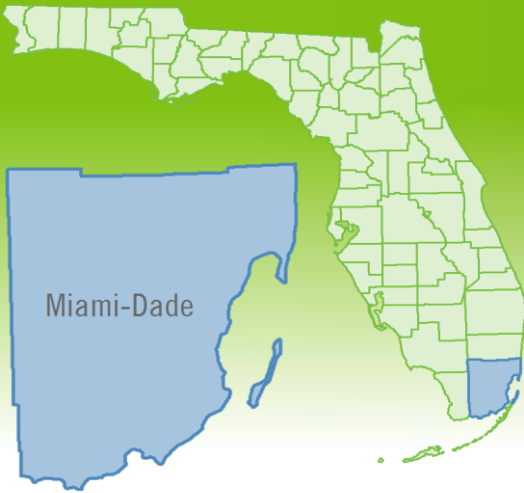


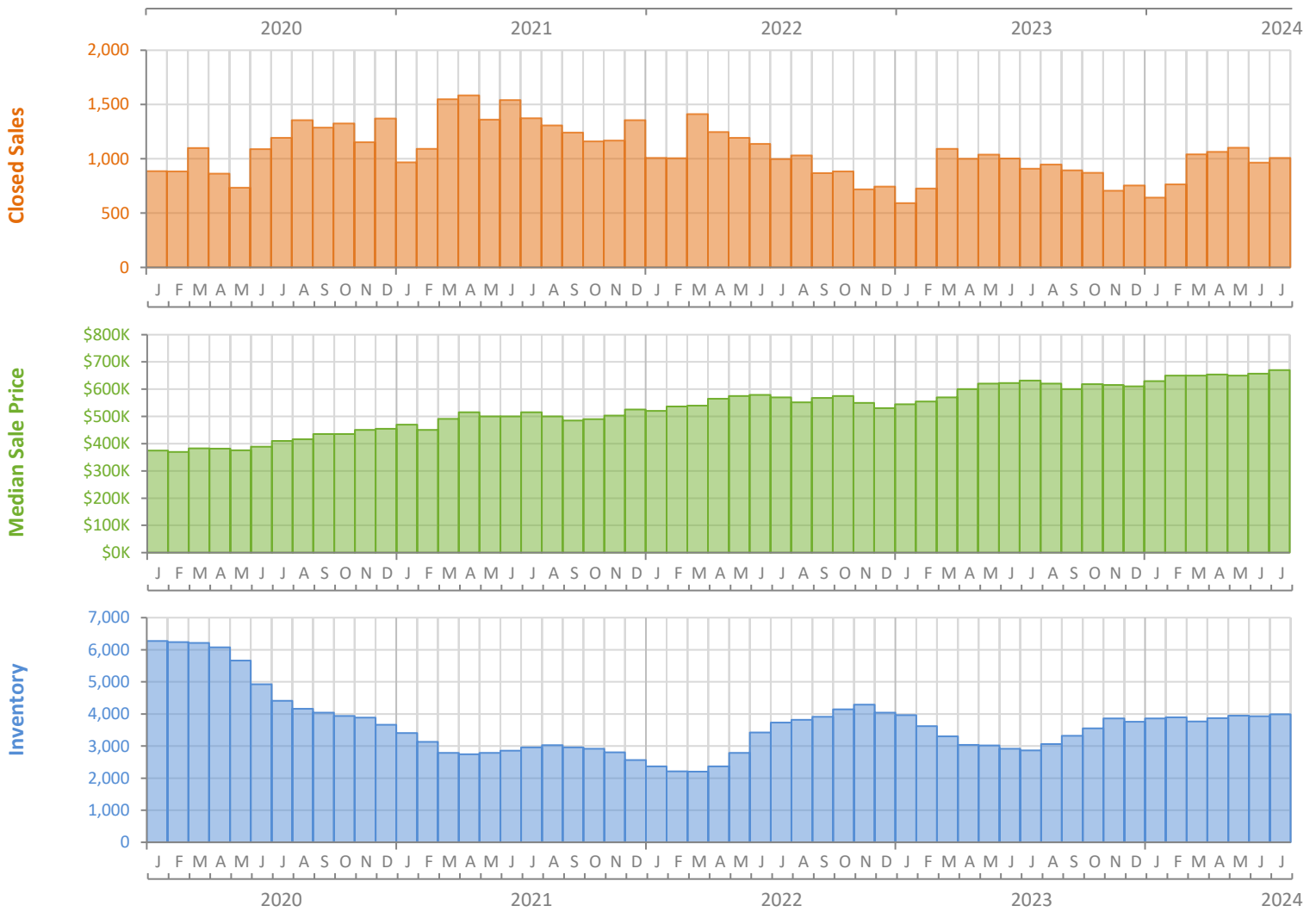
Monthly Market Summary - July 2024

Single-Family Homes

Miami-Dade County



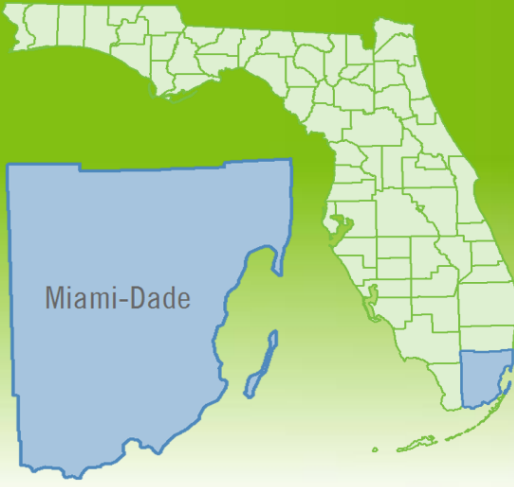
	July 2024	July 2023	Percent Change Year-over-Year
Closed Sales	1,008	910	10.8%
Paid in Cash	232	240	-3.3%
Median Sale Price	\$670,000	\$631,670	6.1%
Average Sale Price	\$1,192,280	\$929,760	28.2%
Dollar Volume	\$1.2 Billion	\$846.1 Million	42.0%
Med. Pct. of Orig. List Price Received	96.6%	97.2%	-0.6%
Median Time to Contract	29 Days	24 Days	20.8%
Median Time to Sale	72 Days	68 Days	5.9%
New Pending Sales	1,030	1,032	-0.2%
New Listings	1,468	1,255	17.0%
Pending Inventory	1,536	1,607	-4.4%
Inventory (Active Listings)	3,988	2,860	39.4%
Months Supply of Inventory	4.4	3.2	37.5%



Monthly Distressed Market - July 2024

Single-Family Homes

Miami-Dade County



		July 2024	July 2023	Percent Change Year-over-Year
Traditional	Closed Sales	992	893	11.1%
	Median Sale Price	\$670,000	\$635,000	5.5%
Foreclosure/REO	Closed Sales	13	12	8.3%
	Median Sale Price	\$525,000	\$430,750	21.9%
Short Sale	Closed Sales	3	5	-40.0%
	Median Sale Price	\$555,000	\$365,750	51.7%

