

Miami-Dade County Local Residential Market Metrics - Q3 2024

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	2,781	1.1%	610	-18.7%	\$650,000	5.7%	\$1,113,517	8.3%
Aventura (City)	5	25.0%	1	0.0%	\$1,295,000	-22.1%	\$1,252,000	-31.7%
Bal Harbour (Village)	2	100.0%	2	100.0%	\$14,325,000	110.7%	\$14,325,000	110.7%
Bay Harbor Islands (Town)	2	-60.0%	2	-33.3%	\$3,687,500	19.9%	\$3,687,500	6.1%
Biscayne Park (Village)	10	-16.7%	3	-62.5%	\$927,500	-3.4%	\$1,259,000	2.9%
Brownsville (CDP)	25	0.0%	7	40.0%	\$430,000	4.0%	\$414,624	4.5%
Coral Gables (City)	100	44.9%	54	35.0%	\$1,900,000	23.8%	\$2,890,459	27.0%
Coral Terrace (CDP)	32	14.3%	7	-56.3%	\$751,250	22.2%	\$852,078	23.8%
Country Club (CDP)	21	40.0%	1	N/A	\$600,000	0.0%	\$602,834	-6.1%
Country Walk (CDP)	30	11.1%	5	150.0%	\$725,000	16.7%	\$749,467	16.9%
Cutler Bay (Town)	104	8.3%	12	20.0%	\$624,000	3.6%	\$663,956	1.8%
Doral (City)	72	-1.4%	17	13.3%	\$1,040,000	1.0%	\$1,103,069	2.2%
El Portal (Village)	8	100.0%	1	-50.0%	\$900,000	8.1%	\$1,016,272	5.2%
Fisher Island (CDP)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Florida City (City)	26	13.0%	1	-75.0%	\$564,900	44.8%	\$513,635	21.0%
Fountainebleau (CDP)	9	-10.0%	0	-100.0%	\$650,000	-3.3%	\$806,500	15.3%
Gladeview (CDP)	23	-30.3%	4	-69.2%	\$445,000	29.0%	\$412,261	13.9%
Glenvar Heights (CDP)	16	23.1%	8	0.0%	\$1,724,500	4.5%	\$2,434,681	41.6%
Golden Beach (Town)	2	100.0%	1	N/A	\$18,075,000	163.9%	\$18,075,000	163.9%
Golden Glades (CDP)	35	20.7%	11	83.3%	\$545,500	-0.3%	\$568,987	-0.6%
Goulds (CDP)	27	42.1%	3	50.0%	\$561,250	20.7%	\$710,295	15.8%
Hialeah (City)	115	0.0%	22	15.8%	\$565,500	4.7%	\$626,616	13.7%
Hialeah Gardens (City)	12	0.0%	3	N/A	\$532,500	10.9%	\$653,671	-6.0%
Homestead (City)	159	20.5%	18	12.5%	\$506,500	5.5%	\$511,743	7.5%
Indian Creek (Village)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Ives Estates (CDP)	23	15.0%	8	166.7%	\$515,000	-7.3%	\$559,937	-4.5%
Kendale Lakes (CDP)	34	-20.9%	3	-62.5%	\$750,000	7.9%	\$855,967	19.6%
Kendall (CDP)	88	10.0%	16	-36.0%	\$969,000	8.3%	\$1,256,869	18.4%
Kendall West (CDP)	26	-3.7%	4	-42.9%	\$636,000	-2.2%	\$648,635	-1.0%
Key Biscayne (Village)	13	62.5%	7	16.7%	\$4,000,000	60.0%	\$6,400,423	125.2%
