

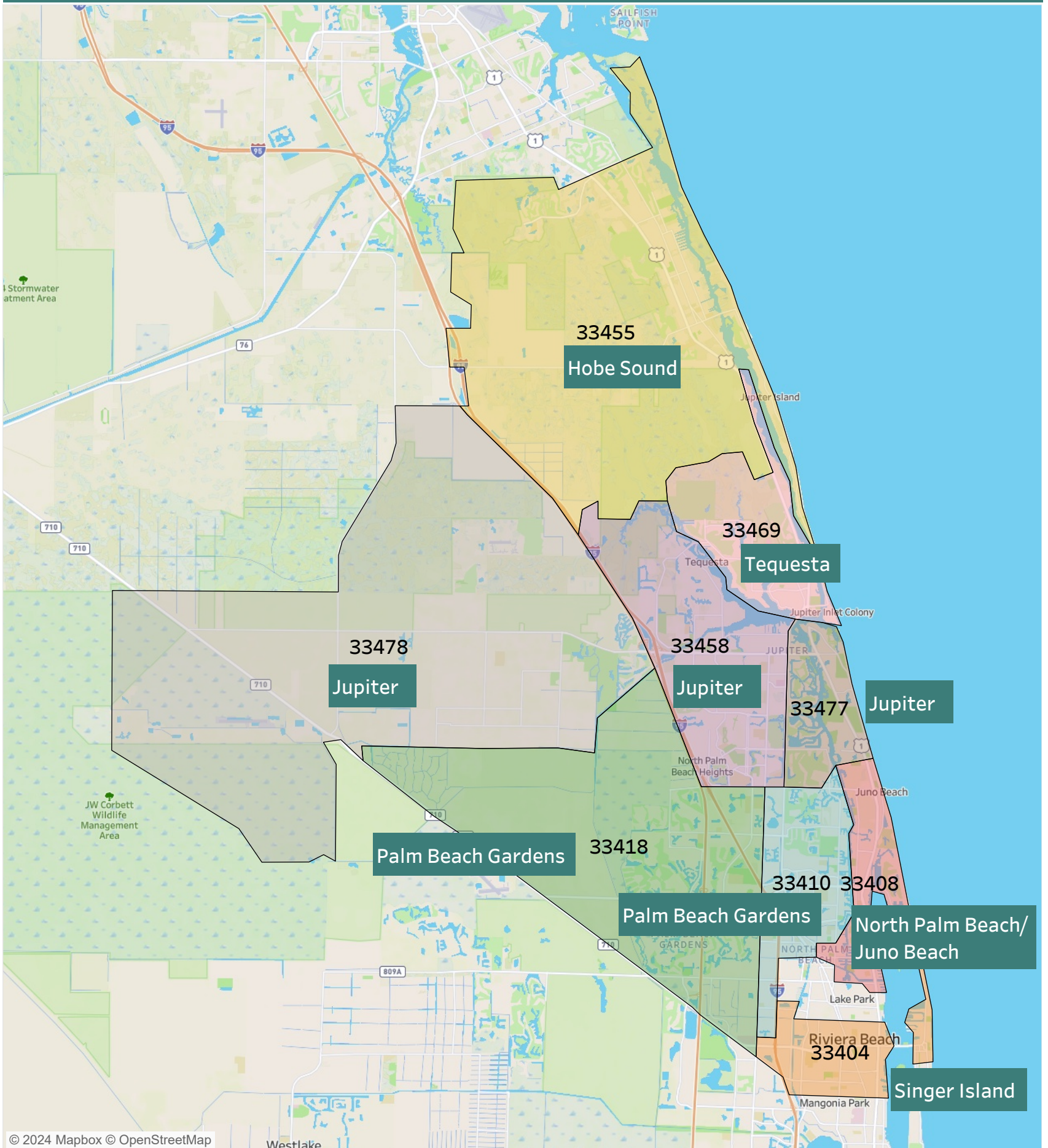
# Jupiter-Tequesta-Hobe Sound (JTHS) Market Report | 2024 Q3





# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS) Market Report | 2024 Q3

## MIAMI-JTHS Market Area



## Sales volume in the first three quarters of 2024 hits \$4.0 billion in the JTHS market area

Home sales in the MIAMI Jupiter-Tequesta-Hobe Sound (MIAMI-JTHS) market totaled \$4.0 billion in the first three quarters of 2024, reflecting a modest increase of 0.2% compared to the same period in 2023. This area accounted for 8.4% of Southeast Florida's total sales volume, which reached \$47.7 billion during the same time frame. The dollar sales volume in the JTHS market area cooled down from a strong first quarter growth (+18.0%) to a decline in the second quarter (-9.0%) and third quarter (-1.8%).

## Closed sales declined 4% in the first three quarters in the JTHS market area

The total number of closed sales in the JTHS market fell by 3.6% year-over-year. This decline was smaller than the decreases seen in Miami-Dade (-5.0%), Broward (-7.1%), and Palm Beach Counties (-9.8%) except in Martin County (-2.8%) and St. Lucie County (-3.5%) that saw smaller drops in closed sales. The smaller decline could be due to the higher share of cash and wealthy buyers in the JTHS market which softens the adverse impact of higher mortgage rates on affordability.

Closed sales showed a consistent downward trend across all three quarters: (-1.4% in 2024 Q1, -3.0% in 2024 Q2; -6.7% in 2024 Q3). In the third quarter, the sales growth in July (+12.3%) reversed a decline in August (-7.4%) and in September (-24.6%). The significant September decline came in the wake of the implementation of the NAR settlement on August 17 which disallowed the posting of commission fees on the Multiple Listing Service (MLS) and required a buyer's broker agreement before home tours could begin.

Despite the overall decline in sales, four out of nine zip codes within the JTHS area saw an increase in closed sales: 33408 (North Palm Beach/Juno Beach, 6.7%), 33477 (Jupiter, 10.7%), 33478 (Jupiter, 3.2%), and 33469 (Tequesta, 3.2%).

## Million-dollar home sales accounted for higher share of sales at 30%

While overall sales fell in the first three quarters of 2024, the number of million-dollar home sales and the share of total home sales rose. Million-dollar home sales rose 12% year-over-year to 1,072 sales, and the share rose to 30% from 26% during the same time in 2023. The market share of million-dollar homes has starkly increased since 2019 when the share was just 11%. The rising share of million-dollar homes indicates the stronger presence of wealthy buyers.

The highest shares of million-dollar sales in the first three quarters of 2024 are those of 33478 (Jupiter, 49%) and 33404 (Singer Island, 41%). By number of sales, 33418 (Palm Beach Gardens) had the most million-dollar sales at 257 sales, up 22% from the same period one year ago. The area with the second highest million-dollar sales was 33458 (Jupiter) with 168 sales, up 2% from one year ago.

## Cash buyer share moderated in 2024 to 54% but is still elevated than in 2019

The share of cash buyers moderated in the third quarter of 2024 to 53% compared to 57% in the same period one year ago. However, this is still higher than the 43% share in the same period in 2019. Cash buyers made up 49% of single-family sales and 68% of condominium/townhome sales.

All-cash sales accounted for a higher share of sales in the JTHS market compared to Miami-Dade (34%), Broward (35%), Palm Beach (48%), Martin (46%), and St. Lucie (29%).

The highest share of cash buyers was found in 33477 (Jupiter, 77%), 33408 (North Palm Beach/Juno Beach, 63%), and 33404 (Singer Island, 60%).



## Home sales prices fell in most JTTHS submarkets with rising inventory

As sales slowed, inventory built up, and properties stayed longer on the market, the median sales prices across the nine zip codes showed a general decline. Specifically, the median single-family sales prices across the nine zip codes fell 6.5% while the median condominium sales prices fell 3.3%.

This general decline in JTTHS home prices is in contrast to the increase in the median single-family sales prices in Miami-Dade County (+5.7%), Broward County (2.5%), Palm Beach County (+4.2%), and St. Lucie County (1.3%), except in Martin County (-0.3%). In the condominium/townhome market, the median sales prices were unchanged or rose in Miami-Dade County (+0.2%), Broward County (0.0%), Palm Beach (+2.1%), Martin County (+1.0%), and St. Lucie County (+1.2%).

Among single-family sales, the median sales prices rose in just three of the nine zip codes: 33404 (Singer Island, +13.3%), 33418 (Palm Beach Gardens, +17.7%), and 33478 (Jupiter, +8.9%).

Among condominium sales, the median sales prices rose in four of the nine zip codes: 33404 (Singer Island, +138.5%), 33408 (North Palm Beach/Juno Beach, +5.3%), 33458 (Jupiter, +2.1%), and 33478 (Jupiter, +9.5%).

## Inventory has built up, but the single-family market is still a seller's market while the condominium market has turned into a buyer's market

As of 2024 Q3, there were 2,083 single-family and condominium/townhomes for sale (average of the inventory at the end of July, August, September), a level that is at par with pre-pandemic levels.

Supply conditions became overly tight in the third quarter of 2021 when inventory fell to one month's supply. The current demand and supply conditions are at a healthier balance, with active inventory equivalent to five months' supply.

Supply conditions in the JTTHS market area as of the third quarter of 2024 were broadly more competitive compared to Miami-Dade County (8 months' supply), Broward County (7 months' supply), Palm Beach County (6 months' supply), Martin County (6 months' supply), and St. Lucie County (6 months' supply).

The single-family market is still broadly a seller's market, with months' supply of six months or less across the nine zip codes. The most competitive single-family markets with inventory at four months' supply are 33404 (Singer Island), 33418 (Palm Beach Gardens), 33408 (North Palm Beach/Juno Beach), 33455 (Hobe Sound).

Meanwhile, the condominium market has moved towards a buyer's market, with active inventory equivalent to six to nine months' supply in five of the nine zip codes. The most competitive condominium markets are 33478 (Jupiter, 3 months' supply) and 33455 (Hobe Sound, 4 four months' supply).

Properties took longer to sell, with half of listings on the market for 53 days in the third quarter of 2024 compared to 31 days in the third quarter of 2023. However, the current time to sell a property is in line with pre-pandemic levels of about two months.

With more homes on the market, buyers have gotten a higher discount, with the median sales to list price at 93.3% compared to 95% in the same period one year ago.

The percent of sales to list price in the JTTHS market area of 93.3% in the third quarter of 2024 is also lower compared to the rate in Miami-Dade (95.5%), Broward (95.0%), Palm Beach (93.8%), Martin (93.5%), and St. Lucie (95.3%).

## 2025 Outlook: Wealthy buyers to sustain Southeast Florida's housing market amid uncertain interest rate outlook

The underlying demand fundamentals of the Jupiter-Tequesta-Hobe Sound market area remain positive. The JTHS market tends to attract wealthy retirees, and this trend will continue as retirees take advantage of Florida's no state income tax and lower property taxes .

MIAMI's analysis of the 2024 Q1-Q3 driver license exchanges data in Palm Beach County shows out-of-state driver license exchanges in 2024 Q1-Q3 are up 2% from the same period in 2019. However, New York driver license exchanges are up 9%, California driver license exchanges are up 32%, and Pennsylvania driver license exchanges are up 5%.

In Martin County, out-of-state driver license exchanges have normalized from the pandemic surge, down 7% compared to the same period in 2019. However, New York driver license exchanges are still up 8%, California driver license exchanges are 37% higher, and Massachusetts driver license exchanges increased 15%.

The economic and housing outlook for 2025 is still evolving as incoming and former President Trump implements his economic agenda. The campaign policies include a mix of policies such as reducing the corporate tax rate from 21% to 15%, raising tariffs to promote American manufacturing, and restoring the state and local tax (SALT) deduction that was capped at \$10,000 in 2017. These policies will affect the pace of economic growth, inflation, and the path of interest rate cuts.

However, wealthy buyers are less impacted by mortgage rates as they have the wherewithal to pay all-cash, put in a higher downpayment, or draw on existing home equity or financial investments. With a propensity to attract wealthier buyers, the JTHS market area will outperform markets where household incomes are typically lower.

MIAMI's September 2024 Outlook Update projected mortgage rates to fall to 5% by end-2025, but the risks remain tilted to the upside than the downside. Higher tariffs to spur American manufacturing could lead to an uptick in the cost of imported goods and inflation, prompting the Federal Reserve Board to hold off on further interest rate cuts.

# MIAMI Jupiter-Tequesta-Hobe Sound (JTTHS) Market Report | 2024 Q3

## Southeast Florida Counties and the JTTHS Market Area as of 2024 Q3

	Miami-Dade County	Broward County	Palm Beach County	Martin County	St. Lucie County	JTTHS Market
Dollar Volume (Q1-Q3)	\$16.5B 6.8%	\$11.4B -1.0%	\$15.9B 0.4%	\$1.7B -1.5%	\$2.2B 0.9%	\$4.0B 0.2%
Closed Sales (Q1-Q3)	17,919 -5.0%	19,544 -7.1%	18,534 -9.8%	2,423 -2.8%	5,342 -3.5%	3,568 -3.6%
New Listings (Q1-Q3)	33,525 16.7%	34,930 18.0%	30,941 12.0%	3,679 14.5%	8,065 13.9%	5,579 12.1%

Median Sales Price Single-family	\$650,000 5.7%	\$615,000 2.5%	\$625,000 4.2%	\$586,000 -0.3%	\$400,000 1.3%	\$869,500 -6.5%
Median Sales Price Condominium & Townhome	\$420,000 0.2%	\$275,000 0.0%	\$315,500 2.1%	\$293,000 1.0%	\$319,000 1.2%	\$422,500 -3.3%

Active Inventory	15,102 50.6%	14,312 74.9%	12,124 59.4%	1,402 68.9%	3,128 61.0%	2,083 51.4%
------------------	-----------------	-----------------	-----------------	----------------	----------------	----------------

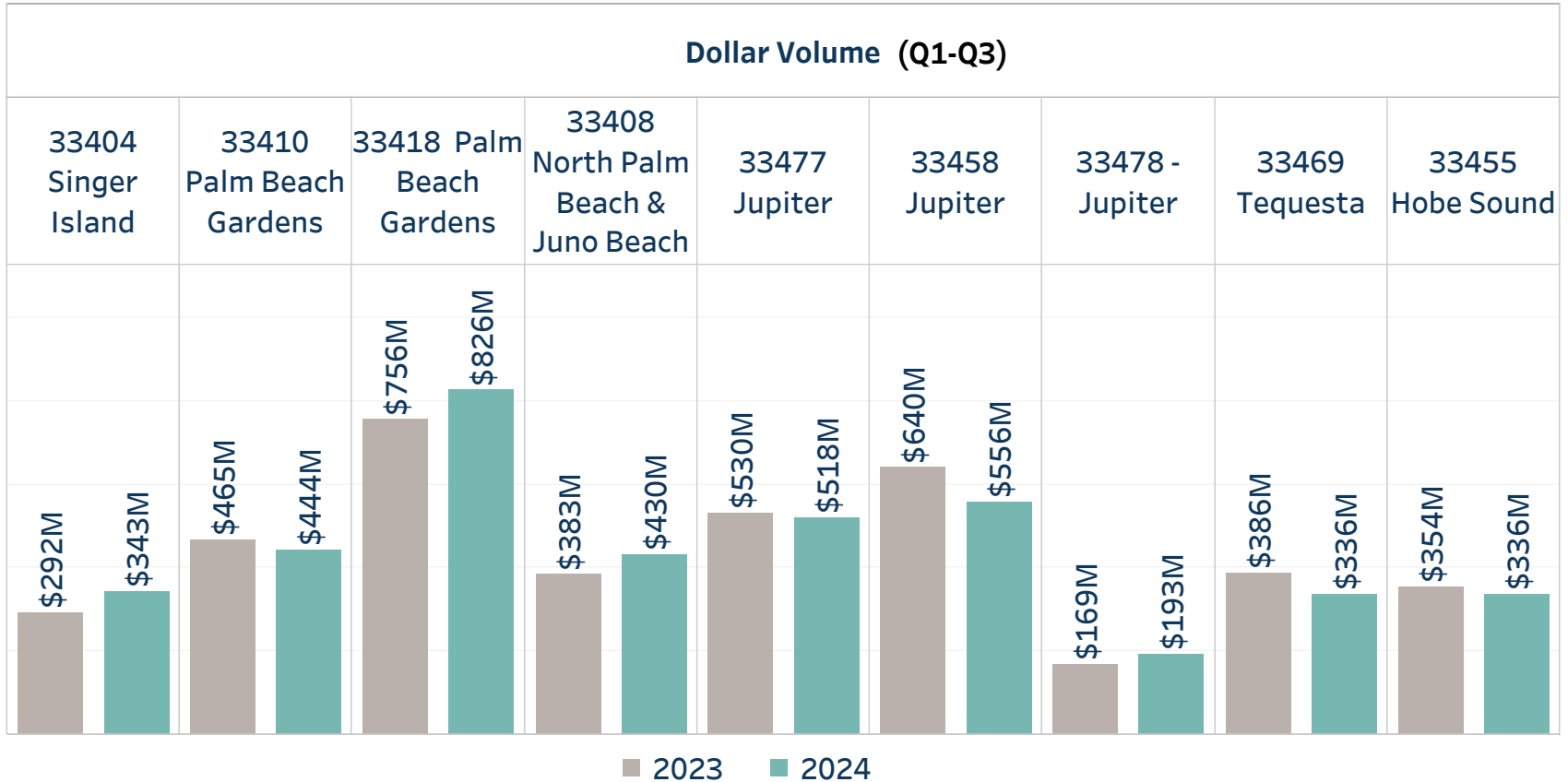
Months' Supply	7.8	6.7	6.1	5.5	5.5	5.0
Median Days to Contract	42.0	45.0	48.0	53.0	53.0	53.0
Median Percent Sales to Original List Price	95.5	95.0	93.8	93.5	95.3	93.3
Cash Sales as a Percent of Sales	33.8	35.0	47.7	45.5	29.4	53.1

The Jupiter-Tequesta-Hobe Sound (JTTHS) Market covers the zip codes in Palm Beach Gardens (33418, 33410), North Palm Beach/Juno Beach (33408), Singer Island (33404), Jupiter (33477, 33458, 33478), Tequesta (33469), and Hobe Sound (33455). The numbers in the second row of a pane are year-over-year percent changes. The median sales prices for the entire JTTHS market area are the median of the zip code median prices produced by Florida REALTORS®.

