	-23.1%	\$1,535,000	-7.0%	\$2,275,880	-20.1%
Coral Terrace (CDP)	28	-36.4%	16	6.7%	\$615,000	5.1%	\$688,068	9.6%
Country Club (CDP)	15	-28.6%	0	-100.0%	\$600,000	18.8%	\$642,167	21.9%
Country Walk (CDP)	27	-12.9%	2	-33.3%	\$621,000	4.5%	\$641,388	7.5%
Cutler Bay (Town)	96	7.9%	10	-23.1%	\$602,500	9.5%	\$652,349	12.2%
Doral (City)	73	-7.6%	15	-16.7%	\$1,030,000	26.8%	\$1,078,854	19.5%
El Portal (Village)	4	-50.0%	2	100.0%	\$832,500	1.1%	\$966,250	7.9%
Fisher Island (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Florida City (City)	23	64.3%	4	0.0%	\$390,000	20.0%	\$424,561	33.7%
Fountainebleau (CDP)	10	-33.3%	2	-33.3%	\$672,500	22.3%	\$699,690	16.7%
Gladeview (CDP)	33	106.3%	13	225.0%	\$345,000	2.1%	\$361,846	8.6%
Glenvar Heights (CDP)	13	-23.5%	8	33.3%	\$1,650,000	34.7%	\$1,719,692	31.9%
Golden Beach (Town)	1	-50.0%	0	-100.0%	\$6,850,000	-68.9%	\$6,850,000	-68.9%
Golden Glades (CDP)	29	-9.4%	6	-53.8%	\$547,000	5.2%	\$572,531	4.7%
Goulds (CDP)	19	-29.6%	2	-50.0%	\$465,000	-3.5%	\$613,474	21.0%
Hialeah (City)	115	-14.2%	19	-24.0%	\$540,000	11.3%	\$551,317	14.4%
Hialeah Gardens (City)	12	9.1%	0	-100.0%	\$480,000	3.2%	\$695,575	30.3%
Homestead (City)	132	-2.9%	16	-15.8%	\$480,000	7.9%	\$476,209	8.8%
Indian Creek (Village)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Ives Estates (CDP)	20	5.3%	3	-40.0%	\$555,500	11.1%	\$586,475	15.0%
Kendale Lakes (CDP)	43	-4.4%	8	-27.3%	\$695,000	13.9%	\$715,907	2.4%
Kendall (CDP)	80	-2.4%	25	4.2%	\$895,000	-10.5%	\$1,061,544	-8.1%
Kendall West (CDP)	27	92.9%	7	600.0%	\$650,000	6.7%	\$655,276	5.0%
Key Biscayne (Village)	8	-50.0%	6	-45.5%	\$2,500,000	-41.9%	\$2,842,250	-53.9%
Leisure City (CDP)	35	-16.7%	4	100.0%	\$445,500	6.7%	\$453,843	10.2%
Medley (Town)	0	-100.0%	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Miami (City)	290	3.9%	119	5.3%	\$670,000	13.6%	\$1,206,947	-18.6%
Miami Beach (City)	65	30.0%	47	20.5%	\$3,300,000	7.3%	\$7,078,857	86.0%
Miami Gardens (City)	156	7.6%	25	-26.5%	\$456,000	8.1%	\$459,672	10.4%
Miami Lakes (Town)	35	-23.9%	11	0.0%	\$889,000	7.7%	\$860,065	-1.3%

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Miami Shores (Village)	45	12.5%	10	-33.3%	\$1,150,000	0.0%	\$1,259,046	-8.9%
Miami Springs (City)	22	-8.3%	7	16.7%	\$745,000	13.7%	\$764,982	7.1%
Naranja (CDP)	5	-16.7%	1	0.0%	\$430,000	3.6%	\$426,600	2.7%