Leisure City (CDP)	33	-5.7%	1	-75.0%	\$510,000	14.5%	\$482,767	6.4%
Medley (Town)	0	N/A	0	N/A	(No Sales)	N/A	(No Sales)	N/A
Miami (City)	236	-18.6%	83	-30.3%	\$740,000	10.4%	\$1,170,703	-3.0%
Miami Beach (City)	49	-24.6%	30	-36.2%	\$3,500,000	6.1%	\$7,232,994	2.2%
Miami Gardens (City)	170	9.0%	29	16.0%	\$511,000	12.1%	\$498,599	8.5%
Miami Lakes (Town)	40	14.3%	11	0.0%	\$865,000	-2.7%	\$942,525	9.6%

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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 Shores (Village)	42	-6.7%	17	70.0%	\$1,465,000	27.4%	\$1,766,036	40.3%
Miami Springs (City)	21	-4.5%	3	-57.1%	\$700,000	-6.0%	\$742,905	-2.9%
Naranja (CDP)	11	120.0%	3	200.0%	\$470,000	9.3%	\$482,200	13.0%
North Bay Village (City)	5	0.0%	2	-60.0%	\$1,200,000	-12.7%	\$1,557,400	-9.4%
North Miami (City)	47	-17.5%	7	-53.3%	\$563,000	12.7%	\$1,392,580	31.6%
North Miami Beach (City)	36	-25.0%	12	-36.8%	\$532,500	0.9%	\$765,020	-7.4%
Ojus (CDP)	25	8.7%	14	-6.7%	\$1,355,000	-12.6%	\$1,521,212	-8.6%
Olympia Heights (CDP)	16	-15.8%	0	-100.0%	\$825,000	23.1%	\$1,028,437	25.5%
Opa-locka (City)	22	-4.3%	4	100.0%	\$417,500	16.3%	\$398,969	6.2%
Palm Springs North (CDP)	4	-20.0%	0	N/A	\$782,500	19.8%	\$783,750	-6.3%
Palmetto Bay (Village)	67	-14.1%	21	-40.0%	\$1,129,500	2.7%	\$1,276,186	3.3%
Palmetto Estates (CDP)	20	-23.1%	0	-100.0%	\$599,900	13.5%	\$595,090	11.3%
Pinecrest (Village)	40	-24.5%	19	-40.6%	\$2,711,250	13.9%	\$3,699,148	26.1%
Pinewood (CDP)	11	-42.1%	1	-75.0%	\$425,000	-7.6%	\$492,318	11.7%
Princeton (CDP)	71	9.2%	3	-40.0%	\$590,000	9.3%	\$599,708	10.7%
Richmond Heights (CDP)	27	42.1%	3	0.0%	\$537,000	14.3%	\$535,630	15.9%
Richmond West (CDP)	53	-8.6%	7	75.0%	\$692,000	15.8%	\$699,999	12.1%
South Miami (City)	20	-9.1%	10	0.0%	\$1,122,500	9.5%	\$1,204,243	-12.9%
South Miami Heights (CDP)	56	24.4%	6	-25.0%	\$556,000	4.9%	\$594,911	8.3%
Sunny Isles Beach (City)	6	N/A	6	N/A	\$3,500,050	N/A	\$4,416,683	N/A
Sunset (CDP)	19	-29.6%	1	-88.9%	\$775,000	-1.7%	\$870,184	-21.4%
Surfside (Town)	10	66.7%	5	25.0%	\$1,312,500	0.0%	\$3,740,000	101.7%
Sweetwater (City)	3	-50.0%	0	-100.0%	\$570,000	8.9%	\$568,333	1.5%
Tamiami (CDP)	40	-13.0%	8	-46.7%	\$799,000	15.8%	\$1,195,398	39.3%