For information about this report, contact Gay Cororaton, Chief Economist, at [gay@miamire.com](mailto:gay@miamire.com), or Chris Umpierre, Chief of Communications, at [chris@miamire.com](mailto:chris@miamire.com).

# MIAMI Jupiter-Tequesta-Hobe Sound (JTMS) Market Report | 2024 Q3

## JTMS Market Area Housing Metrics in 2024 Q1-Q3



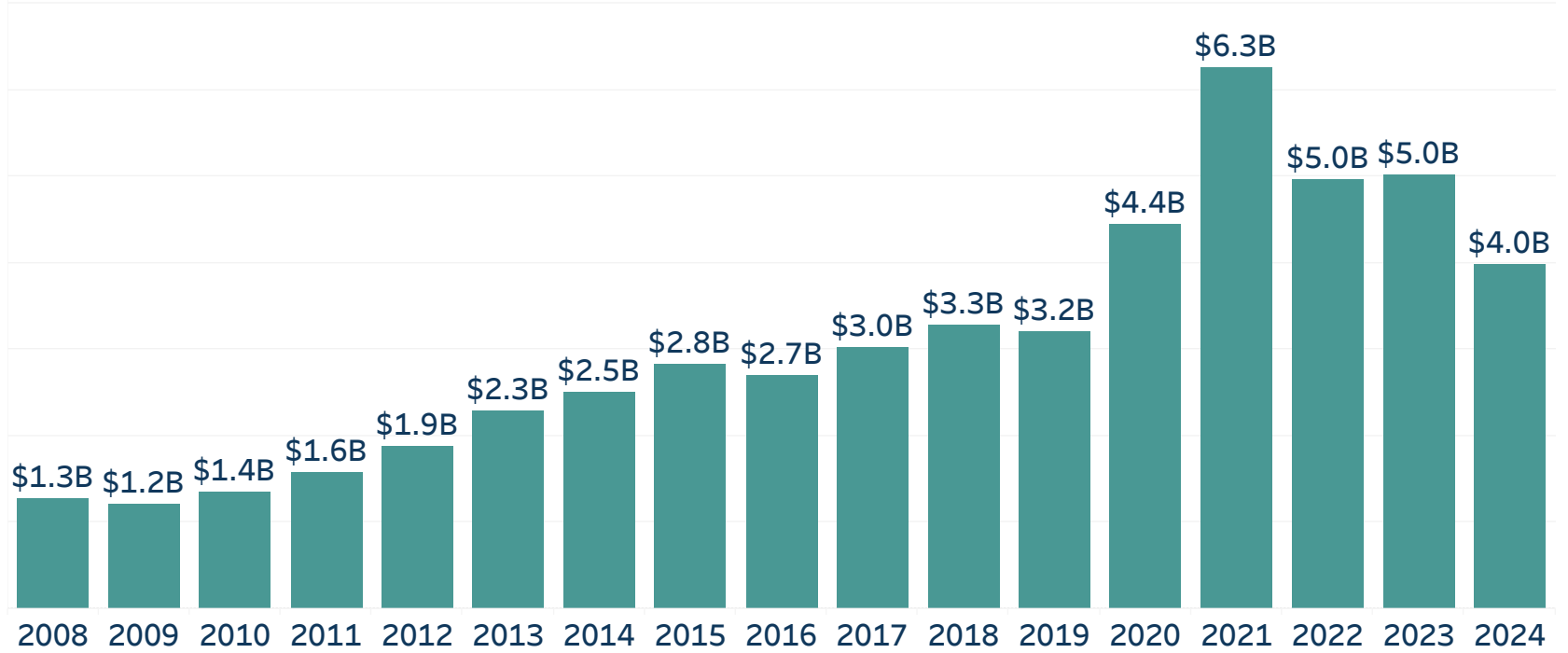
### Year-over-Year Percent Change

	Dollar Volume (Q1-Q3)		
	Single-family	Condominium & Townhome	All Types
33404 Singer Island	12.1%	19.6%	17.3%
33410 Palm Beach Gardens	-2.2%	-13.9%	-4.6%
33418 Palm Beach Gardens	13.3%	-8.6%	9.2%
33408 North Palm Beach & Juno Beach	11.4%	13.2%	12.5%
33477 Jupiter	-8.6%	12.5%	-2.2%
33458 Jupiter	-12.3%	-16.6%	-13.0%
33478 - Jupiter	16.8%	-18.2%	14.3%
33469 Tequesta	-7.9%	-30.2%	-12.8%
33455 Hobe Sound	-3.2%	-18.8%	-5.1%
<b>Grand Total</b>	<b>0.1%</b>	<b>0.5%</b>	<b>0.2%</b>

The figure reported for condos include townhomes.

# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS) Market Report | 2024 Q3

JTHS Market Area Dollar Sales Volume as of 2024 Q3



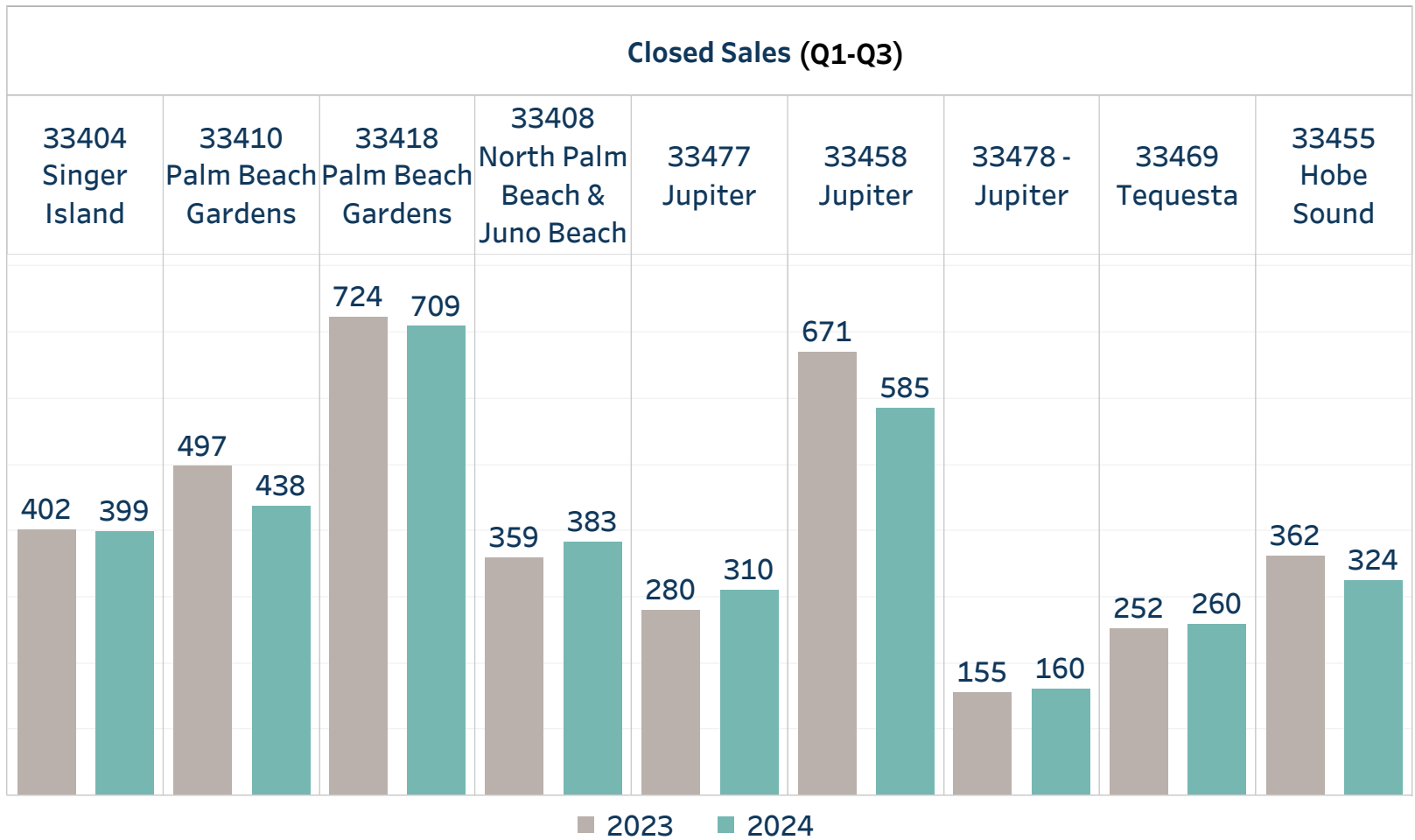
	33404 Singer Island	33410 Palm Beach Gardens	33418 Palm Beach Gardens	33408 North Palm Beach & Juno Beach	33477 Jupiter	33458 Jupiter	33478 - Jupiter	33469 Tequesta	33455 Hobe Sound	Grand Total
2019 Q1	\$53M	\$70M	\$144M	\$60M	\$113M	\$92M	\$34M	\$60M	\$50M	\$677M
2019 Q2	\$87M	\$120M	\$174M	\$99M	\$163M	\$183M	\$50M	\$93M	\$77M	\$1,045M
2019 Q3	\$60M	\$125M	\$149M	\$62M	\$89M	\$147M	\$49M	\$69M	\$45M	\$796M
2019 Q4	\$73M	\$84M	\$130M	\$68M	\$92M	\$113M	\$22M	\$51M	\$61M	\$694M
2020 Q1	\$126M	\$97M	\$159M	\$126M	\$117M	\$139M	\$48M	\$58M	\$64M	\$934M
2020 Q2	\$91M	\$79M	\$119M	\$88M	\$131M	\$103M	\$42M	\$61M	\$105M	\$819M
2020 Q3	\$97M	\$150M	\$242M	\$165M	\$159M	\$202M	\$60M	\$137M	\$111M	\$1,323M
2020 Q4	\$116M	\$161M	\$240M	\$195M	\$204M	\$192M	\$60M	\$84M	\$112M	\$1,365M
2021 Q1	\$137M	\$187M	\$224M	\$193M	\$179M	\$135M	\$74M	\$109M	\$118M	\$1,357M
2021 Q2	\$248M	\$240M	\$388M	\$421M	\$281M	\$204M	\$118M	\$130M	\$307M	\$2,337M
2021 Q3	\$128M	\$140M	\$260M	\$145M	\$125M	\$183M	\$68M	\$112M	\$98M	\$1,259M
2021 Q4	\$105M	\$197M	\$255M	\$161M	\$141M	\$170M	\$42M	\$107M	\$126M	\$1,306M
2022 Q1	\$148M	\$156M	\$219M	\$199M	\$113M	\$182M	\$61M	\$113M	\$162M	\$1,354M
2022 Q2	\$135M	\$189M	\$282M	\$156M	\$212M	\$218M	\$81M	\$230M	\$116M	\$1,618M
2022 Q3	\$76M	\$181M	\$200M	\$85M	\$121M	\$173M	\$67M	\$85M	\$82M	\$1,069M
2022 Q4	\$74M	\$104M	\$213M	\$73M	\$117M	\$135M	\$40M	\$101M	\$68M	\$926M
2023 Q1	\$95M	\$133M	\$168M	\$108M	\$156M	\$167M	\$53M	\$109M	\$74M	\$1,063M
2023 Q2	\$116M	\$214M	\$339M	\$186M	\$243M	\$299M	\$79M	\$185M	\$169M	\$1,829M
2023 Q3	\$82M	\$118M	\$249M	\$89M	\$130M	\$174M	\$37M	\$92M	\$111M	\$1,082M
2023 Q4	\$102M	\$151M	\$193M	\$93M	\$113M	\$150M	\$58M	\$120M	\$70M	\$1,049M
2024 Q1	\$78M	\$138M	\$307M	\$118M	\$169M	\$193M	\$50M	\$116M	\$88M	\$1,256M
2024 Q2	\$123M	\$216M	\$315M	\$187M	\$225M	\$199M	\$84M	\$128M	\$188M	\$1,665M
2024 Q3	\$143M	\$90M	\$204M	\$126M	\$124M	\$164M	\$59M	\$93M	\$60M	\$1,063M



# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS)

## Market Report | 2024 Q3

### JTHS Market Area Housing Metrics in 2024 Q1-Q3



#### Year-over-Year Percent Change

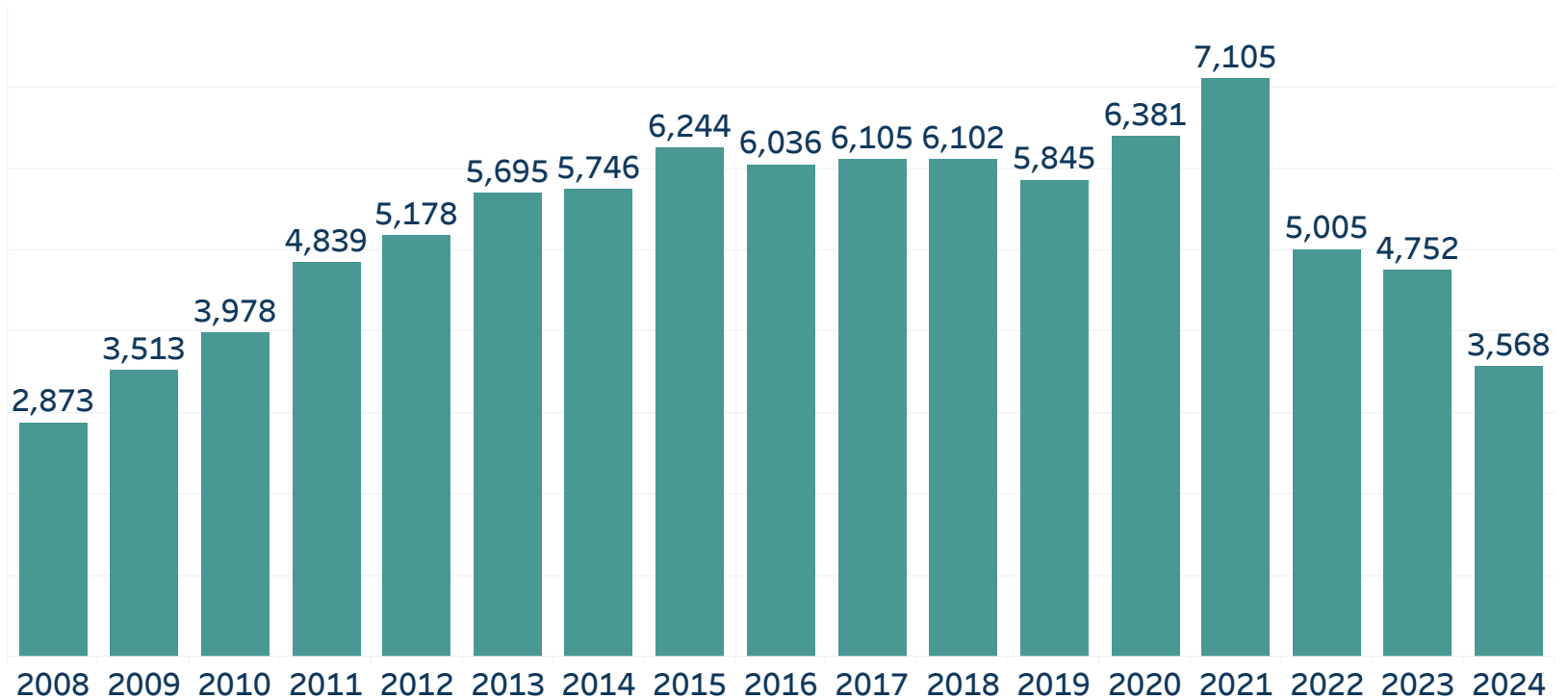
	Closed Sales (Q1-Q3)		
	Single-family	Condominium & Townhome	All Types
33404 Singer Island	-8.5%	3.8%	-0.7%
33410 Palm Beach Gardens	-9.3%	-18.7%	-11.9%
33418 Palm Beach Gardens	2.5%	-9.0%	-2.1%
33408 North Palm Beach & Juno Beach	15.7%	2.3%	6.7%
33477 Jupiter	6.2%	12.6%	10.7%
33458 Jupiter	-9.4%	-18.4%	-12.8%
33478 - Jupiter	5.6%	-23.1%	3.2%
33469 Tequesta	14.6%	-10.4%	3.2%
33455 Hobe Sound	-10.2%	6.7%	-10.5%
<b>Grand Total</b>	<b>-2.2%</b>	<b>-5.2%</b>	<b>-3.6%</b>

The figure reported for condos include townhomes.

# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS)

## Market Report | 2024 Q3

JTHS Market Area Closed Sales as of 2024 Q3

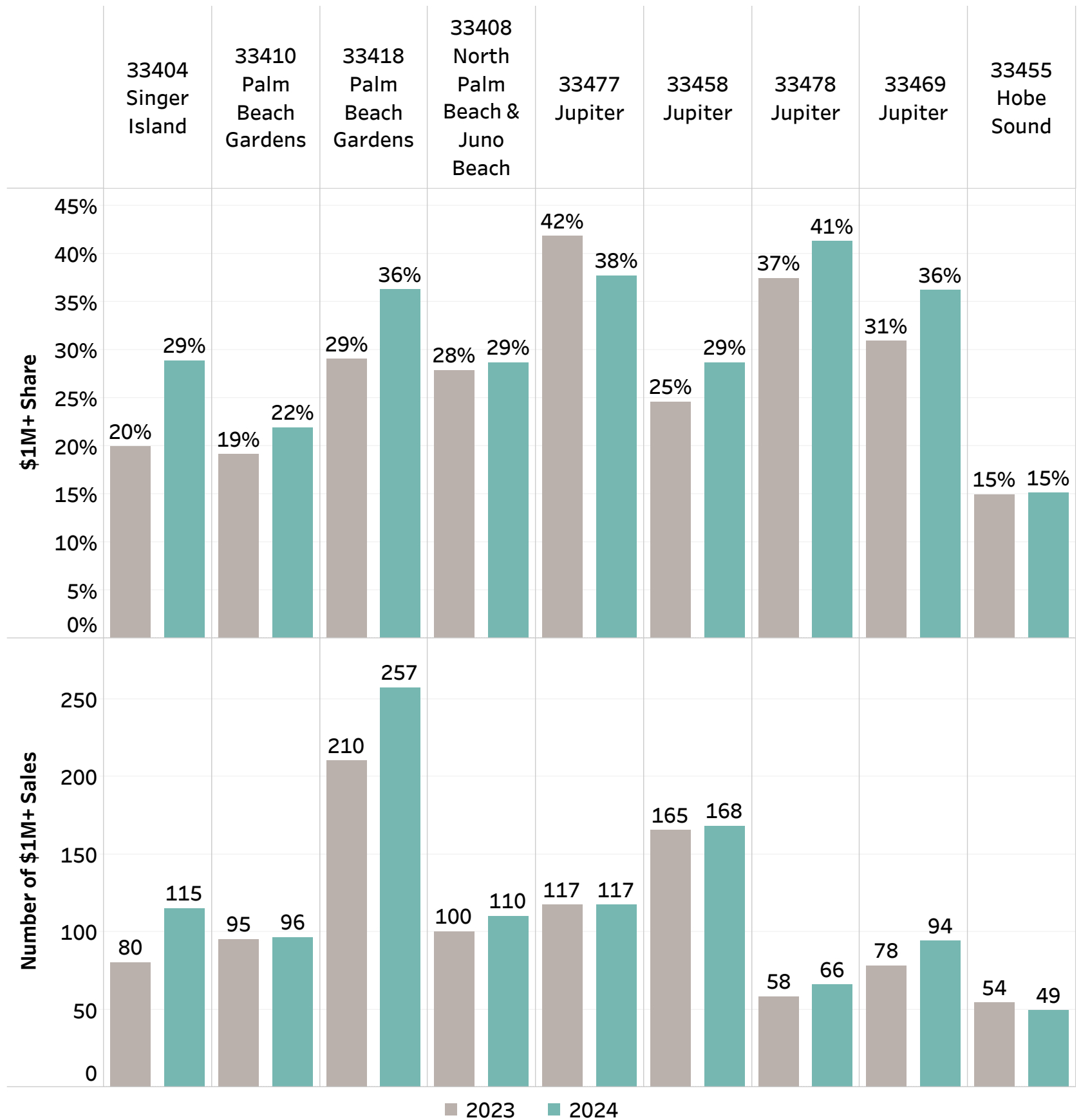


	33404 Singer Island	33410 Palm Beach Gardens	33418 Palm Beach Gardens	33408 North Palm Beach & Juno Beach	33477 Jupiter	33458 Jupiter	33478 - Jupiter	33469 Tequesta	33455 Hobe Sound	Grand Total
2019 Q1	130	145	246	101	140	214	57	85	97	1,215
2019 Q2	172	215	328	154	190	374	78	145	152	1,808
2019 Q3	129	187	297	117	102	325	75	114	127	1,473
2019 Q4	155	171	262	131	120	255	38	93	124	1,349
2020 Q1	173	205	275	145	133	252	72	100	114	1,469
2020 Q2	122	143	223	109	126	201	68	106	128	1,226
2020 Q3	174	222	357	178	149	362	92	148	161	1,843
2020 Q4	184	246	376	195	177	299	81	115	170	1,843
2021 Q1	178	235	287	175	145	228	81	106	139	1,574
2021 Q2	293	288	436	243	216	330	115	151	210	2,282
2021 Q3	202	222	337	165	122	293	82	123	144	1,690
2021 Q4	161	237	332	171	117	252	48	112	129	1,559
2022 Q1	199	175	238	164	111	205	63	100	124	1,379
2022 Q2	165	195	282	164	152	232	68	120	154	1,532
2022 Q3	121	175	198	103	72	219	68	73	100	1,129
2022 Q4	99	127	208	83	86	176	34	72	80	965
2023 Q1	119	162	196	117	85	204	54	81	96	1,114
2023 Q2	156	198	288	140	119	273	67	104	142	1,487
2023 Q3	127	137	240	102	76	194	34	67	124	1,101
2023 Q4	116	154	221	97	73	157	51	77	104	1,050
2024 Q1	107	137	225	118	102	179	45	78	107	1,098
2024 Q2	144	177	295	162	140	217	66	101	141	1,443
2024 Q3	148	124	189	103	68	189	49	81	76	1,027

# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS) Market Report | 2024 Q3

## JTHS Market Area Housing Metrics in 2024 Q1-Q3

Million-Dollar Home Sales to Total Sales in the First Three Quarters

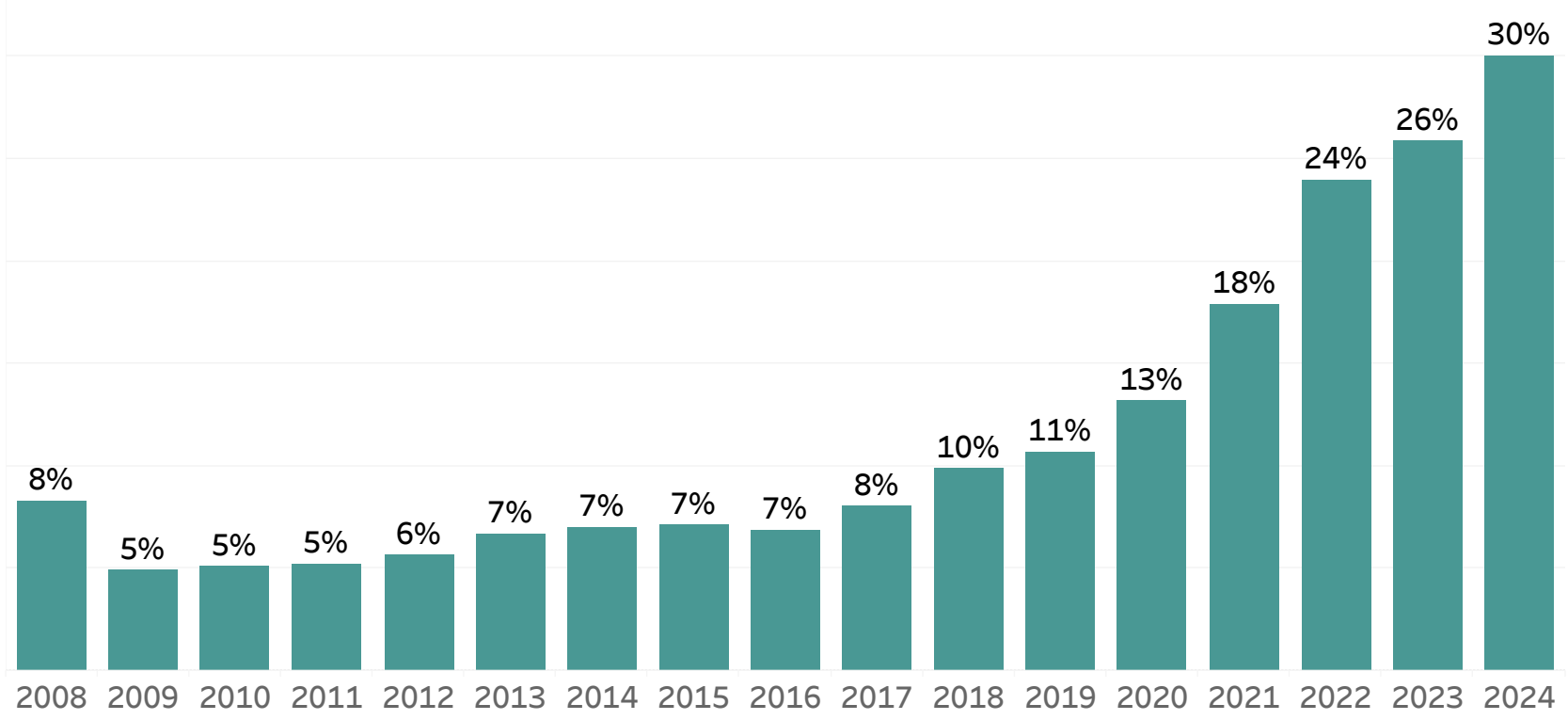




# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS)

## Market Report | 2024 Q3

JTHS Market Area Share of Million-Dollar Home Sales in the First Three Quarters

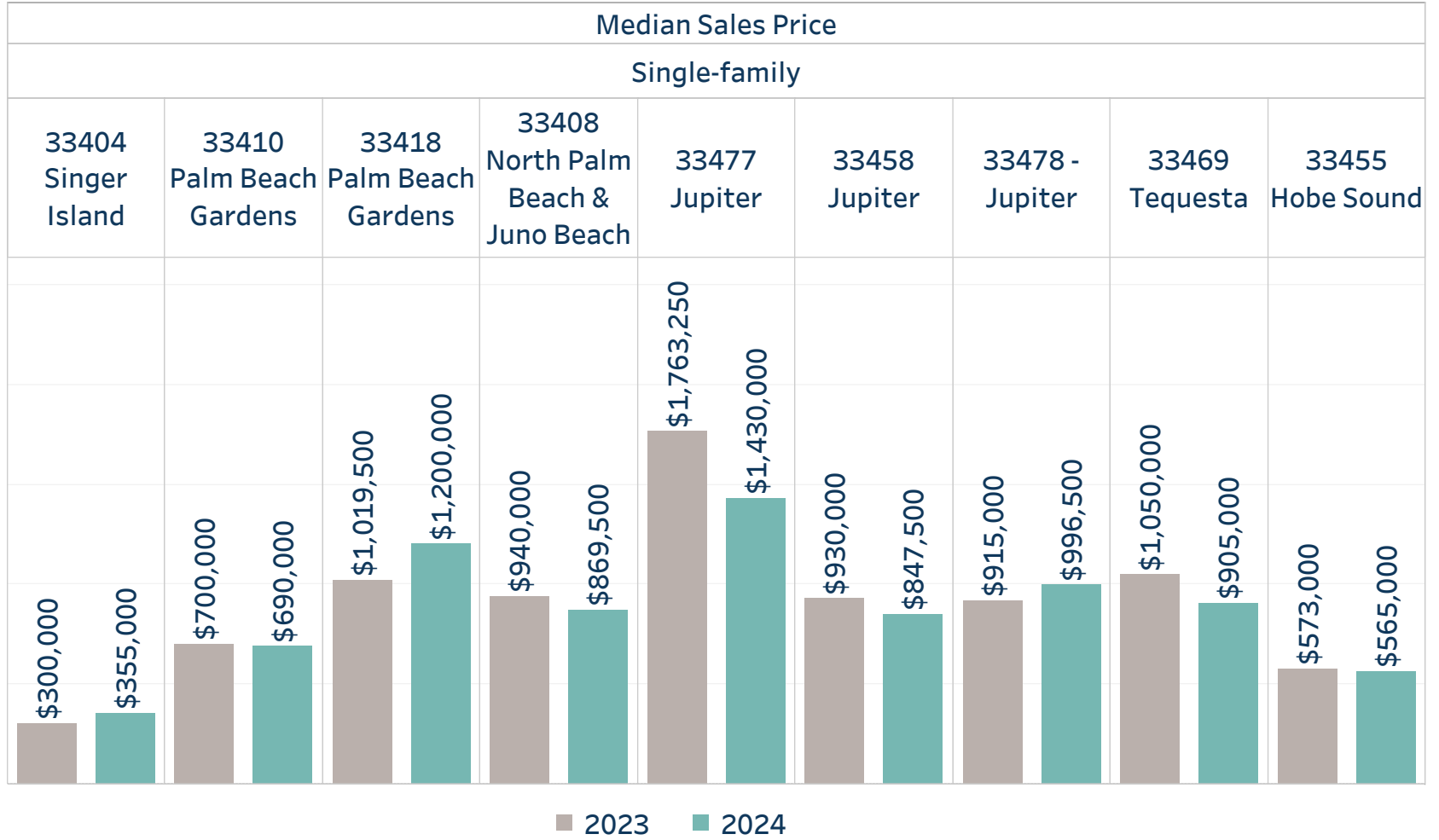


	33404 Singer Island	33410 Palm Beach Gardens	33418 Palm Beach Gardens	33408 North Palm Beach & Juno Beach	33477 Jupiter	33458 Jupiter	33478 Jupiter	33469 Jupiter	33455 Hobe Sound	Grand Total
2019 Q1	7%	7%	10%	16%	21%	3%	11%	19%	7%	10%
2019 Q2	11%	12%	9%	15%	16%	6%	17%	16%	7%	11%
2019 Q3	14%	14%	8%	10%	18%	6%	19%	14%	5%	10%
2019 Q4	9%	6%	6%	9%	18%	5%	13%	14%	4%	8%
2020 Q1	20%	9%	11%	18%	16%	6%	15%	9%	7%	12%
2020 Q2	20%	10%	10%	19%	21%	4%	9%	14%	13%	13%
2020 Q3	15%	17%	13%	20%	26%	7%	12%	23%	8%	15%
2020 Q4	17%	15%	14%	24%	24%	12%	20%	18%	12%	16%
2021 Q1	18%	22%	17%	26%	25%	11%	25%	27%	12%	19%
2021 Q2	19%	19%	19%	24%	24%	12%	26%	20%	17%	19%
2021 Q3	14%	13%	14%	19%	18%	12%	22%	20%	9%	15%
2021 Q4	14%	22%	19%	22%	22%	14%	27%	24%	12%	19%
2022 Q1	19%	19%	21%	25%	18%	25%	22%	33%	20%	22%
2022 Q2	20%	25%	27%	19%	36%	26%	44%	45%	19%	27%
2022 Q3	11%	21%	24%	21%	40%	18%	26%	29%	16%	22%
2022 Q4	18%	12%	28%	20%	26%	21%	38%	28%	6%	21%
2023 Q1	24%	17%	24%	27%	36%	19%	30%	30%	11%	23%
2023 Q2	20%	23%	31%	30%	46%	29%	42%	33%	18%	29%
2023 Q3	17%	16%	30%	25%	41%	25%	41%	30%	14%	25%
2023 Q4	27%	21%	29%	29%	34%	30%	31%	34%	11%	27%
2024 Q1	19%	23%	41%	26%	35%	35%	36%	36%	16%	30%
2024 Q2	24%	27%	34%	32%	40%	29%	39%	41%	16%	31%
2024 Q3	41%	15%	34%	26%	37%	23%	49%	31%	12%	29%

# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS)