North Bay Village (City)	5	-28.6%	5	0.0%	\$1,375,000	28.5%	\$1,719,000	17.8%
North Miami (City)	57	-10.9%	15	-6.3%	\$499,500	6.3%	\$1,058,374	13.3%
North Miami Beach (City)	48	23.1%	19	35.7%	\$527,500	10.5%	\$826,276	-15.8%
Ojus (CDP)	23	27.8%	15	87.5%	\$1,550,000	29.2%	\$1,663,988	31.5%
Olympia Heights (CDP)	19	5.6%	6	100.0%	\$670,000	15.3%	\$819,421	32.2%
Opa-locka (City)	23	76.9%	2	100.0%	\$359,000	10.6%	\$375,739	10.1%
Palm Springs North (CDP)	5	-54.5%	0	-100.0%	\$653,000	-0.3%	\$836,000	26.3%
Palmetto Bay (Village)	78	21.9%	35	59.1%	\$1,100,000	10.3%	\$1,235,780	16.4%
Palmetto Estates (CDP)	26	30.0%	5	400.0%	\$528,500	7.9%	\$534,808	11.7%
Pinecrest (Village)	53	8.2%	32	39.1%	\$2,380,000	1.3%	\$2,933,891	5.5%
Pinewood (CDP)	19	11.8%	4	0.0%	\$460,000	14.3%	\$440,579	7.0%
Princeton (CDP)	65	-1.5%	5	-54.5%	\$540,000	8.0%	\$541,803	-2.8%
Richmond Heights (CDP)	19	5.6%	3	-25.0%	\$470,000	9.3%	\$461,988	11.6%
Richmond West (CDP)	58	-6.5%	4	-50.0%	\$597,500	10.2%	\$624,337	7.9%
South Miami (City)	22	-26.7%	10	-41.2%	\$1,025,000	5.7%	\$1,382,255	-17.7%
South Miami Heights (CDP)	45	-30.8%	8	-20.0%	\$530,000	14.0%	\$549,293	18.1%
Sunny Isles Beach (City)	0	-100.0%	0	-100.0%	(No Sales)	N/A	(No Sales)	N/A
Sunset (CDP)	27	8.0%	9	12.5%	\$788,655	-7.4%	\$1,107,473	-8.3%
Surfside (Town)	6	-40.0%	4	-42.9%	\$1,312,500	-12.1%	\$1,854,167	20.9%
Sweetwater (City)	6	0.0%	1	-50.0%	\$523,500	-2.6%	\$559,833	1.5%
Tamiami (CDP)	46	-19.3%	15	114.3%	\$690,000	15.0%	\$858,172	29.4%
The Crossings (CDP)	20	-16.7%	6	0.0%	\$699,500	8.4%	\$708,511	5.6%
The Hammocks (CDP)	53	-14.5%	6	-25.0%	\$602,000	8.1%	\$607,036	7.9%
Three Lakes (CDP)	15	-28.6%	4	100.0%	\$612,500	3.0%	\$1,006,742	67.1%
University Park (CDP)	30	-14.3%	11	57.1%	\$675,000	18.5%	\$724,913	17.2%
Virginia Gardens (Village)	1	-66.7%	0	N/A	\$590,000	12.8%	\$590,000	5.5%
West Little River (CDP)	57	16.3%	15	36.4%	\$430,000	14.5%	\$427,418	12.3%
West Miami (City)	6	20.0%	0	-100.0%	\$737,500	17.8%	\$699,667	12.4%
West Perrine (CDP)	17	30.8%	0	-100.0%	\$515,000	13.2%	\$506,647	19.6%
Westchester (CDP)	22	-38.9%	7	-30.0%	\$646,000	7.7%	\$647,807	7.3%
Westview (CDP)	10	-28.6%	3	-25.0%	\$430,022	-3.4%	\$416,005	-4.6%
Westwood Lakes (CDP)	10	-63.0%	4	-42.9%	\$646,000	19.6%	\$603,400	6.7%

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Single-Family Homes

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.