The Crossings (CDP)	23	15.0%	2	-66.7%	\$775,000	10.8%	\$851,604	20.2%
The Hammocks (CDP)	64	20.8%	6	0.0%	\$637,500	5.9%	\$637,528	5.0%
Three Lakes (CDP)	18	20.0%	3	-25.0%	\$589,000	-3.8%	\$652,662	-35.2%
University Park (CDP)	22	-26.7%	7	-36.4%	\$747,500	10.7%	\$817,978	12.8%
Virginia Gardens (Village)	2	100.0%	0	N/A	\$771,250	30.7%	\$771,250	30.7%
West Little River (CDP)	53	-7.0%	17	13.3%	\$480,000	11.6%	\$469,858	9.9%
West Miami (City)	4	-33.3%	0	N/A	\$902,500	22.4%	\$864,775	23.6%
West Perrine (CDP)	12	-29.4%	0	N/A	\$605,450	17.6%	\$565,033	11.5%
Westchester (CDP)	38	72.7%	7	0.0%	\$674,500	4.4%	\$680,026	5.0%
Westview (CDP)	20	100.0%	4	33.3%	\$465,050	8.1%	\$469,670	12.9%
Westwood Lakes (CDP)	16	60.0%	5	25.0%	\$742,500	14.9%	\$735,867	22.0%

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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	\$3.1 Billion	9.4%	96.5%	-1.1%	32 Days	39.1%	4,424	8.6%
Aventura (City)	\$6.3 Million	-14.6%	83.5%	-7.1%	187 Days	1600.0%	12	20.0%
Bal Harbour (Village)	\$28.7 Million	321.3%	79.2%	-16.1%	162 Days	11.0%	5	400.0%
Bay Harbor Islands (Town)	\$7.4 Million	-57.5%	87.0%	-6.5%	172 Days	911.8%	2	-66.7%
Biscayne Park (Village)	\$12.6 Million	-14.3%	96.4%	1.3%	44 Days	18.9%	24	14.3%
Brownsville (CDP)	\$10.4 Million	4.5%	97.6%	-1.6%	38 Days	111.1%	46	53.3%
Coral Gables (City)	\$289.0 Million	84.1%	92.4%	-3.9%	54 Days	68.8%	125	23.8%
Coral Terrace (CDP)	\$27.3 Million	41.5%	95.7%	-0.4%	33 Days	26.9%	55	19.6%
Country Club (CDP)	\$12.7 Million	31.4%	99.2%	0.8%	23 Days	228.6%	29	7.4%
Country Walk (CDP)	\$22.5 Million	29.8%	96.1%	-4.0%	45 Days	246.2%	47	2.2%
Cutler Bay (Town)	\$69.1 Million	10.3%	97.2%	-0.8%	34 Days	61.9%	153	12.5%
Doral (City)	\$79.4 Million	0.8%	96.1%	0.9%	34 Days	-35.8%	113	15.3%
El Portal (Village)	\$8.1 Million	110.4%	95.1%	13.6%	70 Days	84.2%	13	0.0%
Fisher Island (CDP)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	1	0.0%
Florida City (City)	\$13.4 Million	36.8%	100.0%	0.8%	48 Days	152.6%	36	-2.7%
Fountainebleau (CDP)	\$7.3 Million	3.7%	98.4%	1.2%	36 Days	16.1%	13	-31.6%
Gladeview (CDP)	\$9.5 Million	-20.6%	100.0%	0.8%	23 Days	15.0%	27	-30.8%
Glenvar Heights (CDP)	\$39.0 Million	74.2%	96.0%	-1.8%	27 Days	-10.0%	30	11.1%