## Market Report | 2024 Q3

### JTHS Market Area Housing Metrics in 2024 Q3



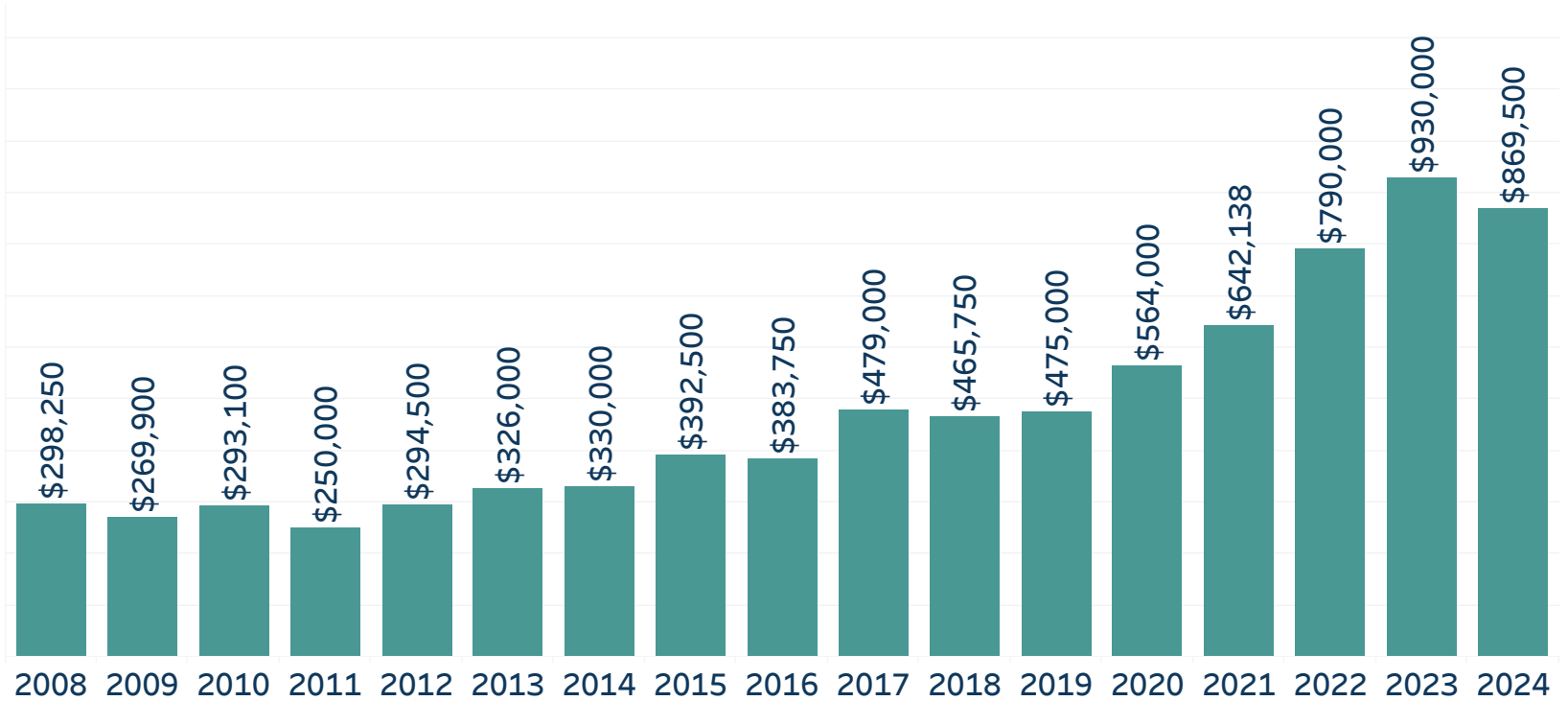
#### Year-over-Year Percent Change

33404 Singer Island	18.3%
33410 Palm Beach Gardens	-1.4%
33418 Palm Beach Gardens	17.7%
33408 North Palm Beach & Juno Beach	-7.5%
33477 Jupiter	-18.9%
33458 Jupiter	-8.9%
33478 - Jupiter	8.9%
33469 Tequesta	-13.8%
33455 Hobe Sound	-1.4%

The figure reported for condos include townhomes.

# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS) Market Report | 2024 Q3

JTHS Market Area Median Single-family Sales Price in the Third Quarter

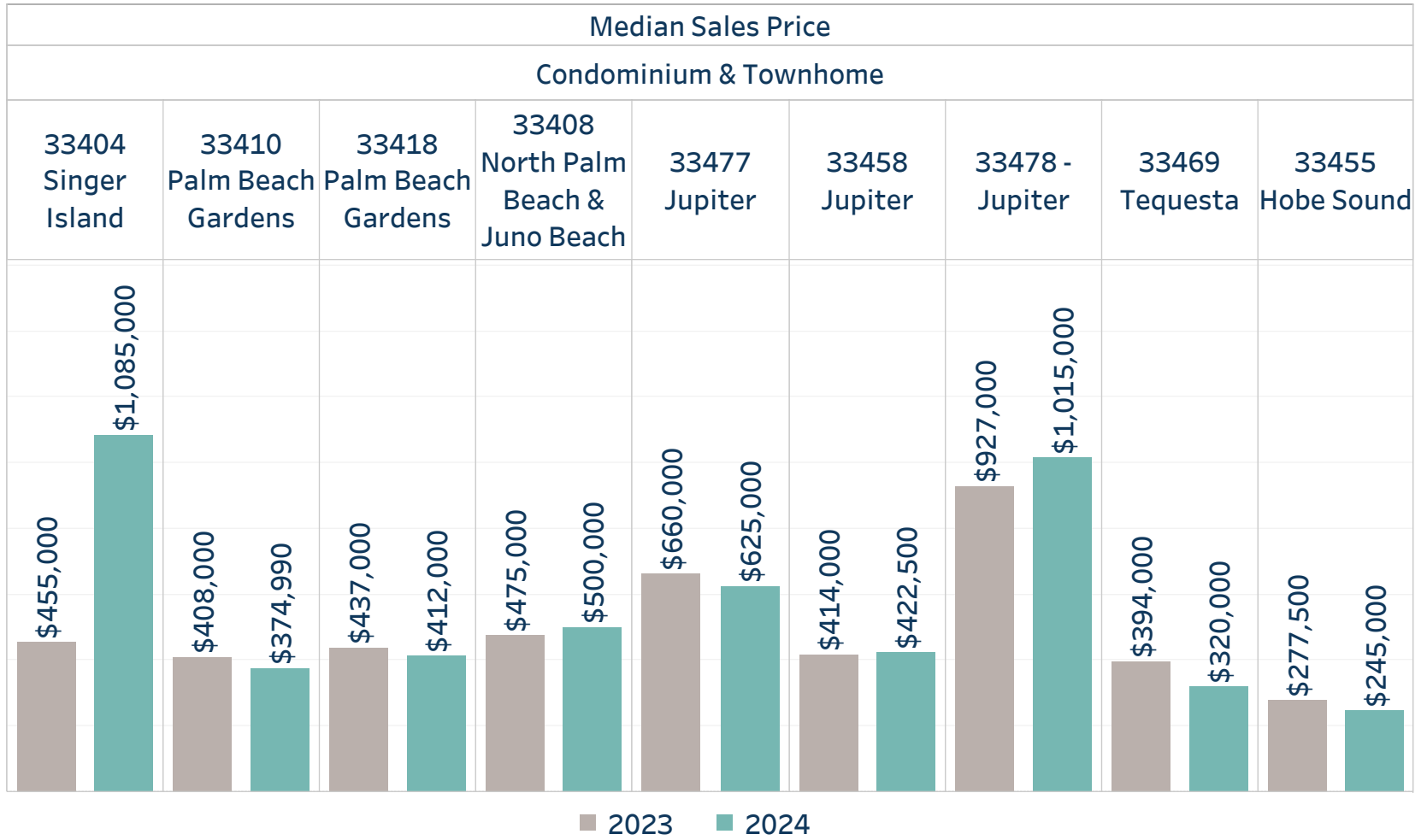


	33404 Singer Island	33410 Palm Beach Gardens	33418 Palm Beach Gardens	33408 North Palm Beach & Juno Beach	33477 Jupiter	33458 Jupiter	33478 - Jupiter	33469 Tequesta	33455 Hobe Sound	Grand Total
2019 Q1	\$190,000	\$380,500	\$515,000	\$592,500	\$1,057,500	\$485,000	\$485,750	\$591,200	\$340,000	\$485,750
2019 Q2	\$179,000	\$430,500	\$523,750	\$500,000	\$740,000	\$503,500	\$475,000	\$530,200	\$370,000	\$500,000
2019 Q3	\$205,000	\$435,000	\$475,000	\$455,000	\$760,000	\$500,000	\$512,000	\$582,000	\$371,500	\$475,000
2019 Q4	\$160,000	\$450,000	\$520,000	\$475,000	\$811,000	\$505,000	\$475,000	\$484,500	\$333,000	\$475,000
2020 Q1	\$181,000	\$420,000	\$534,000	\$680,000	\$602,500	\$520,000	\$564,650	\$522,500	\$386,790	\$522,500
2020 Q2	\$197,000	\$455,250	\$470,000	\$642,500	\$990,000	\$540,000	\$490,000	\$545,000	\$385,000	\$490,000
2020 Q3	\$223,000	\$560,000	\$617,500	\$608,000	\$1,246,500	\$575,000	\$542,000	\$564,000	\$373,500	\$564,000
2020 Q4	\$224,500	\$475,000	\$605,000	\$637,500	\$1,380,000	\$565,000	\$597,000	\$575,000	\$387,500	\$575,000
2021 Q1	\$199,900	\$621,100	\$677,500	\$850,000	\$1,950,000	\$605,000	\$705,000	\$772,500	\$408,000	\$677,500
2021 Q2	\$245,000	\$575,000	\$740,500	\$1,275,000	\$1,210,000	\$599,000	\$697,000	\$700,000	\$480,000	\$697,000
2021 Q3	\$244,000	\$530,000	\$725,000	\$707,500	\$1,000,000	\$625,000	\$642,138	\$697,500	\$480,000	\$642,138
2021 Q4	\$267,250	\$575,000	\$799,000	\$711,250	\$975,000	\$720,000	\$658,125	\$746,565	\$510,025	\$711,250
2022 Q1	\$257,500	\$632,500	\$857,000	\$850,000	\$1,043,500	\$892,500	\$760,500	\$757,500	\$537,500	\$760,500
2022 Q2	\$290,000	\$710,000	\$949,500	\$760,000	\$1,635,500	\$950,000	\$867,500	\$1,175,000	\$600,000	\$867,500
2022 Q3	\$265,000	\$744,000	\$875,000	\$790,000	\$1,497,500	\$799,500	\$725,000	\$888,500	\$596,500	\$790,000
2022 Q4	\$280,000	\$687,500	\$942,000	\$736,000	\$1,230,000	\$781,500	\$755,000	\$726,250	\$494,500	\$736,000
2023 Q1	\$319,000	\$721,000	\$942,500	\$817,125	\$1,490,000	\$766,000	\$765,000	\$875,000	\$575,000	\$766,000
2023 Q2	\$298,450	\$765,000	\$945,000	\$1,225,000	\$3,000,000	\$875,000	\$905,000	\$1,200,000	\$615,450	\$905,000
2023 Q3	\$300,000	\$700,000	\$1,019,500	\$940,000	\$1,763,250	\$930,000	\$915,000	\$1,050,000	\$573,000	\$930,000
2023 Q4	\$309,500	\$800,000	\$1,012,500	\$805,000	\$1,555,000	\$960,000	\$805,000	\$1,035,000	\$515,000	\$805,000
2024 Q1	\$350,000	\$731,250	\$1,157,500	\$820,000	\$1,500,000	\$1,025,000	\$820,000	\$1,150,000	\$519,900	\$820,000
2024 Q2	\$335,500	\$777,500	\$1,050,000	\$1,500,000	\$1,375,000	\$970,000	\$900,000	\$1,125,000	\$605,000	\$970,000
2024 Q3	\$355,000	\$690,000	\$1,200,000	\$869,500	\$1,430,000	\$847,500	\$996,500	\$905,000	\$565,000	\$869,500



# MAMI Jupiter-Tequesta-Hobe Sound (JTMS) Market Report | 2024 Q3

## JTMS Market Area Housing Metrics in 2024 Q3

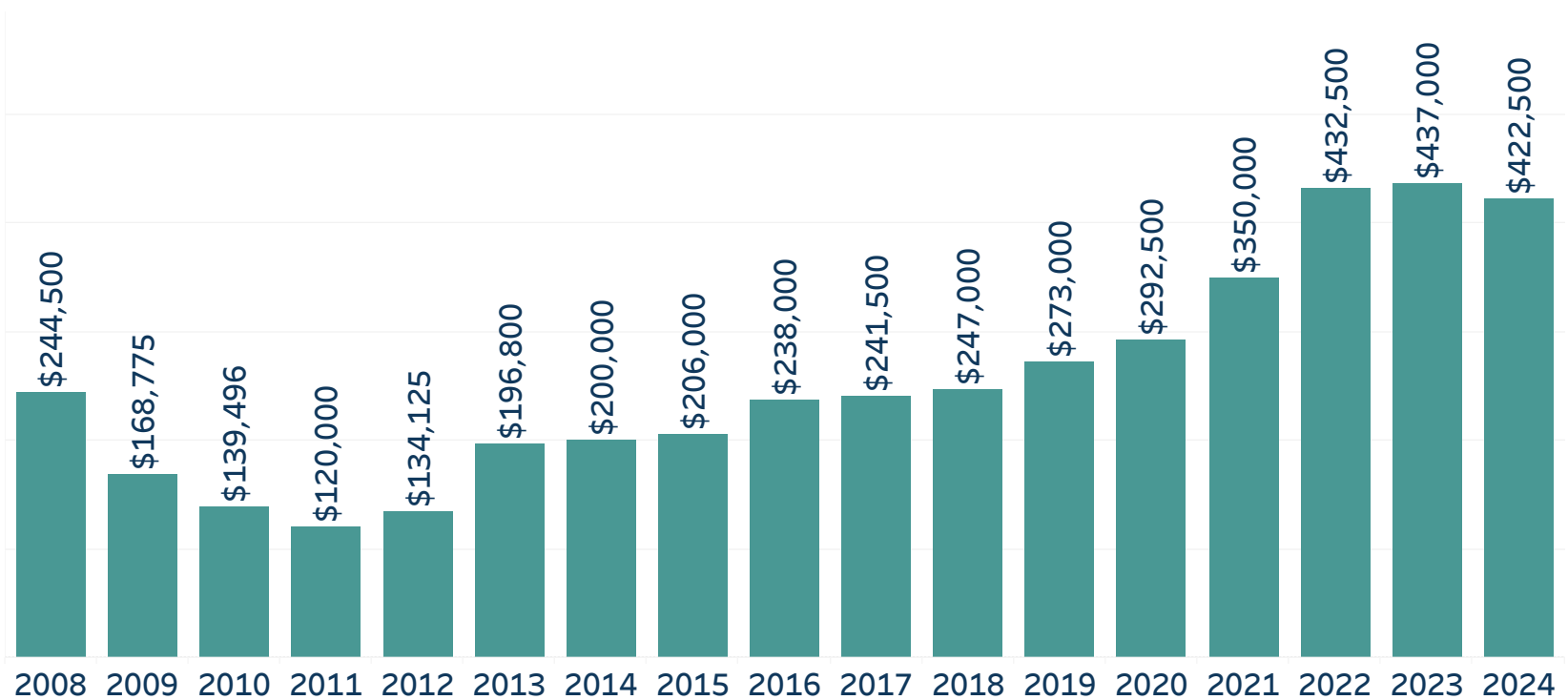


### Year-over-Year Percent Change

33404 Singer Island	138.5%
33410 Palm Beach Gardens	-8.1%
33418 Palm Beach Gardens	-5.7%
33408 North Palm Beach & Juno Beach	5.3%
33477 Jupiter	-5.3%
33458 Jupiter	2.1%
33478 - Jupiter	9.5%
33469 Tequesta	-18.8%
33455 Hobe Sound	-11.7%

# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS) Market Report | 2024 Q3

JTHS Market Area Median Condominium/Townhome Sales Price in the Third Quarter

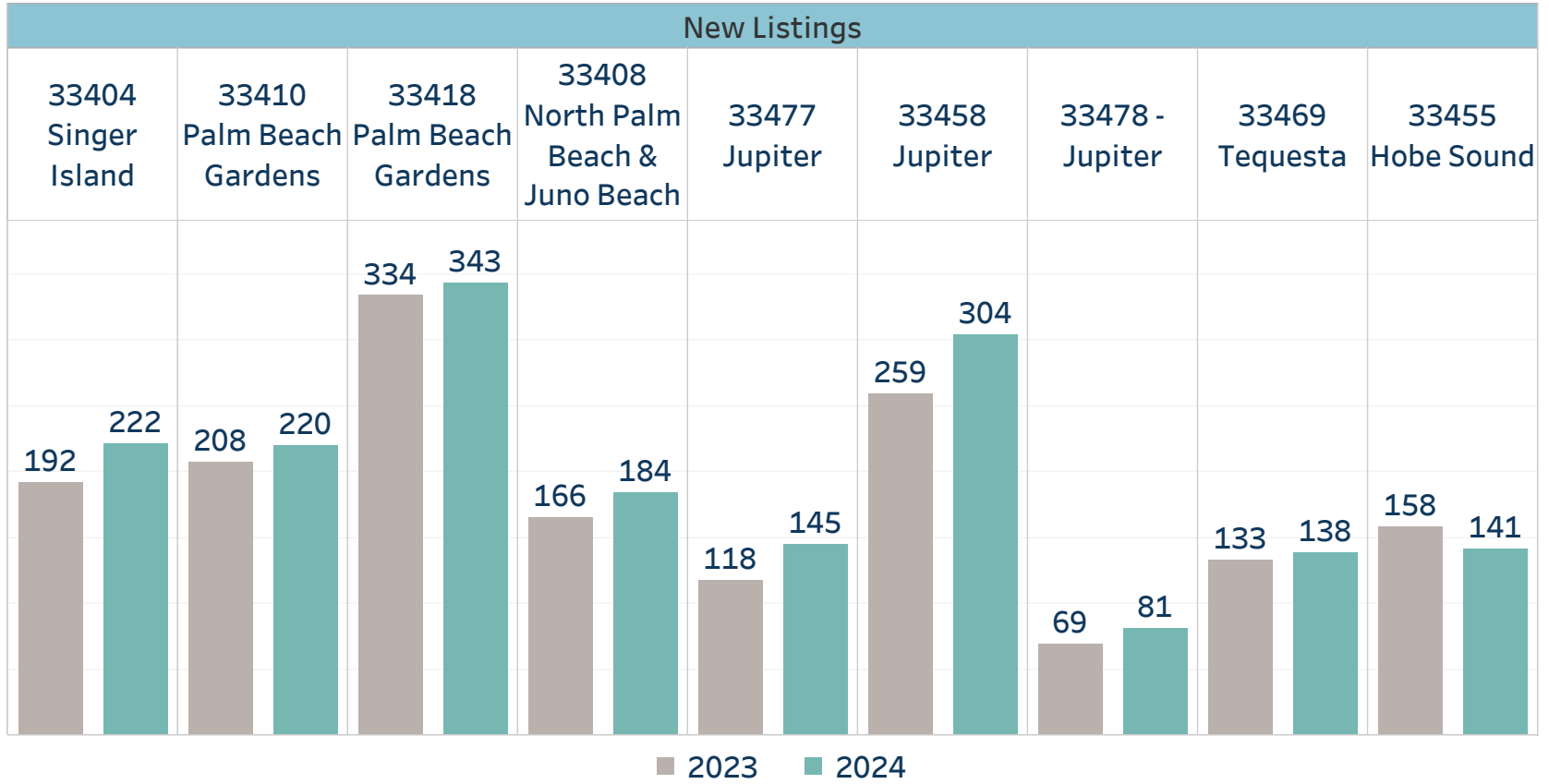


	33404 Singer Island	33410 Palm Beach Gardens	33418 Palm Beach Gardens	33408 North Palm Beach & Juno Beach	33477 Jupiter	33458 Jupiter	33478 - Jupiter	33469 Tequesta	33455 Hobe Sound	Grand Total
2019 Q1	\$320,000	\$209,500	\$237,000	\$327,000	\$370,000	\$231,500	\$615,809	\$222,000	\$224,750	\$237,000
2019 Q2	\$327,500	\$246,250	\$241,000	\$322,500	\$350,000	\$250,000	\$549,500	\$223,000	\$166,000	\$250,000
2019 Q3	\$336,250	\$273,000	\$253,500	\$300,000	\$381,500	\$270,000	\$777,500	\$212,501	\$190,000	\$273,000
2019 Q4	\$331,250	\$257,500	\$253,150	\$314,000	\$385,000	\$260,000		\$208,500	\$231,000	\$258,750
2020 Q1	\$500,000	\$230,500	\$245,000	\$353,000	\$399,000	\$255,000	\$559,500	\$191,750	\$245,950	\$255,000
2020 Q2	\$390,000	\$237,950	\$260,000	\$255,000	\$420,000	\$280,000	\$640,000	\$169,900	\$170,000	\$260,000
2020 Q3	\$380,000	\$253,750	\$275,000	\$268,000	\$362,750	\$292,500	\$690,000	\$318,750	\$219,500	\$292,500
2020 Q4	\$430,000	\$266,495	\$279,000	\$407,500	\$424,500	\$280,000	\$775,000	\$247,250	\$182,000	\$280,000
2021 Q1	\$435,000	\$265,750	\$289,950	\$399,000	\$450,000	\$275,000	\$719,000	\$369,450	\$181,000	\$369,450
2021 Q2	\$537,500	\$308,000	\$310,000	\$353,500	\$472,000	\$280,000	\$676,666	\$291,500	\$200,000	\$310,000
2021 Q3	\$490,000	\$285,000	\$325,000	\$385,000	\$500,000	\$350,000	\$680,000	\$264,999	\$265,000	\$350,000
2021 Q4	\$568,250	\$307,500	\$395,000	\$399,000	\$567,900	\$327,500		\$250,000	\$265,000	\$361,250
2022 Q1	\$569,000	\$303,500	\$398,000	\$449,500	\$535,000	\$412,500	\$800,000	\$440,000	\$330,000	\$440,000
2022 Q2	\$650,000	\$400,000	\$450,000	\$420,000	\$650,000	\$439,000	\$1,117,500	\$445,000	\$322,500	\$445,000
2022 Q3	\$510,000	\$350,000	\$410,000	\$450,000	\$740,000	\$432,500	\$875,000	\$360,000	\$272,500	\$432,500
2022 Q4	\$550,000	\$365,000	\$407,500	\$408,500	\$697,500	\$400,000	\$940,000	\$290,000	\$270,000	\$407,500
2023 Q1	\$641,500	\$325,500	\$400,000	\$437,500	\$645,000	\$425,000	\$943,750	\$335,000	\$242,500	\$425,000
2023 Q2	\$700,000	\$403,000	\$448,250	\$465,000	\$650,000	\$409,000	\$975,000	\$365,000	\$392,500	\$448,250
2023 Q3	\$455,000	\$408,000	\$437,000	\$475,000	\$660,000	\$414,000	\$927,000	\$394,000	\$277,500	\$437,000
2023 Q4	\$749,000	\$452,500	\$437,250	\$497,000	\$683,750	\$382,500	\$911,000	\$460,000	\$323,000	\$460,000
2024 Q1	\$500,000	\$363,750	\$420,000	\$487,500	\$677,500	\$442,500	\$959,500	\$365,000	\$280,000	\$442,500
2024 Q2	\$672,500	\$437,500	\$432,500	\$480,000	\$676,250	\$420,000	\$1,100,000	\$337,500	\$274,000	\$437,500
2024 Q3	#####	\$374,990	\$412,000	\$500,000	\$625,000	\$422,500	\$1,015,000	\$320,000	\$245,000	\$422,500

The figure reported for condos include townhomes.

# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS) Market Report | 2024 Q3

## JTHS Market Area Housing Metrics in 2024 Q3



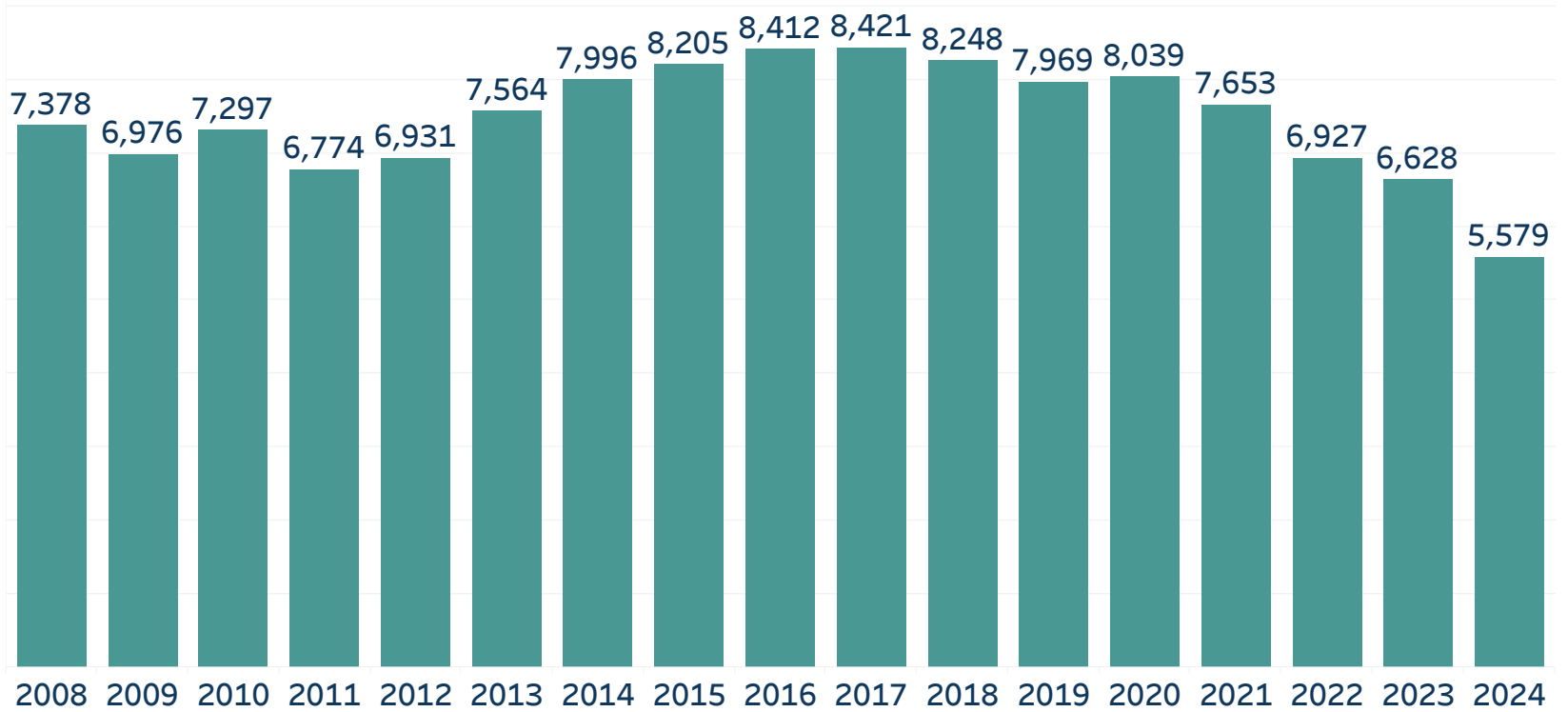
### Year-over-Year Percent Change

	New Listings		
	Single-family	Condominium & Townhome	All Types
33404 Singer Island	-2.8%	44.9%	26.5%
33410 Palm Beach Gardens	-4.1%	3.4%	-0.3%
33418 Palm Beach Gardens	-4.5%	14.3%	2.7%
33408 North Palm Beach & Juno Beach	20.9%	13.6%	15.2%
33477 Jupiter	23.0%	32.2%	29.0%
33458 Jupiter	6.2%	21.5%	11.8%
33478 - Jupiter	34.4%	7.1%	32.5%
33469 Tequesta	25.3%	22.9%	24.1%
33455 Hobe Sound	-4.0%	14.9%	-1.7%
<b>Grand Total</b>	<b>5.0%</b>	<b>21.3%</b>	<b>12.1%</b>



# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS) Market Report | 2024 Q3

JTHS Market Area New Listings as of 2024 Q3

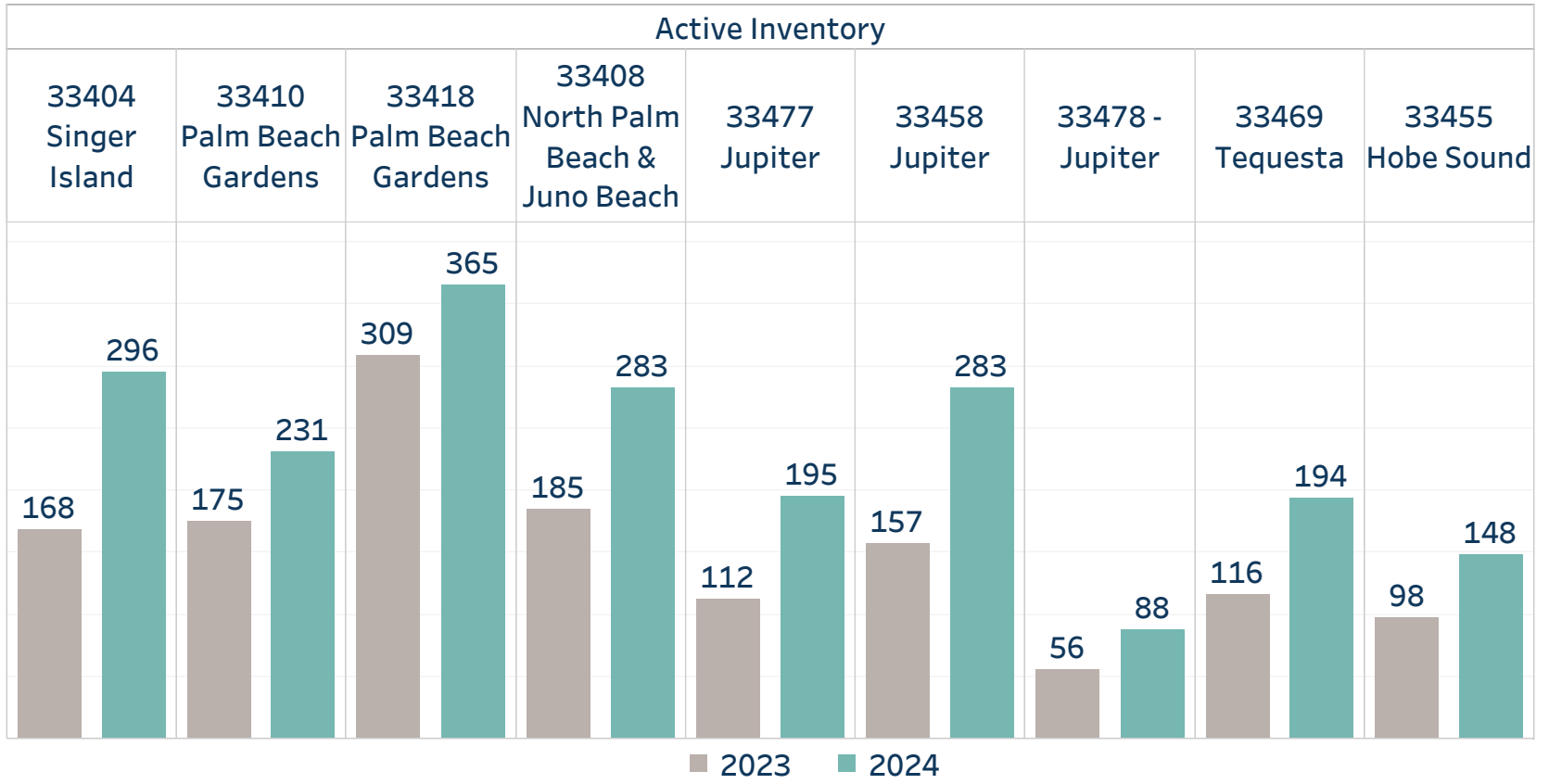


	33404 Singer Island	33410 Palm Beach Gardens	33418 Palm Beach Gardens	33408 North Palm Beach & Juno Beach	33477 Jupiter	33458 Jupiter	33478 - Jupiter	33469 Tequesta	33455 Hobe Sound	Grand Total
2019 Q1	269	276	452	223	251	425	82	178	211	2,367
2019 Q2	242	246	393	177	152	408	99	124	176	2,017
2019 Q3	241	209	335	157	132	303	78	108	122	1,685
2019 Q4	252	238	362	230	195	259	80	131	153	1,900
2020 Q1	286	294	419	241	209	336	110	176	208	2,279
2020 Q2	190	256	330	196	172	326	80	131	168	1,849
2020 Q3	241	262	416	195	145	351	84	136	154	1,984
2020 Q4	244	268	354	223	158	290	95	135	160	1,927
2021 Q1	294	297	392	242	189	351	108	132	195	2,200
2021 Q2	253	303	468	201	171	385	118	144	193	2,236
2021 Q3	256	250	323	173	110	286	68	128	153	1,747
2021 Q4	224	196	277	181	103	221	47	93	128	1,470
2022 Q1	265	200	307	199	151	266	80	158	159	1,785
2022 Q2	231	317	391	212	159	347	113	147	174	2,091
2022 Q3	187	235	335	153	113	276	67	107	133	1,606
2022 Q4	169	206	278	146	126	248	74	92	106	1,445
2023 Q1	198	267	348	233	146	296	69	137	161	1,855
2023 Q2	169	208	331	142	109	259	59	133	158	1,568
2023 Q3	192	200	334	166	118	239	69	91	147	1,556
2023 Q4	208	217	314	196	154	208	73	143	136	1,649
2024 Q1	270	247	388	276	227	315	108	174	185	2,190
2024 Q2	222	220	343	184	145	304	81	136	141	1,776
2024 Q3	215	206	309	163	109	269	72	138	132	1,613

# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS)

## Market Report | 2024 Q3

### JTHS Market Area Housing Metrics in 2024 Q3

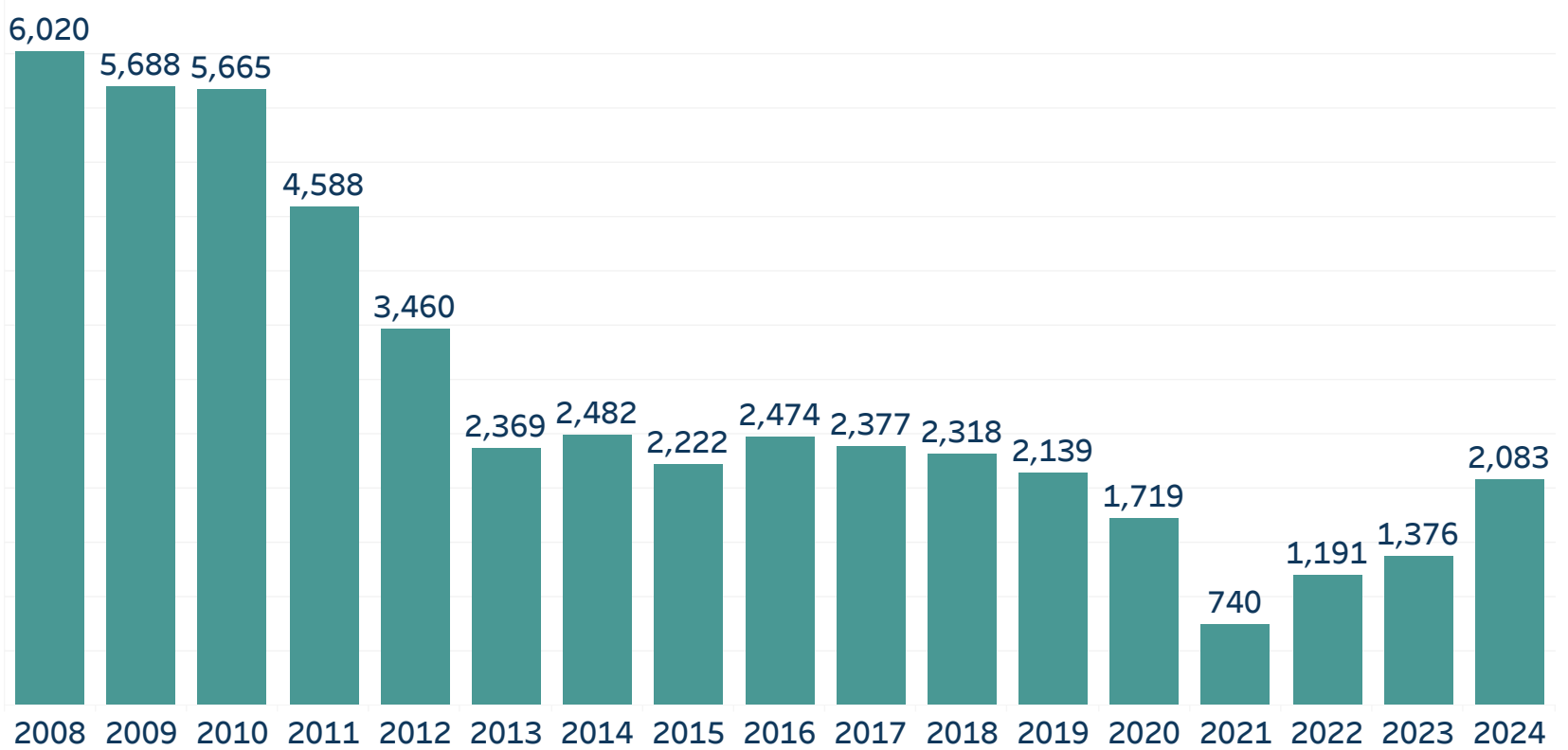


### Year-over-Year Percent Change

	Active Inventory		
	Single-family	Condominium & Townhome	All Types
33404 Singer Island	8.8%	115.7%	76.2%
33410 Palm Beach Gardens	34.7%	39.7%	32.0%
33418 Palm Beach Gardens	-7.0%	74.7%	18.1%
33408 North Palm Beach & Juno Beach	12.5%	68.9%	53.0%
33477 Jupiter	68.6%	75.3%	74.1%
33458 Jupiter	46.5%	169.8%	80.3%
33478 - Jupiter	75.0%	-50.0%	57.1%
33469 Tequesta	68.6%	66.2%	67.2%
33455 Hobe Sound	51.5%	5.3%	51.0%
<b>Grand Total</b>	<b>29.0%</b>	<b>78.8%</b>	<b>51.4%</b>

# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS) Market Report | 2024 Q3

JTHS Market Area Active Inventory in the Third Quarter

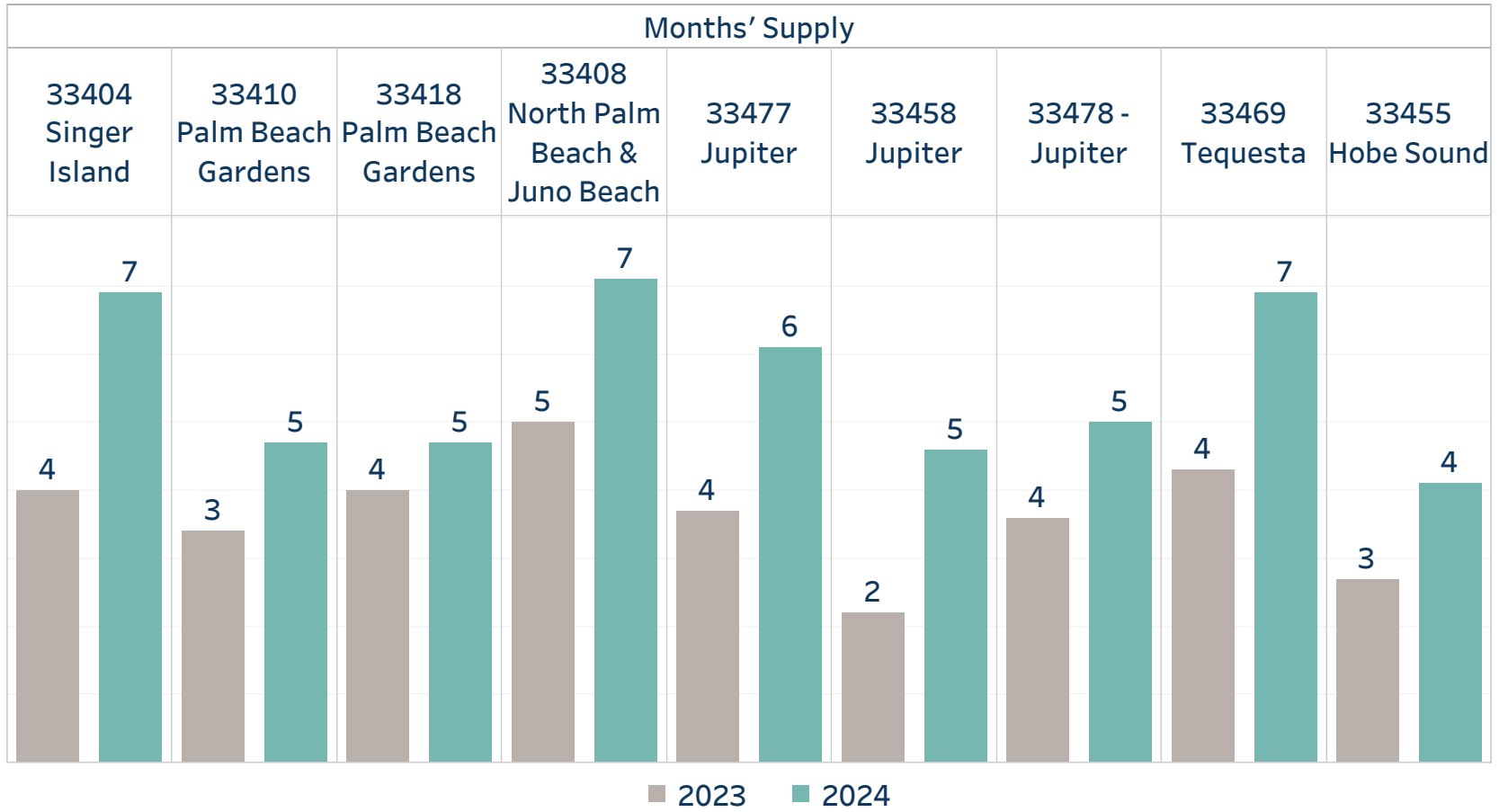


	33404 Singer Island	33410 Palm Beach Gardens	33418 Palm Beach Gardens	33408 North Palm Beach & Juno Beach	33477 Jupiter	33458 Jupiter	33478 - Jupiter	33469 Tequesta	33455 Hobe Sound	Grand Total
2019 Q1	424	344	537	291	292	356	107	196	229	2,776
2019 Q2	370	294	493	254	216	289	106	147	214	2,383
2019 Q3	384	265	421	235	209	232	100	121	172	2,139
2019 Q4	382	273	468	280	256	201	103	139	191	2,293
2020 Q1	386	298	468	324	256	220	112	156	218	2,438
2020 Q2	339	267	404	256	210	203	82	130	184	2,075
2020 Q3	314	228	349	242	156	145	72	98	115	1,719
2020 Q4	314	187	241	217	127	131	82	105	114	1,518
2021 Q1	251	125	155	141	79	98	54	58	65	1,026
2021 Q2	150	102	129	101	52	109	46	44	56	789
2021 Q3	155	99	111	92	53	78	41	44	67	740
2021 Q4	143	59	79	90	38	55	29	29	44	566
2022 Q1	123	52	92	66	45	71	31	45	63	588
2022 Q2	163	131	186	139	66	154	66	90	85	1,080
2022 Q3	168	163	224	143	87	157	54	99	96	1,191
2022 Q4	201	177	269	169	122	182	71	106	105	1,402
2023 Q1	184	207	301	200	123	187	63	110	105	1,480
2023 Q2	141	175	286	170	107	162	58	117	98	1,314
2023 Q3	168	175	309	185	112	157	56	116	98	1,376
2023 Q4	204	212	356	259	169	198	79	157	118	1,752
2024 Q1	304	240	384	331	217	235	100	215	133	2,159
2024 Q2	288	209	387	304	200	288	97	192	131	2,096
2024 Q3	296	231	365	283	195	283	88	194	148	2,083



# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS) Market Report | 2024 Q3

## JTHS Market Area Housing Metrics in 2024 Q3

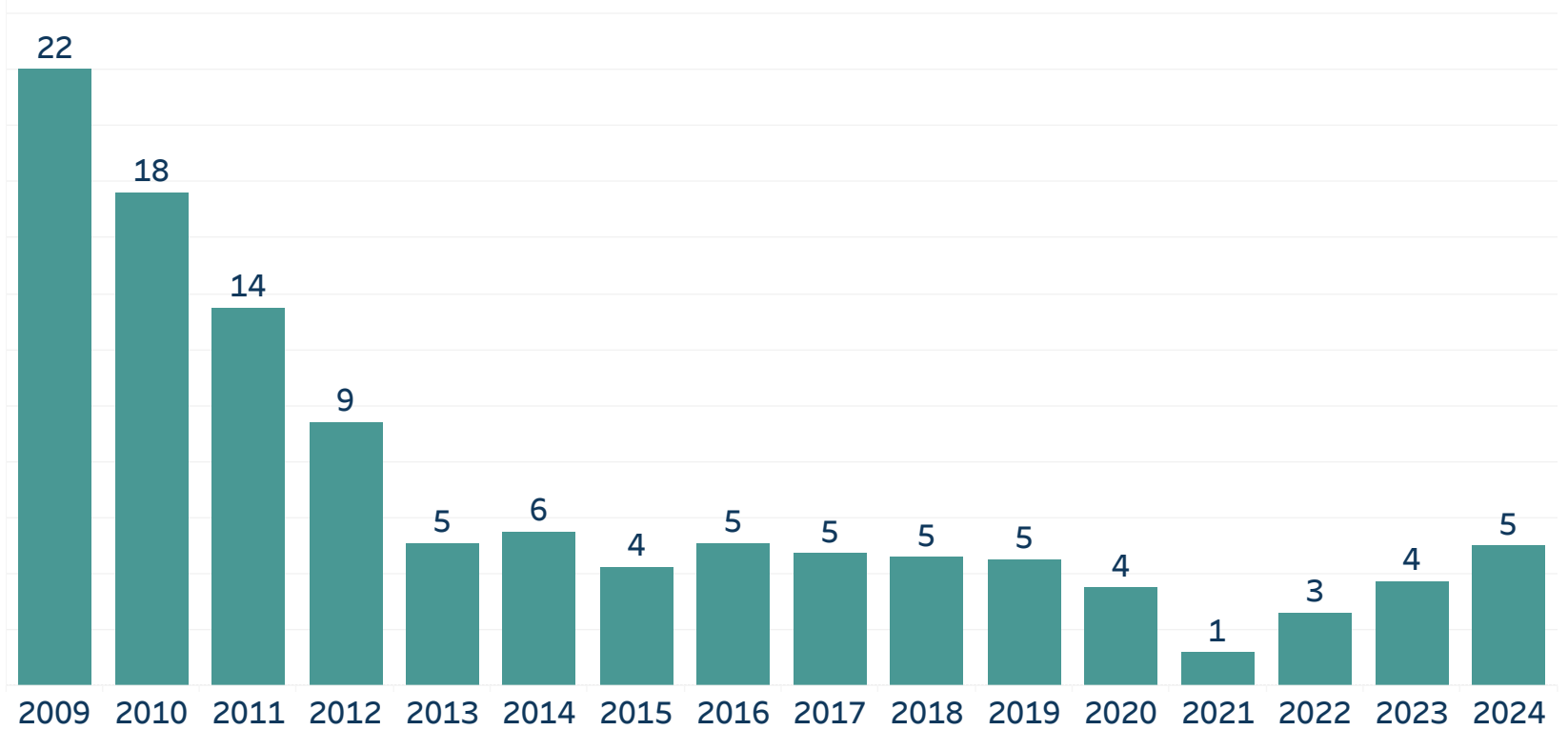


### Year-over-Year Percent Change

	Months' Supply		
	Single-family	Condominium & Townhome	All Types
33404 Singer Island	4	9	7
33410 Palm Beach Gardens	5	5	5
33418 Palm Beach Gardens	4	6	5
33408 North Palm Beach & Juno Beach	4	8	7
33477 Jupiter	6	6	6
33458 Jupiter	4	5	5
33478 - Jupiter	5	3	5
33469 Tequesta	5	9	7
33455 Hobe Sound	4	4	4
<b>Grand Total</b>	<b>4</b>	<b>6</b>	<b>5</b>

# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS) Market Report | 2024 Q3

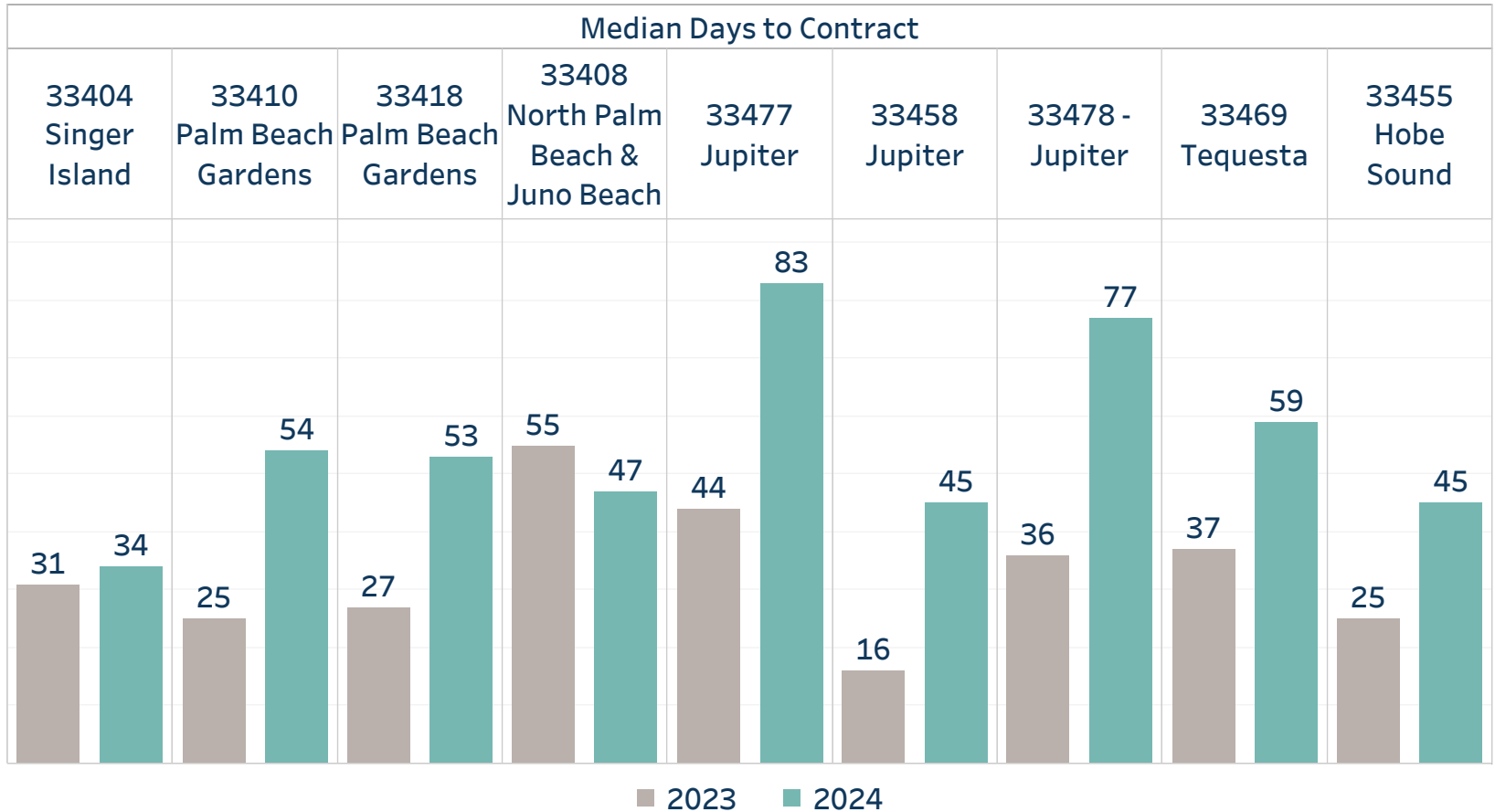
## JTHS Market Area Months' Supply in the Third Quarter



	33404 Singer Island	33410 Palm Beach Gardens	33418 Palm Beach Gardens	33408 North Palm Beach & Juno Beach	33477 Jupiter	33458 Jupiter	33478 - Jupiter	33469 Tequesta	33455 Hobe Sound	Grand Total
2019 Q1	7.8	5.6	6.0	6.3	6.2	3.9	4.7	5.4	5.5	5.6
2019 Q2	7.4	4.8	5.6	5.7	4.5	3.0	4.7	4.1	5.2	4.8
2019 Q3	7.9	4.5	4.7	5.4	4.5	2.4	4.3	3.2	4.2	4.5
2019 Q4	7.8	4.6	5.0	6.7	5.6	2.1	5.0	3.8	4.6	5.0
2020 Q1	7.4	4.6	4.8	7.1	5.6	2.2	5.1	4.1	5.1	5.1
2020 Q2	7.0	4.5	4.6	6.1	5.2	2.4	3.9	3.8	4.5	4.5
2020 Q3	6.0	3.7	3.7	5.2	3.5	1.6	3.2	2.6	2.6	3.5
2020 Q4	5.8	2.8	2.3	4.2	2.6	1.4	3.1	2.7	2.4	2.7
2021 Q1	4.6	1.8	1.5	2.6	1.6	1.1	2.0	1.5	1.3	1.6
2021 Q2	2.2	1.2	1.1	1.5	0.9	1.1	1.5	1.0	1.0	1.1
2021 Q3	2.2	1.2	0.9	1.4	1.0	0.8	1.4	1.1	1.2	1.2
2021 Q4	2.1	0.7	0.7	1.4	0.8	0.6	1.1	0.7	0.8	0.8
2022 Q1	1.7	0.7	0.8	1.1	1.0	0.8	1.2	1.1	1.2	1.1
2022 Q2	2.7	1.9	1.9	2.5	1.6	1.9	3.0	2.4	1.9	1.9
2022 Q3	3.1	2.5	2.6	2.9	2.3	2.1	2.6	2.9	2.3	2.6
2022 Q4	4.1	3.2	3.5	3.9	3.5	2.6	3.7	3.5	2.8	3.5
2023 Q1	4.4	3.8	4.1	5.1	3.7	2.7	3.4	3.8	2.9	3.8
2023 Q2	3.4	3.2	3.9	4.6	3.5	2.2	3.1	4.3	2.8	3.4
2023 Q3	4.0	3.4	4.0	5.0	3.7	2.2	3.6	4.3	2.7	3.7
2023 Q4	4.7	3.9	4.5	6.8	5.7	2.9	4.6	5.7	3.0	4.6
2024 Q1	7.2	4.6	4.7	8.7	7.0	3.5	6.1	7.9	3.3	6.1
2024 Q2	7.0	4.1	4.7	7.6	6.1	4.6	5.9	7.1	3.3	5.9
2024 Q3	6.9	4.7	4.7	7.1	6.1	4.6	5.0	6.9	4.1	5.0

# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS) Market Report | 2024 Q3

## JTHS Market Area Housing Metrics in 2024 Q3

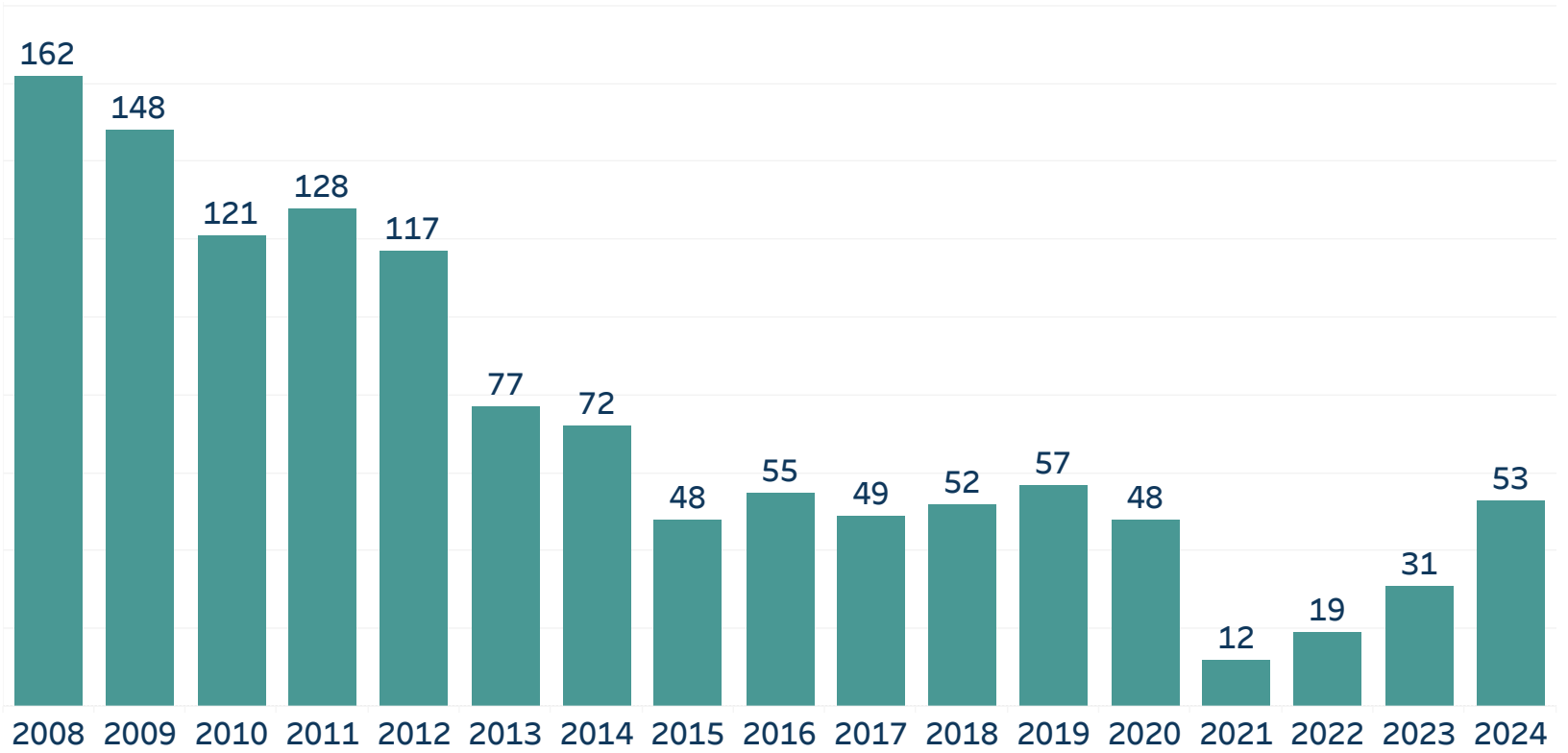


### Year-over-Year Percent Change

	Median Days to Contract		
	Single-family	Condominium & Townhome	All Types
33404 Singer Island	40	27	34
33410 Palm Beach Gardens	68	41	54
33418 Palm Beach Gardens	57	50	53
33408 North Palm Beach & Juno Beach	18	63	47
33477 Jupiter	58	102	83
33458 Jupiter	44	50	45
33478 - Jupiter	70	110	77
33469 Tequesta	52	66	59
33455 Hobe Sound	45	59	45
<b>Grand Total</b>	<b>52</b>	<b>59</b>	<b>53</b>

# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS) Market Report | 2024 Q3

JTHS Market Area Median Days to Contract in the Third Quarter

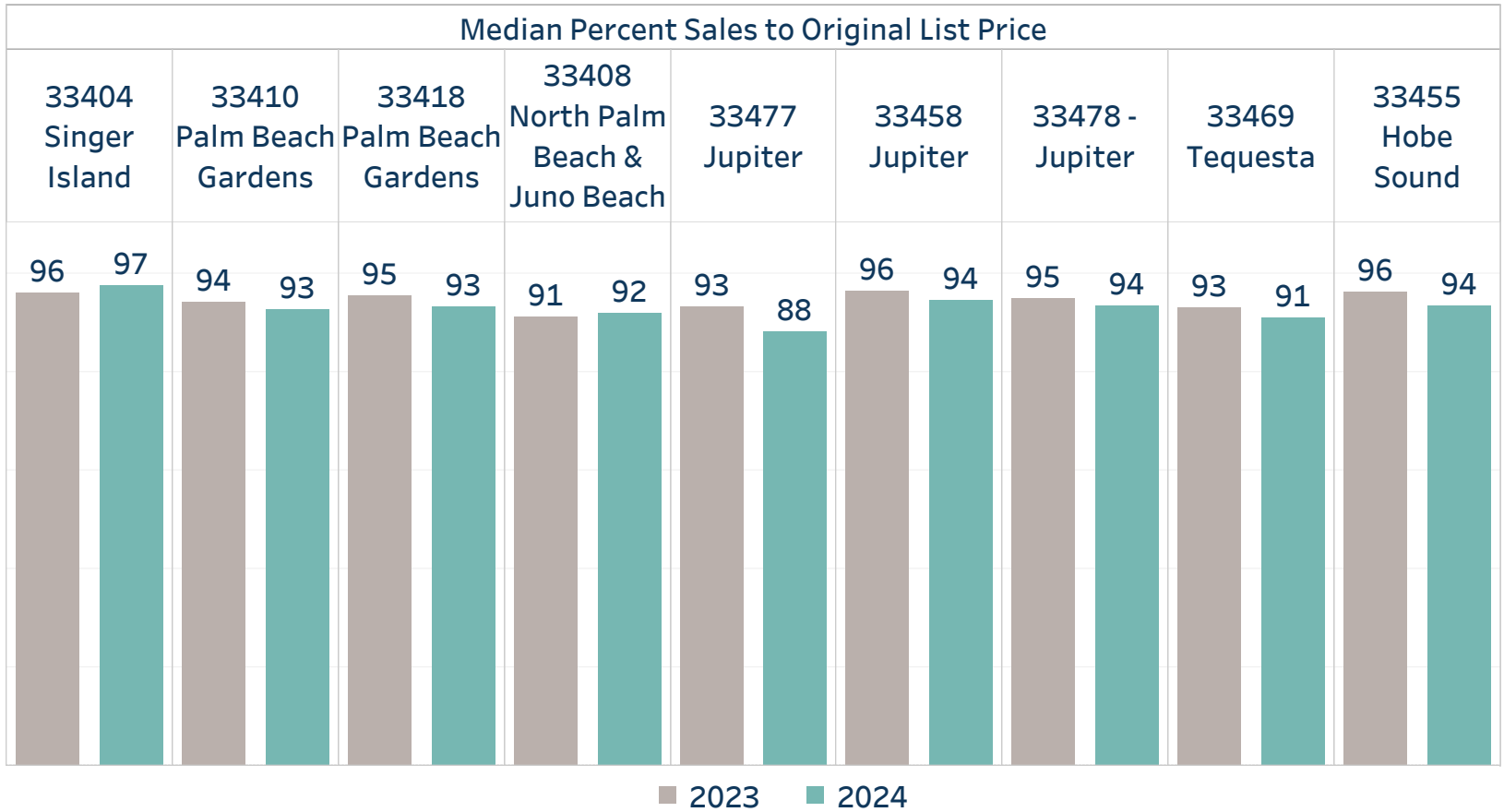


	33404 Singer Island	33410 Palm Beach Gardens	33418 Palm Beach Gardens	33408 North Palm Beach & Juno Beach	33477 Jupiter	33458 Jupiter	33478 - Jupiter	33469 Tequesta	33455 Hobe Sound	Grand Total
2019 Q1	70	70	62	82	55	36	75	45	52	62
2019 Q2	75	59	58	71	56	37	62	43	40	58
2019 Q3	79	53	65	75	80	34	57	36	48	57
2019 Q4	83	50	42	46	52	33	99	28	37	46
2020 Q1	68	29	50	59	59	31	77	46	41	50
2020 Q2	51	38	49	86	56	16	41	46	55	49
2020 Q3	67	43	38	79	74	21	43	50	48	48
2020 Q4	65	34	36	47	51	16	20	21	43	36
2021 Q1	53	30	28	49	50	14	33	51	26	33
2021 Q2	32	11	12	20	8	7	14	16	14	14
2021 Q3	20	15	12	15	10	9	13	10	10	12
2021 Q4	29	12	13	13	13	11	22	9	10	13
2022 Q1	22	8	9	12	9	7	24	6	9	9
2022 Q2	16	9	9	15	7	8	12	10	8	9
2022 Q3	23	19	13	14	15	18	25	24	21	19
2022 Q4	36	32	33	37	19	28	36	32	24	32
2023 Q1	44	30	33	47	43	34	58	51	32	43
2023 Q2	42	35	38	40	37	25	42	28	26	37
2023 Q3	31	25	27	55	44	16	36	37	25	31
2023 Q4	22	24	39	50	24	30	29	32	26	29
2024 Q1	44	41	50	38	42	35	55	37	42	42
2024 Q2	36	39	43	59	36	33	47	53	36	39
2024 Q3	34	54	53	47	83	45	77	59	45	53



# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS) Market Report | 2024 Q3

## JTHS Market Area Housing Metrics in 2024 Q3

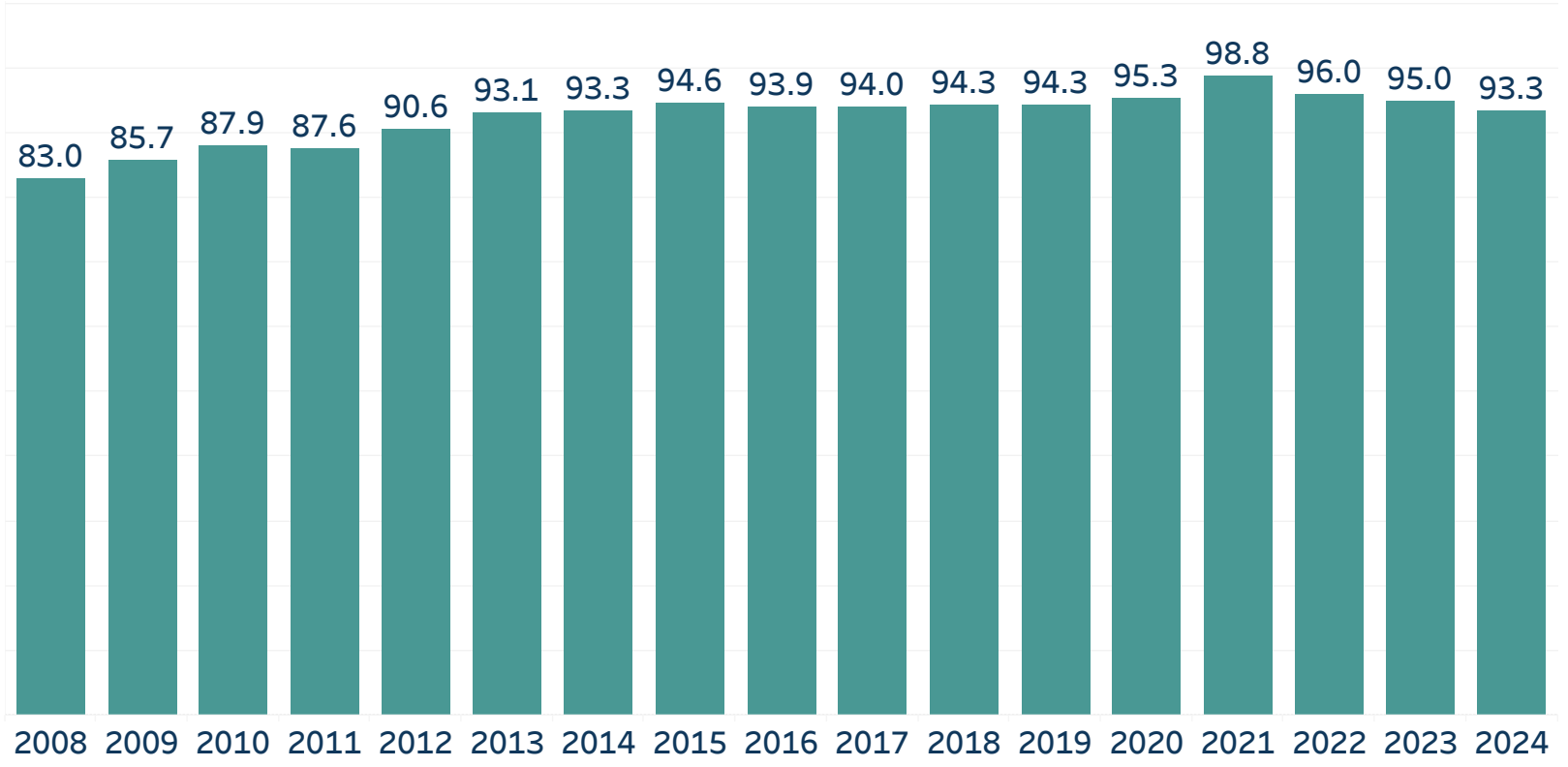


### Year-over-Year Percent Change

	Median Percent Sales to Original List Price		
	Single-family	Condominium & Townhome	All Types
33404 Singer Island	97	98	97
33410 Palm Beach Gardens	92	94	93
33418 Palm Beach Gardens	91	95	93
33408 North Palm Beach & Juno Beach	94	92	92
33477 Jupiter	91	87	88
33458 Jupiter	95	94	94
33478 - Jupiter	94	94	94
33469 Tequesta	93	89	91
33455 Hobe Sound	93	96	94
<b>Grand Total</b>	<b>93</b>	<b>94</b>	<b>93</b>

# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS) Market Report | 2024 Q3

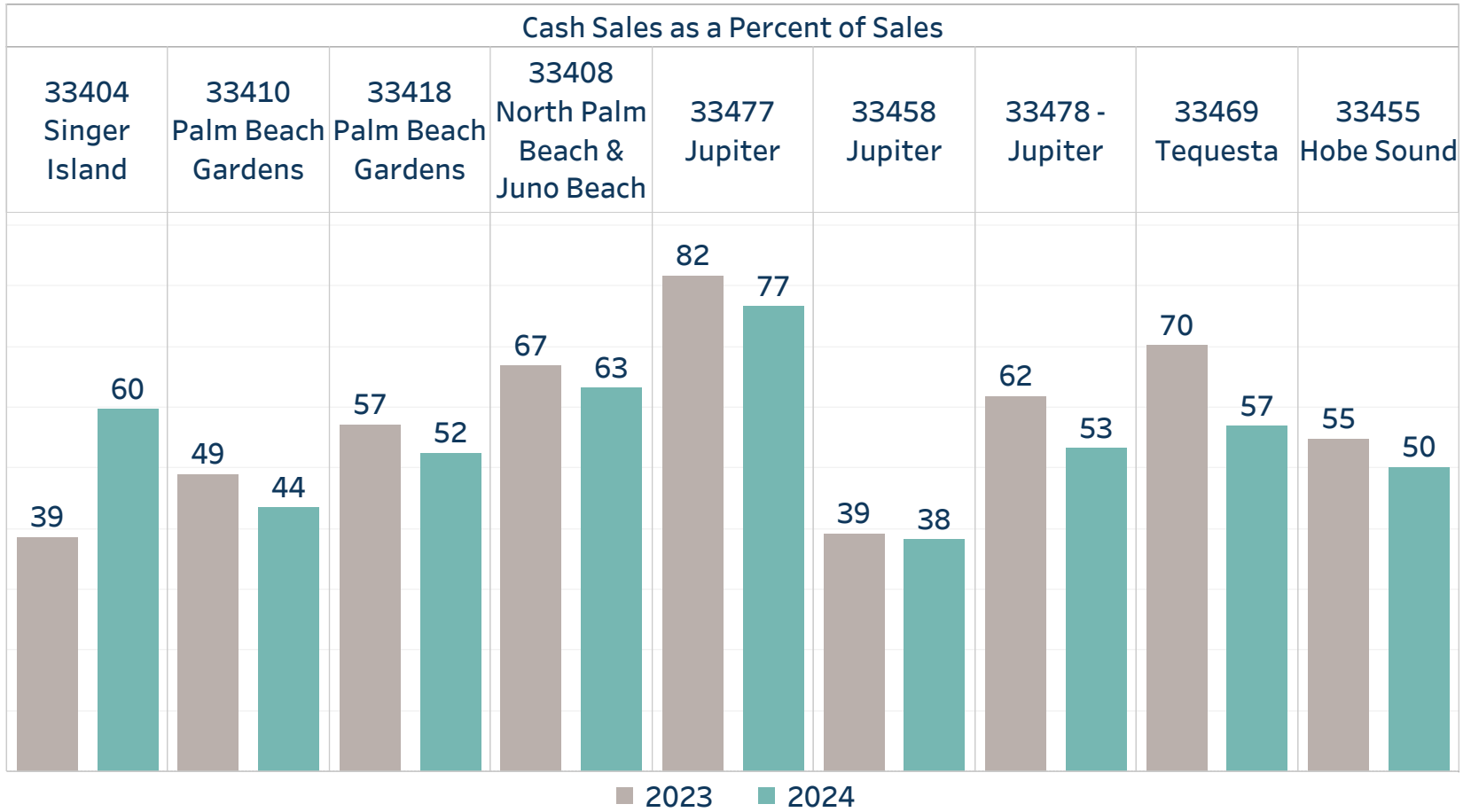
JTHS Market Area Median Percent Sales to Original List Price in the Third Quarter



	33404 Singer Island	33410 Palm Beach Gardens	33418 Palm Beach Gardens	33408 North Palm Beach & Juno Beach	33477 Jupiter	33458 Jupiter	33478 - Jupiter	33469 Tequesta	33455 Hobe Sound	Grand Total
2019 Q1	94	95	94	92	93	96	94	95	94	94
2019 Q2	94	94	94	91	93	96	93	95	95	94
2019 Q3	94	95	95	93	94	95	94	93	94	94
2019 Q4	94	95	95	95	94	96	94	94	96	95
2020 Q1	95	96	95	94	94	96	95	95	96	95
2020 Q2	95	95	95	92	94	97	96	95	93	95
2020 Q3	94	96	95	93	94	97	96	94	95	95
2020 Q4	94	96	96	95	95	97	97	96	96	96
2021 Q1	95	96	96	95	96	98	97	95	97	96
2021 Q2	96	98	99	96	99	100	98	97	98	98
2021 Q3	99	98	99	97	100	100	98	98	100	99
2021 Q4	97	98	100	97	99	100	96	98	99	98
2022 Q1	98	100	100	98	100	101	98	100	100	100
2022 Q2	99	100	100	98	100	100	100	99	100	100
2022 Q3	97	96	97	95	98	96	91	95	96	96
2022 Q4	95	95	94	93	97	95	94	91	95	95
2023 Q1	93	93	95	92	94	95	94	91	96	94
2023 Q2	94	95	94	93	93	95	93	94	97	94
2023 Q3	96	94	95	91	93	96	95	93	96	95
2023 Q4	96	95	95	92	95	96	93	94	96	95
2024 Q1	95	94	94	93	93	94	93	94	95	94
2024 Q2	95	94	94	91	94	95	93	89	95	94
2024 Q3	97	93	93	92	88	94	94	91	94	93

# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS) Market Report | 2024 Q3

## JTHS Market Area Housing Metrics in 2024 Q3

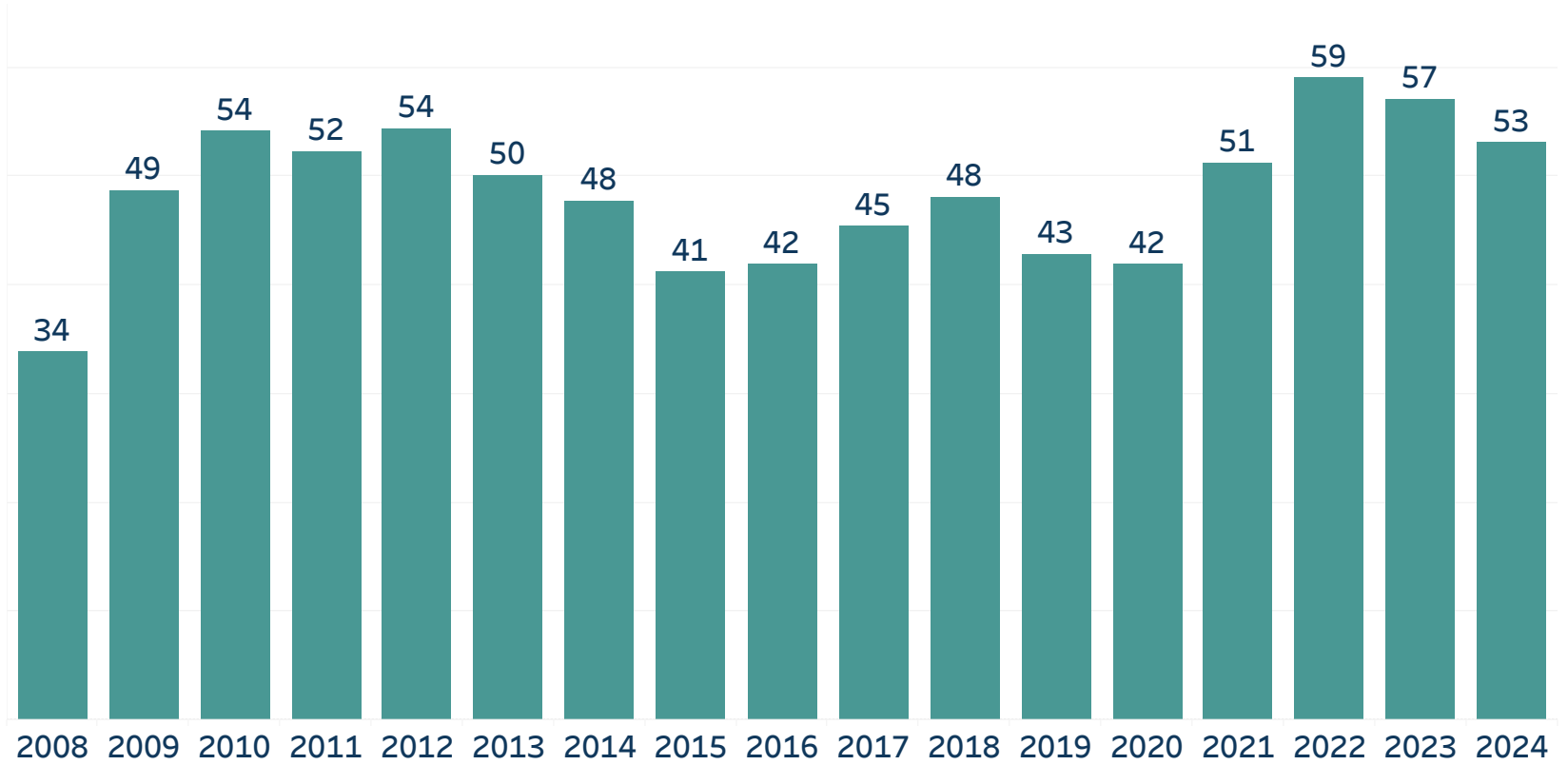


### Year-over-Year Percent Change

	Cash Sales as a Percent of Sales		
	Single-family	Condominium & Townhome	All Types
33404 Singer Island	37	73	60
33410 Palm Beach Gardens	43	36	44
33418 Palm Beach Gardens	60	41	52
33408 North Palm Beach & Juno Beach	47	72	63
33477 Jupiter	79	74	77
33458 Jupiter	43	31	38
33478 - Jupiter	51	75	53
33469 Tequesta	51	68	57
33455 Hobe Sound	49	67	50
<b>Grand Total</b>	<b>49</b>	<b>68</b>	<b>53</b>

# MIAMI Jupiter-Tequesta-Hobe Sound (JTHS) Market Report | 2024 Q3

JTHS Market Area Cash Sales as a Percent of Sales in the Third Quarter



	33404 Singer Island	33410 Palm Beach Gardens	33418 Palm Beach Gardens	33408 North Palm Beach & Juno Beach	33477 Jupiter	33458 Jupiter	33478 - Jupiter	33469 Tequesta	33455 Hobe Sound	Grand Total
2019 Q1	48	43	47	57	69	28	30	53	59	48
2019 Q2	48	39	42	56	64	28	36	52	49	48
2019 Q3	42	43	37	53	66	30	23	47	47	43
2019 Q4	47	43	44	37	63	29	26	42	57	43
2020 Q1	54	40	47	59	67	30	28	55	60	54
2020 Q2	47	43	42	56	59	21	21	47	43	43
2020 Q3	44	42	40	49	57	24	21	49	39	42
2020 Q4	51	39	44	53	58	34	33	45	51	45
2021 Q1	56	54	46	61	68	40	41	62	55	55
2021 Q2	56	51	58	63	72	44	48	58	56	56
2021 Q3	54	46	52	56	63	38	38	51	51	51
2021 Q4	47	57	48	67	77	42	35	73	53	53
2022 Q1	65	54	57	68	84	54	46	67	61	61
2022 Q2	53	61	61	72	81	56	50	73	63	61
2022 Q3	46	53	64	68	90	43	38	64	59	59
2022 Q4	46	48	61	59	78	49	59	61	54	59
2023 Q1	60	55	57	66	77	44	41	70	62	60
2023 Q2	51	50	55	68	84	41	51	67	62	55
2023 Q3	39	49	57	67	82	39	62	70	55	57
2023 Q4	53	51	62	68	81	40	55	68	57	57
2024 Q1	47	51	62	76	79	44	51	73	63	62
2024 Q2	53	51	56	70	75	42	42	64	69	56
2024 Q3	60	44	52	63	77	38	53	57	50	53





[MIAMI Association of Realtors® \(MIAMI\)](#) was chartered by the National Association of Realtors® in 1920 and is celebrating 103 years of service to Realtors®, the buying and selling public, and the communities in South Florida. Comprised of six organizations: MIAMI RESIDENTIAL, MIAMI COMMERCIAL; BROWARD-MIAMI, a division of MIAMI Realtors; JTHS-MIAMI, a division of MIAMI Realtors in the Jupiter-Tequesta-Hobe Sound area; MIAMI YPN, our Young Professionals Network Council; and the award-winning MIAMI Global Council. MIAMI REALTORS® represents nearly 60,000 total real estate professionals in all aspects of real estate sales, marketing, and brokerage. It is the largest local Realtor association in the U.S. and has official partnerships with 242 international organizations worldwide.

Teresa King Kinney is the association's Chief Executive Officer.

### **JTHS-MIAMI Board of Governors**

Courtney Smitheman  
JTHS-MIAMI President

Ginnene Boehm  
JTHS-MIAMI President-Elect

Governors:

Jill Barnwell  
Monica Brisson  
Kayla Forieri Robinson  
Rebecca Giacobba  
Shauna Hostetler  
Bill Lyons  
Janine Meyer  
Darci Quinn  
Shakearah Rolle  
Bernie Rubinstein  
Lorry Santana  
Jaime Schwartz  
David Abernathy

Business Partner Governors:

Chuck Carter  
Greg Cohen

Joanne Werstlein  
JTHS-MIAMI Senior Vice-President

For questions about this report, contact Gay Cororaton, Chief Economist, at [gay@miamire.com](mailto:gay@miamire.com), or Chris Umpierre, Chief of Communications, at [chris@miamire.com](mailto:chris@miamire.com). [Disclaimer - MIAMI REALTORS®](#)