Miami-Dade County	\$2.8 Billion	1.5%	97.6%	-0.3%	23 Days	4.5%	4,072	-10.8%
Aventura (City)	\$7.3 Million	-49.8%	89.9%	-5.4%	11 Days	-86.7%	10	-9.1%
Bal Harbour (Village)	\$6.8 Million	N/A	94.4%	N/A	146 Days	N/A	1	0.0%
Bay Harbor Islands (Town)	\$17.4 Million	41.2%	93.0%	4.1%	17 Days	-83.8%	6	100.0%
Biscayne Park (Village)	\$14.7 Million	-2.1%	95.2%	-3.2%	37 Days	76.2%	21	40.0%
Brownsville (CDP)	\$9.9 Million	17.4%	99.2%	1.3%	18 Days	-59.1%	30	-41.2%
Coral Gables (City)	\$157.0 Million	-37.4%	96.1%	-0.6%	32 Days	18.5%	101	-31.3%
Coral Terrace (CDP)	\$19.3 Million	-30.2%	96.1%	-1.3%	26 Days	23.8%	46	-25.8%
Country Club (CDP)	\$9.6 Million	-12.9%	98.4%	1.3%	7 Days	-63.2%	27	-18.2%
Country Walk (CDP)	\$17.3 Million	-6.3%	100.1%	2.2%	13 Days	-45.8%	46	-25.8%
Cutler Bay (Town)	\$62.6 Million	21.0%	98.0%	-0.9%	21 Days	31.3%	136	-13.9%
Doral (City)	\$78.8 Million	10.4%	95.2%	-2.4%	53 Days	89.3%	98	-4.9%
El Portal (Village)	\$3.9 Million	-46.0%	83.7%	-12.0%	38 Days	90.0%	13	-38.1%
Fisher Island (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	1	0.0%
Florida City (City)	\$9.8 Million	119.7%	99.2%	-0.8%	19 Days	-26.9%	37	27.6%
Fountainebleau (CDP)	\$7.0 Million	-22.2%	97.2%	-1.9%	31 Days	63.2%	19	-5.0%
Gladeview (CDP)	\$11.9 Million	124.0%	99.2%	-0.8%	20 Days	17.6%	39	25.8%
Glenvar Heights (CDP)	\$22.4 Million	0.8%	97.8%	7.1%	30 Days	-9.1%	27	-12.9%
Golden Beach (Town)	\$6.9 Million	-84.4%	91.3%	-6.4%	34 Days	-86.2%	6	50.0%
Golden Glades (CDP)	\$16.6 Million	-5.2%	98.0%	1.3%	26 Days	23.8%	46	-35.2%
Goulds (CDP)	\$11.7 Million	-14.9%	99.4%	-0.6%	25 Days	-30.6%	47	23.7%
Hialeah (City)	\$63.4 Million	-1.9%	100.0%	3.0%	20 Days	-13.0%	185	-9.3%
Hialeah Gardens (City)	\$8.3 Million	42.1%	100.0%	2.1%	21 Days	-19.2%	17	-5.6%
Homestead (City)	\$62.9 Million	5.6%	98.6%	-1.4%	18 Days	12.5%	163	-13.8%
Indian Creek (Village)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	1	N/A
Ives Estates (CDP)	\$11.7 Million	21.1%	97.0%	-3.0%	36 Days	24.1%	27	-12.9%
Kendale Lakes (CDP)	\$30.8 Million	-2.1%	97.4%	-1.3%	23 Days	9.5%	55	-19.1%
Kendall (CDP)	\$84.9 Million	-10.4%	97.0%	2.1%	19 Days	11.8%	118	0.0%
Kendall West (CDP)	\$17.7 Million	102.6%	98.7%	1.3%	15 Days	-11.8%	27	-25.0%
Key Biscayne (Village)	\$22.7 Million	-77.0%	91.7%	-3.8%	106 Days	165.0%	17	-41.4%
Leisure City (CDP)	\$15.9 Million	-8.2%	99.2%	0.3%	17 Days	-19.0%	44	-24.1%
Medley (Town)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	1	-50.0%
Miami (City)	\$350.0 Million	-15.4%	95.2%	-0.5%	37 Days	48.0%	510	-0.8%
Miami Beach (City)	\$460.1 Million	141.7%	85.0%	-5.8%	104 Days	205.9%	127	47.7%