Golden Beach (Town)	\$36.2 Million	427.7%	69.1%	-24.3%	516 Days	1417.6%	6	0.0%
Golden Glades (CDP)	\$19.9 Million	19.9%	95.4%	-2.7%	31 Days	19.2%	62	34.8%
Goulds (CDP)	\$19.2 Million	64.5%	97.2%	-2.2%	23 Days	-8.0%	38	-19.1%
Hialeah (City)	\$72.1 Million	13.7%	97.6%	-2.4%	25 Days	25.0%	201	8.6%
Hialeah Gardens (City)	\$7.8 Million	-6.0%	95.9%	-4.1%	20 Days	-4.8%	15	-11.8%
Homestead (City)	\$81.4 Million	29.4%	98.3%	-0.3%	38 Days	111.1%	208	27.6%
Indian Creek (Village)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	-100.0%
Ives Estates (CDP)	\$12.9 Million	9.8%	97.5%	0.5%	21 Days	-41.7%	42	55.6%
Kendale Lakes (CDP)	\$29.1 Million	-5.5%	96.8%	-0.6%	24 Days	4.3%	47	-14.5%
Kendall (CDP)	\$110.6 Million	30.2%	94.5%	-2.6%	26 Days	36.8%	119	0.8%
Kendall West (CDP)	\$16.9 Million	-4.7%	98.4%	-0.3%	41 Days	173.3%	25	-7.4%
Key Biscayne (Village)	\$83.2 Million	265.9%	92.9%	1.3%	89 Days	-16.0%	16	-5.9%
Leisure City (CDP)	\$15.9 Million	0.3%	99.0%	-0.2%	16 Days	-5.9%	56	27.3%
Medley (Town)	(No Sales)	N/A	(No Sales)	N/A	(No Sales)	N/A	0	-100.0%
Miami (City)	\$276.3 Million	-21.1%	93.2%	-2.1%	45 Days	21.6%	472	-7.5%
Miami Beach (City)	\$354.4 Million	-23.0%	87.5%	2.9%	81 Days	-22.1%	110	-13.4%
Miami Gardens (City)	\$84.8 Million	18.2%	98.1%	-1.9%	21 Days	75.0%	246	24.2%
Miami Lakes (Town)	\$37.7 Million	25.2%	95.9%	0.6%	36 Days	-20.0%	54	20.0%

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Miami Shores (Village)	\$74.2 Million	30.9%	93.0%	-1.4%	57 Days	35.7%	47	2.2%
Miami Springs (City)	\$15.6 Million	-7.3%	94.3%	-2.1%	44 Days	144.4%	33	13.8%
Naranja (CDP)	\$5.3 Million	148.7%	96.7%	-3.3%	33 Days	73.7%	16	33.3%
North Bay Village (City)	\$7.8 Million	-9.4%	93.8%	9.6%	19 Days	-66.1%	14	75.0%
North Miami (City)	\$65.5 Million	8.5%	96.5%	-0.1%	32 Days	-17.9%	105	41.9%
North Miami Beach (City)	\$27.5 Million	-30.6%	94.9%	-3.2%	49 Days	63.3%	74	-22.9%
Ojus (CDP)	\$38.0 Million	-0.6%	88.8%	2.5%	51 Days	-27.1%	43	16.2%
Olympia Heights (CDP)	\$16.5 Million	5.7%	96.8%	-2.4%	26 Days	-3.7%	24	-27.3%
Opa-locka (City)	\$8.8 Million	1.6%	99.4%	-1.1%	26 Days	36.8%	27	8.0%
Palm Springs North (CDP)	\$3.1 Million	-25.0%	92.2%	-4.9%	74 Days	111.4%	6	-14.3%
