

Quarterly Market Summary - Q3 2023

Single-Family Homes

Miami-Dade County



	Q3 2023	Q3 2022	Percent Change Year-over-Year
Closed Sales	2,752	2,900	-5.1%
Paid in Cash	750	787	-4.7%
Median Sale Price	\$615,000	\$560,000	9.8%
Average Sale Price	\$1,028,325	\$960,951	7.0%
Dollar Volume	\$2.8 Billion	\$2.8 Billion	1.5%
Med. Pct. of Orig. List Price Received	97.6%	97.9%	-0.3%
Median Time to Contract	23 Days	22 Days	4.5%
Median Time to Sale	68 Days	65 Days	4.6%
New Pending Sales	2,899	3,077	-5.8%
New Listings	4,072	4,563	-10.8%
Pending Inventory	1,388	1,605	-13.5%
Inventory (Active Listings)	3,318	3,912	-15.2%
Months Supply of Inventory	3.8	3.5	8.6%



Quarterly Distressed Market - Q3 2023

Single-Family Homes

Miami-Dade County



		Q3 2023	Q3 2022	Percent Change Year-over-Year
Traditional	Closed Sales	2,699	2,838	-4.9%
	Median Sale Price	\$619,600	\$565,000	9.7%
Foreclosure/REO	Closed Sales	39	48	-18.8%
	Median Sale Price	\$455,000	\$413,300	10.1%
Short Sale	Closed Sales	14	14	0.0%
	Median Sale Price	\$415,000	\$375,000	10.7%