Miami Gardens (City)	\$71.7 Million	18.8%	100.0%	0.0%	12 Days	-29.4%	198	-5.7%
Miami Lakes (Town)	\$30.1 Million	-24.9%	95.3%	-2.0%	45 Days	40.6%	45	-13.5%

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Miami Shores (Village)	\$56.7 Million	2.5%	94.3%	-0.4%	42 Days	75.0%	46	-20.7%
Miami Springs (City)	\$16.8 Million	-1.9%	96.3%	-2.8%	18 Days	38.5%	29	-14.7%
Naranja (CDP)	\$2.1 Million	-14.4%	100.0%	-0.3%	19 Days	46.2%	12	20.0%
North Bay Village (City)	\$8.6 Million	-15.8%	85.6%	-8.7%	56 Days	0.0%	8	-11.1%
North Miami (City)	\$60.3 Million	0.9%	96.6%	0.3%	39 Days	56.0%	74	-27.5%
North Miami Beach (City)	\$39.7 Million	3.7%	98.0%	-1.7%	30 Days	25.0%	96	20.0%
Ojus (CDP)	\$38.3 Million	68.0%	86.6%	-9.1%	70 Days	311.8%	37	-5.1%
Olympia Heights (CDP)	\$15.6 Million	39.5%	99.2%	2.8%	27 Days	-10.0%	33	37.5%
Opa-locka (City)	\$8.6 Million	94.8%	100.5%	0.5%	19 Days	11.8%	25	8.7%
Palm Springs North (CDP)	\$4.2 Million	-42.6%	96.9%	1.0%	35 Days	52.2%	7	-41.7%
Palmetto Bay (Village)	\$96.4 Million	41.9%	94.8%	-0.7%	31 Days	55.0%	96	9.1%
Palmetto Estates (CDP)	\$13.9 Million	45.3%	94.3%	-3.0%	25 Days	66.7%	35	12.9%
Pinecrest (Village)	\$155.5 Million	14.1%	93.2%	-1.0%	48 Days	100.0%	65	-9.7%
Pinewood (CDP)	\$8.4 Million	19.6%	97.4%	-0.6%	17 Days	-19.0%	23	-14.8%
Princeton (CDP)	\$35.2 Million	-4.3%	100.0%	0.0%	18 Days	20.0%	93	-5.1%
Richmond Heights (CDP)	\$8.8 Million	17.8%	100.0%	0.0%	9 Days	-47.1%	23	-11.5%
Richmond West (CDP)	\$36.2 Million	1.0%	100.0%	0.5%	14 Days	-50.0%	92	8.2%
South Miami (City)	\$30.4 Million	-39.7%	100.0%	3.7%	16 Days	0.0%	22	-40.5%
South Miami Heights (CDP)	\$24.7 Million	-18.2%	100.0%	1.1%	13 Days	-40.9%	79	11.3%
Sunny Isles Beach (City)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	15	50.0%
Sunset (CDP)	\$29.9 Million	-0.9%	98.6%	0.4%	19 Days	-13.6%	36	-21.7%
Surfside (Town)	\$11.1 Million	-27.5%	97.4%	15.1%	38 Days	-2.6%	18	-35.7%
Sweetwater (City)	\$3.4 Million	1.5%	98.0%	4.0%	14 Days	-44.0%	4	-69.2%
Tamiami (CDP)	\$39.5 Million	4.5%	99.2%	2.3%	22 Days	-15.4%	63	-33.0%
The Crossings (CDP)	\$14.2 Million	-12.0%	99.0%	3.2%	16 Days	-57.9%	21	-40.0%
The Hammocks (CDP)	\$32.2 Million	-7.8%	100.0%	0.5%	19 Days	5.6%	71	-28.3%
Three Lakes (CDP)	\$15.1 Million	19.4%	99.6%	2.2%	21 Days	-8.7%	24	-11.1%
University Park (CDP)	\$21.7 Million	0.5%	96.7%	-2.8%	23 Days	9.5%	31	-26.2%
Virginia Gardens (Village)	\$590,000	-64.8%	92.2%	-6.6%	82 Days	645.5%	1	-80.0%
West Little River (CDP)	\$24.4 Million	30.6%	100.0%	0.0%	16 Days	-15.8%	79	-15.1%
West Miami (City)	\$4.2 Million	34.8%	98.5%	1.8%	15 Days	0.0%	8	-38.5%
West Perrine (CDP)	\$8.6 Million	56.4%	97.1%	-2.9%	12 Days	-71.4%	17	-29.2%