Palmetto Bay (Village)	\$85.5 Million	-11.3%	92.0%	-3.0%	44 Days	41.9%	103	7.3%
Palmetto Estates (CDP)	\$11.9 Million	-14.4%	100.0%	6.0%	19 Days	-24.0%	39	11.4%
Pinecrest (Village)	\$148.0 Million	-4.8%	94.2%	1.1%	60 Days	25.0%	65	0.0%
Pinewood (CDP)	\$5.4 Million	-35.3%	92.7%	-4.8%	54 Days	217.6%	19	-17.4%
Princeton (CDP)	\$42.6 Million	20.9%	98.4%	-1.6%	28 Days	55.6%	111	19.4%
Richmond Heights (CDP)	\$14.5 Million	64.8%	98.9%	-1.1%	22 Days	144.4%	30	30.4%
Richmond West (CDP)	\$37.1 Million	2.5%	98.0%	-2.0%	24 Days	71.4%	86	-6.5%
South Miami (City)	\$24.1 Million	-20.8%	94.3%	-5.7%	25 Days	56.3%	33	50.0%
South Miami Heights (CDP)	\$33.3 Million	34.8%	98.1%	-1.9%	20 Days	53.8%	79	0.0%
Sunny Isles Beach (City)	\$26.5 Million	N/A	86.7%	N/A	141 Days	N/A	17	13.3%
Sunset (CDP)	\$16.5 Million	-44.7%	97.2%	-1.4%	29 Days	52.6%	29	-19.4%
Surfside (Town)	\$37.4 Million	236.2%	91.1%	-6.5%	33 Days	-13.2%	19	5.6%
Sweetwater (City)	\$1.7 Million	-49.2%	98.4%	0.4%	51 Days	264.3%	11	175.0%
Tamiami (CDP)	\$47.8 Million	21.1%	97.2%	-2.0%	35 Days	59.1%	78	23.8%
The Crossings (CDP)	\$19.6 Million	38.2%	95.4%	-3.6%	19 Days	18.8%	39	85.7%
The Hammocks (CDP)	\$40.8 Million	26.8%	97.6%	-2.4%	27 Days	42.1%	87	22.5%
Three Lakes (CDP)	\$11.7 Million	-22.2%	96.2%	-3.4%	34 Days	61.9%	30	25.0%
University Park (CDP)	\$18.0 Million	-17.3%	96.8%	0.1%	13 Days	-43.5%	33	6.5%
Virginia Gardens (Village)	\$1.5 Million	161.4%	97.9%	6.2%	71 Days	-13.4%	2	100.0%
West Little River (CDP)	\$24.9 Million	2.2%	99.0%	-1.0%	22 Days	37.5%	69	-12.7%
West Miami (City)	\$3.5 Million	-17.6%	92.7%	-5.9%	27 Days	80.0%	15	87.5%
West Perrine (CDP)	\$6.8 Million	-21.3%	100.0%	3.0%	15 Days	25.0%	26	52.9%
Westchester (CDP)	\$25.8 Million	81.3%	96.4%	-0.4%	28 Days	86.7%	60	53.8%
Westview (CDP)	\$9.4 Million	125.8%	96.8%	0.9%	49 Days	390.0%	26	-3.7%
Westwood Lakes (CDP)	\$11.8 Million	95.1%	96.3%	-2.3%	20 Days	100.0%	29	107.1%

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Miami-Dade County	2,840	-2.0%	1,369	-1.4%	4,503	35.7%	5.1	34.2%
Aventura (City)	5	150.0%	3	200.0%	17	41.7%	8.5	11.8%
Bal Harbour (Village)	0	-100.0%	0	-100.0%	9	28.6%	27.0	-3.6%
Bay Harbor Islands (Town)	1	-75.0%	0	-100.0%	4	-20.0%	5.3	-3.6%