Westchester (CDP)	\$14.3 Million	-34.4%	96.8%	0.2%	15 Days	-40.0%	39	-27.8%
Westview (CDP)	\$4.2 Million	-31.9%	95.9%	-4.6%	10 Days	-47.4%	27	42.1%
Westwood Lakes (CDP)	\$6.0 Million	-60.5%	98.6%	2.8%	10 Days	-54.5%	14	-51.7%

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Miami-Dade County	2,899	-5.8%	1,388	-13.5%	3,318	-15.2%	3.8	8.6%
Aventura (City)	2	-75.0%	1	-83.3%	12	33.3%	7.6	171.4%
Bal Harbour (Village)	1	0.0%	1	0.0%	7	75.0%	28.0	75.0%
Bay Harbor Islands (Town)	4	100.0%	2	100.0%	5	25.0%	5.5	129.2%
Biscayne Park (Village)	12	-20.0%	4	-55.6%	20	66.7%	6.0	114.3%
Brownsville (CDP)	27	-18.2%	12	-36.8%	23	-30.3%	2.4	-35.1%
Coral Gables (City)	83	25.8%	44	57.1%	119	-32.0%	4.0	0.0%
Coral Terrace (CDP)	31	-27.9%	14	0.0%	37	-38.3%	3.3	-13.2%
Country Club (CDP)	19	-5.0%	12	0.0%	13	-50.0%	1.8	-43.8%
Country Walk (CDP)	30	-11.8%	13	-7.1%	27	-37.2%	2.7	-20.6%
Cutler Bay (Town)	100	6.4%	43	-8.5%	78	-22.8%	2.5	-7.4%
Doral (City)	80	3.9%	35	-16.7%	89	-14.4%	4.0	25.0%
El Portal (Village)	6	-57.1%	5	0.0%	13	-7.1%	6.5	35.4%
Fisher Island (CDP)	1	N/A	2	N/A	3	0.0%	0.0	N/A
Florida City (City)	28	86.7%	11	-15.4%	20	-23.1%	3.1	-27.9%
Fountainebleau (CDP)	11	-42.1%	8	0.0%	6	-33.3%	1.5	0.0%
Gladeview (CDP)	29	81.3%	8	-11.1%	23	-20.7%	3.1	-24.4%
Glenvar Heights (CDP)	17	-32.0%	6	-45.5%	25	-10.7%	4.5	4.7%
Golden Beach (Town)	3	200.0%	2	100.0%	27	80.0%	54.0	260.0%
Golden Glades (CDP)	32	-28.9%	14	-51.7%	41	-18.0%	3.5	-18.6%
Goulds (CDP)	23	-17.9%	9	-55.0%	36	12.5%	5.3	65.6%
Hialeah (City)	137	-12.2%	78	-13.3%	117	-26.9%	2.7	-6.9%
Hialeah Gardens (City)	15	7.1%	7	16.7%	10	25.0%	2.6	23.8%
Homestead (City)	133	0.0%	58	-13.4%	91	-20.2%	2.2	-4.3%
Indian Creek (Village)	0	N/A	0	N/A	1	0.0%	0.0	-100.0%
Ives Estates (CDP)	20	-13.0%	8	-33.3%	28	64.7%	4.8	92.0%
Kendale Lakes (CDP)	45	4.7%	17	13.3%	33	-25.0%	3.1	19.2%
Kendall (CDP)	86	-7.5%	38	-13.6%	80	-10.1%	3.2	14.3%
Kendall West (CDP)	26	44.4%	8	14.3%	14	-51.7%	2.1	-34.4%
Key Biscayne (Village)	11	-26.7%	4	-50.0%	31	-6.1%	12.0	135.3%
Leisure City (CDP)	35	-28.6%	16	-27.3%	21	-41.7%	1.6	-36.0%
Medley (Town)	1	0.0%	1	0.0%	1	-50.0%	4.0	-83.3%
Miami (City)	307	5.9%	161	-4.2%	538	-2.2%	6.0	30.4%
Miami Beach (City)	51	8.5%	29	-23.7%	215	23.6%	12.4	100.0%
Miami Gardens (City)	162	-9.0%	93	-6.1%	100	-8.3%	2.1	10.5%
Miami Lakes (Town)	34	-17.1%	14	27.3%	33	-13.2%	3.3	22.2%

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Miami-Dade County Local Residential Market Metrics - Q3 2023

Single-Family Homes

Municipalities and Census-Designated Places*



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.
Miami Shores (Village)	47	17.5%	21	50.0%	42	-28.8%	3.2	-13.5%
Miami Springs (City)	24	-11.1%	12	9.1%	16	-38.5%	1.9	-32.1%
Naranja (CDP)	9	12.5%	4	-20.0%	4	33.3%	1.9	72.7%
North Bay Village (City)	5	-16.7%	2	100.0%	15	-6.3%	11.3	94.8%
North Miami (City)	59	-15.7%	35	-22.2%	74	-33.9%	4.1	-12.8%
North Miami Beach (City)	66	37.5%	39	21.9%	89	14.1%	6.0	39.5%
Ojus (CDP)	23	27.8%	11	37.5%	46	0.0%	7.8	50.0%
Olympia Heights (CDP)	22	29.4%	13	62.5%	20	-23.1%	3.4	6.2%
Opa-locka (City)	22	22.2%	6	-40.0%	15	-11.8%	2.7	-34.1%
Palm Springs North (CDP)	5	-50.0%	2	-50.0%	4	-42.9%	1.5	-34.8%
Palmetto Bay (Village)	69	25.5%	27	28.6%	82	-6.8%	4.0	14.3%
Palmetto Estates (CDP)	36	56.5%	17	41.7%	12	-36.8%	1.7	-37.0%
Pinecrest (Village)	47	23.7%	22	-12.0%	89	2.3%	5.7	26.7%
Pinewood (CDP)	19	-5.0%	10	-9.1%	13	-27.8%	3.3	-10.8%
Princeton (CDP)	71	18.3%	41	2.5%	61	-1.6%	3.2	28.0%