Biscayne Park (Village)	10	-16.7%	6	50.0%	28	40.0%	7.6	26.7%
Brownsville (CDP)	26	-3.7%	15	25.0%	31	34.8%	3.8	58.3%
Coral Gables (City)	64	-22.9%	31	-29.5%	188	58.0%	6.6	65.0%
Coral Terrace (CDP)	32	3.2%	17	21.4%	51	37.8%	5.3	60.6%
Country Club (CDP)	19	0.0%	4	-66.7%	24	84.6%	3.6	100.0%
Country Walk (CDP)	28	-6.7%	11	-15.4%	40	48.1%	4.2	55.6%
Cutler Bay (Town)	108	8.0%	43	0.0%	139	78.2%	4.4	76.0%
Doral (City)	65	-18.8%	33	-5.7%	101	13.5%	5.3	32.5%
El Portal (Village)	11	83.3%	3	-40.0%	21	61.5%	8.1	24.6%
Fisher Island (CDP)	0	-100.0%	1	-50.0%	3	0.0%	0.0	N/A
Florida City (City)	29	3.6%	20	81.8%	33	65.0%	4.4	41.9%
Fountainebleau (CDP)	5	-54.5%	4	-50.0%	16	166.7%	4.1	173.3%
Gladeview (CDP)	24	-17.2%	13	62.5%	28	21.7%	3.9	25.8%
Glenvar Heights (CDP)	17	0.0%	6	0.0%	47	88.0%	10.8	140.0%
Golden Beach (Town)	1	-66.7%	0	-100.0%	28	3.7%	18.7	-65.4%
Golden Glades (CDP)	43	34.4%	26	85.7%	64	56.1%	6.2	77.1%
Goulds (CDP)	24	4.3%	12	33.3%	35	-2.8%	4.4	-17.0%
Hialeah (City)	130	-5.1%	59	-24.4%	194	65.8%	4.8	77.8%
Hialeah Gardens (City)	10	-33.3%	3	-57.1%	9	-10.0%	2.9	11.5%
Homestead (City)	167	25.6%	77	32.8%	185	103.3%	4.2	90.9%
Indian Creek (Village)	0	N/A	0	N/A	0	-100.0%	0.0	N/A
Ives Estates (CDP)	17	-15.0%	8	0.0%	39	39.3%	7.4	54.2%
Kendale Lakes (CDP)	38	-15.6%	20	17.6%	41	24.2%	3.8	22.6%
Kendall (CDP)	84	-2.3%	36	-5.3%	116	45.0%	4.6	43.8%
Kendall West (CDP)	29	11.5%	12	50.0%	18	28.6%	2.4	14.3%
Key Biscayne (Village)	7	-36.4%	2	-50.0%	34	9.7%	8.9	-25.8%
Leisure City (CDP)	42	20.0%	16	0.0%	39	85.7%	3.3	106.3%
Medley (Town)	0	-100.0%	0	-100.0%	1	0.0%	6.0	50.0%
Miami (City)	253	-17.6%	118	-26.7%	601	11.7%	6.7	11.7%
Miami Beach (City)	39	-23.5%	23	-20.7%	202	-6.0%	11.1	-10.5%
Miami Gardens (City)	166	2.5%	93	0.0%	172	72.0%	3.3	57.1%
Miami Lakes (Town)	38	11.8%	13	-7.1%	51	54.5%	4.8	45.5%

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Miami-Dade County Local Residential Market Metrics - Q3 2024

Single-Family Homes

Municipalities and Census-Designated Places*



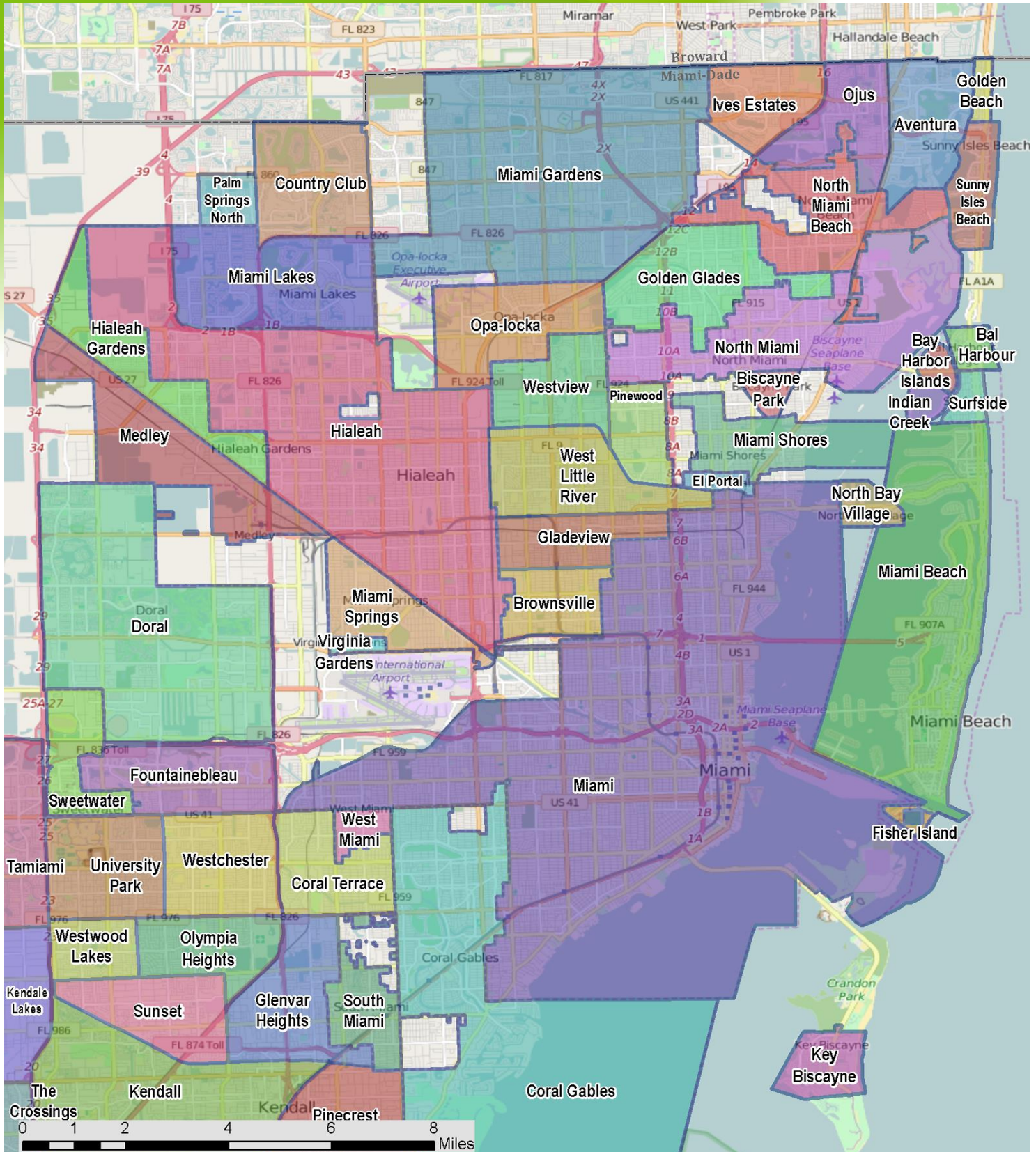
Name of County, Municipality, or CDP*	New Pending Sales	Y/Y % Chg.	Pending Inventory	Y/Y % Chg.	Active Inventory	Y/Y % Chg.	Months Supply of Inventory	Y/Y % Chg.
Miami Shores (Village)	33	-29.8%	15	-28.6%	62	47.6%	5.4	68.8%
Miami Springs (City)	29	20.8%	15	25.0%	28	75.0%	4.1	115.8%
Naranja (CDP)	9	0.0%	4	0.0%	8	100.0%	3.2	68.4%
North Bay Village (City)	9	80.0%	6	200.0%	14	-6.7%	8.4	-25.7%
North Miami (City)	69	16.9%	44	25.7%	116	56.8%	7.2	75.6%
North Miami Beach (City)	40	-39.4%	24	-38.5%	105	18.0%	7.8	30.0%
Ojus (CDP)	20	-13.0%	5	-54.5%	58	26.1%	9.2	17.9%
Olympia Heights (CDP)	19	-13.6%	7	-46.2%	24	20.0%	3.5	2.9%
Opa-locka (City)	30	36.4%	19	216.7%	14	-6.7%	2.2	-18.5%
Palm Springs North (CDP)	5	0.0%	3	50.0%	9	125.0%	4.7	213.3%
Palmetto Bay (Village)	64	-7.2%	21	-22.2%	114	39.0%	5.2	30.0%
Palmetto Estates (CDP)	18	-50.0%	7	-58.8%	29	141.7%	3.9	129.4%
Pinecrest (Village)	34	-27.7%	14	-36.4%	116	30.3%	8.0	40.4%
Pinewood (CDP)	15	-21.1%	8	-20.0%	21	61.5%	4.5	36.4%
Princeton (CDP)	66	-7.0%	38	-7.3%	77	26.2%	3.3	3.1%
Richmond Heights (CDP)	21	5.0%	9	50.0%	22	120.0%	3.1	93.8%
Richmond West (CDP)	53	-24.3%	26	-7.1%	77	45.3%	4.0	14.3%
South Miami (City)	18	63.6%	10	150.0%	34	70.0%	5.0	108.3%
South Miami Heights (CDP)	63	3.3%	31	0.0%	58	65.7%	3.1	40.9%
Sunny Isles Beach (City)	6	50.0%	4	0.0%	15	-25.0%	7.8	-77.3%
Sunset (CDP)	18	-28.0%	8	-11.1%	29	11.5%	4.2	20.0%