Richmond Heights (CDP)	20	-9.1%	6	-33.3%	10	-41.2%	1.6	-40.7%
Richmond West (CDP)	70	20.7%	28	0.0%	53	-15.9%	3.5	29.6%
South Miami (City)	11	-56.0%	4	-73.3%	20	-45.9%	2.4	-35.1%
South Miami Heights (CDP)	61	-4.7%	31	6.9%	35	-18.6%	2.2	10.0%
Sunny Isles Beach (City)	4	33.3%	4	300.0%	20	11.1%	34.3	233.0%
Sunset (CDP)	25	-26.5%	9	-47.1%	26	13.0%	3.5	84.2%
Surfside (Town)	5	-50.0%	5	-16.7%	33	3.1%	13.2	88.6%
Sweetwater (City)	4	-55.6%	4	-20.0%	2	-83.3%	1.0	-85.5%
Tamiami (CDP)	44	-37.1%	22	-37.1%	46	-28.1%	3.1	-8.8%
The Crossings (CDP)	18	-25.0%	7	0.0%	11	-63.3%	1.5	-57.1%
The Hammocks (CDP)	65	-3.0%	30	15.4%	32	-52.9%	1.8	-37.9%
Three Lakes (CDP)	16	-33.3%	11	0.0%	18	-5.3%	2.8	16.7%
University Park (CDP)	26	-27.8%	13	0.0%	19	-48.6%	1.9	-42.4%
Virginia Gardens (Village)	2	-50.0%	1	0.0%	0	-100.0%	0.0	-100.0%
West Little River (CDP)	54	-11.5%	19	-48.6%	48	-26.2%	3.0	-11.8%
West Miami (City)	7	0.0%	4	-20.0%	5	-50.0%	2.1	-38.2%
West Perrine (CDP)	13	-18.8%	8	-38.5%	12	-29.4%	2.4	-29.4%
Westchester (CDP)	23	-41.0%	13	-27.8%	22	-37.1%	2.1	-16.0%
Westview (CDP)	18	28.6%	12	33.3%	14	-17.6%	3.5	6.1%
Westwood Lakes (CDP)	10	-61.5%	7	-30.0%	9	-50.0%	2.0	-16.7%

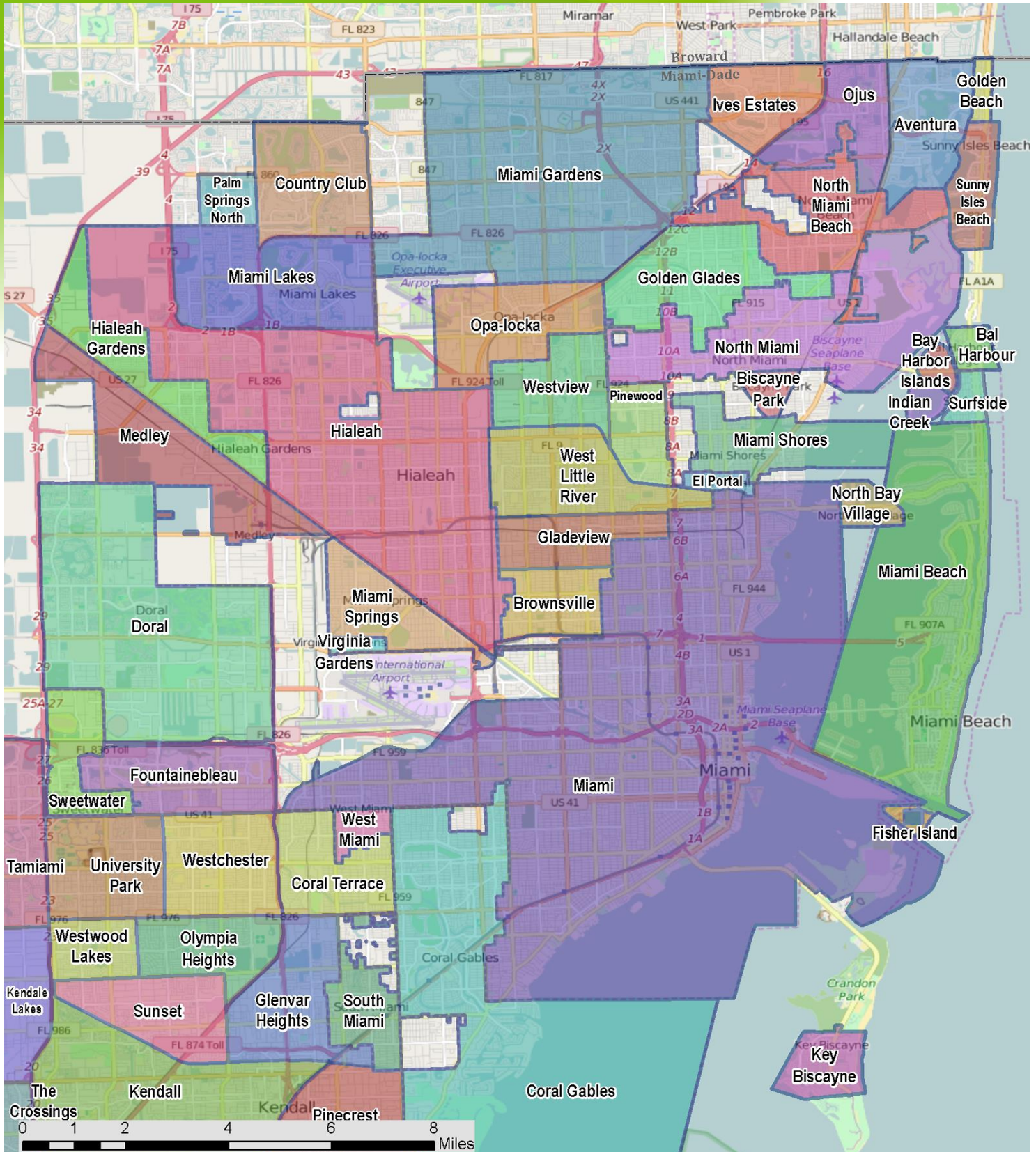
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Miami-Dade County Local Residential Market Metrics - Q3 2023

Reference Map - Northern Miami-Dade County Municipalities and Census-Designated Places*



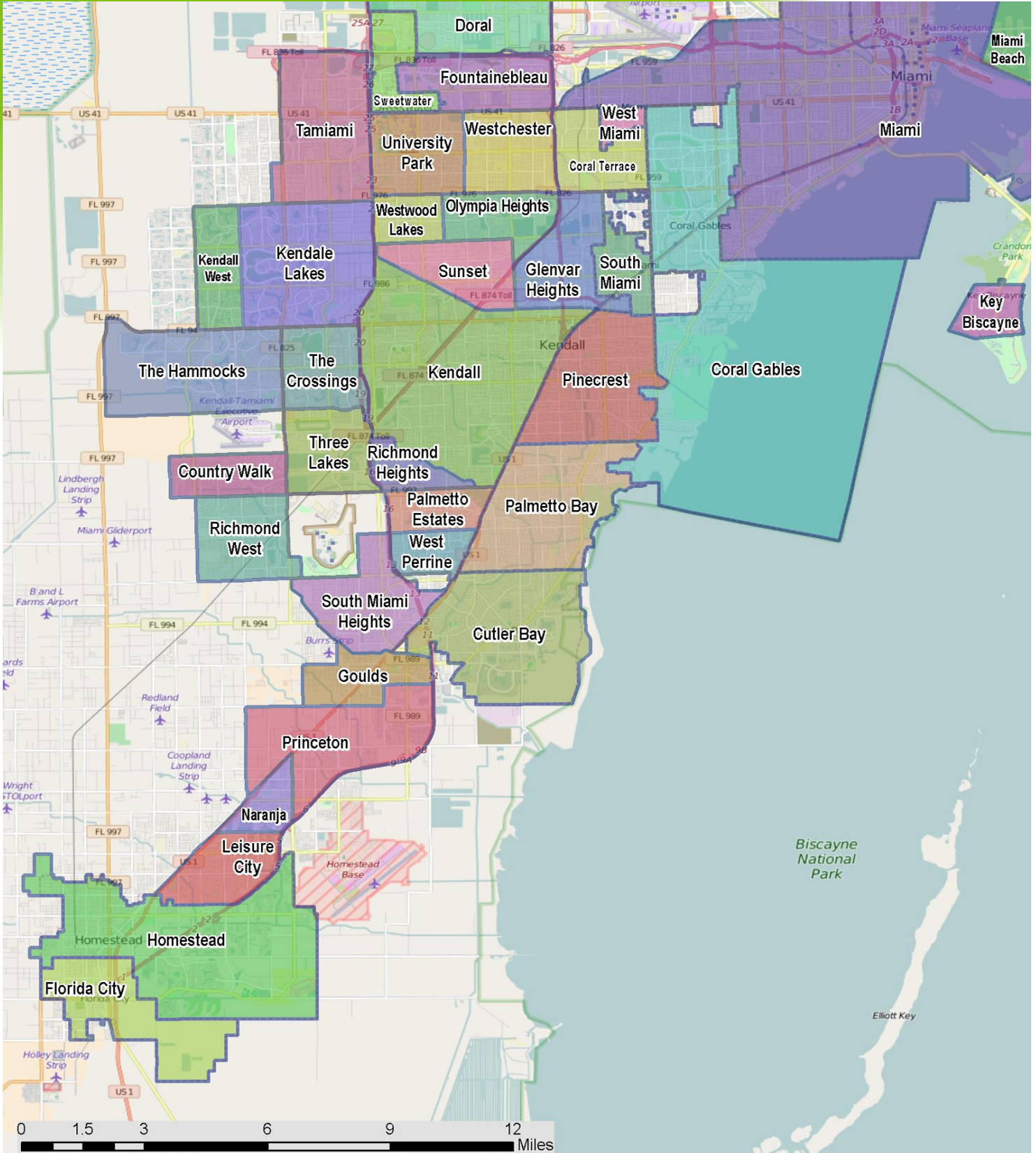
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Miami-Dade County Local Residential Market Metrics - Q3 2023

Reference Map - Southern Miami-Dade County Municipalities and Census-Designated Places*



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