Surfside (Town)	12	140.0%	3	-40.0%	29	-12.1%	8.7	-34.1%
Sweetwater (City)	4	0.0%	3	-25.0%	10	400.0%	6.7	570.0%
Tamiami (CDP)	55	25.0%	29	31.8%	70	52.2%	5.5	77.4%
The Crossings (CDP)	31	72.2%	16	128.6%	23	109.1%	3.3	120.0%
The Hammocks (CDP)	58	-10.8%	23	-23.3%	64	100.0%	3.7	105.6%
Three Lakes (CDP)	18	12.5%	11	0.0%	29	61.1%	4.5	60.7%
University Park (CDP)	17	-34.6%	12	-7.7%	26	36.8%	3.6	89.5%
Virginia Gardens (Village)	2	0.0%	0	-100.0%	3	N/A	6.0	N/A
West Little River (CDP)	54	0.0%	27	42.1%	64	33.3%	4.0	33.3%
West Miami (City)	6	-14.3%	5	25.0%	13	160.0%	6.8	223.8%
West Perrine (CDP)	20	53.8%	14	75.0%	17	41.7%	3.9	62.5%
Westchester (CDP)	49	113.0%	24	84.6%	34	54.5%	3.2	52.4%
Westview (CDP)	17	-5.6%	5	-58.3%	18	28.6%	3.3	-5.7%
Westwood Lakes (CDP)	18	80.0%	7	0.0%	15	66.7%	2.9	45.0%

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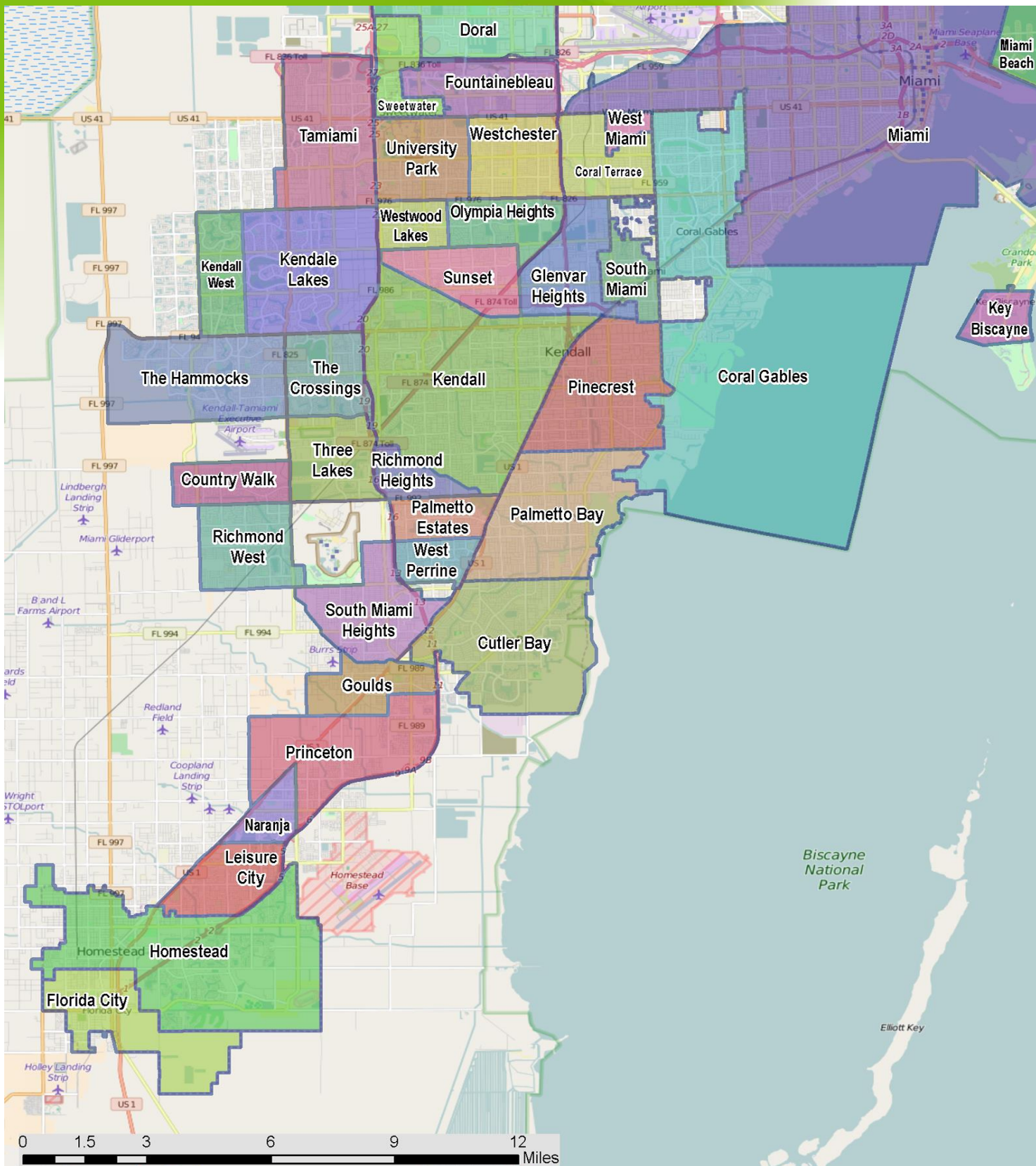
Reference Map - Northern Miami-Dade County Municipalities and Census-Designated Places



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Miami-Dade County Local Residential Market Metrics - Q3 2024

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



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