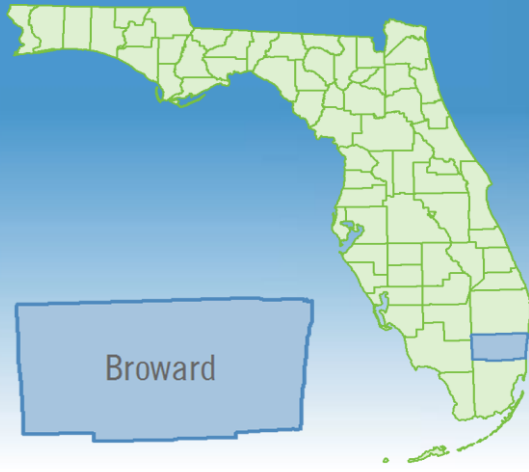


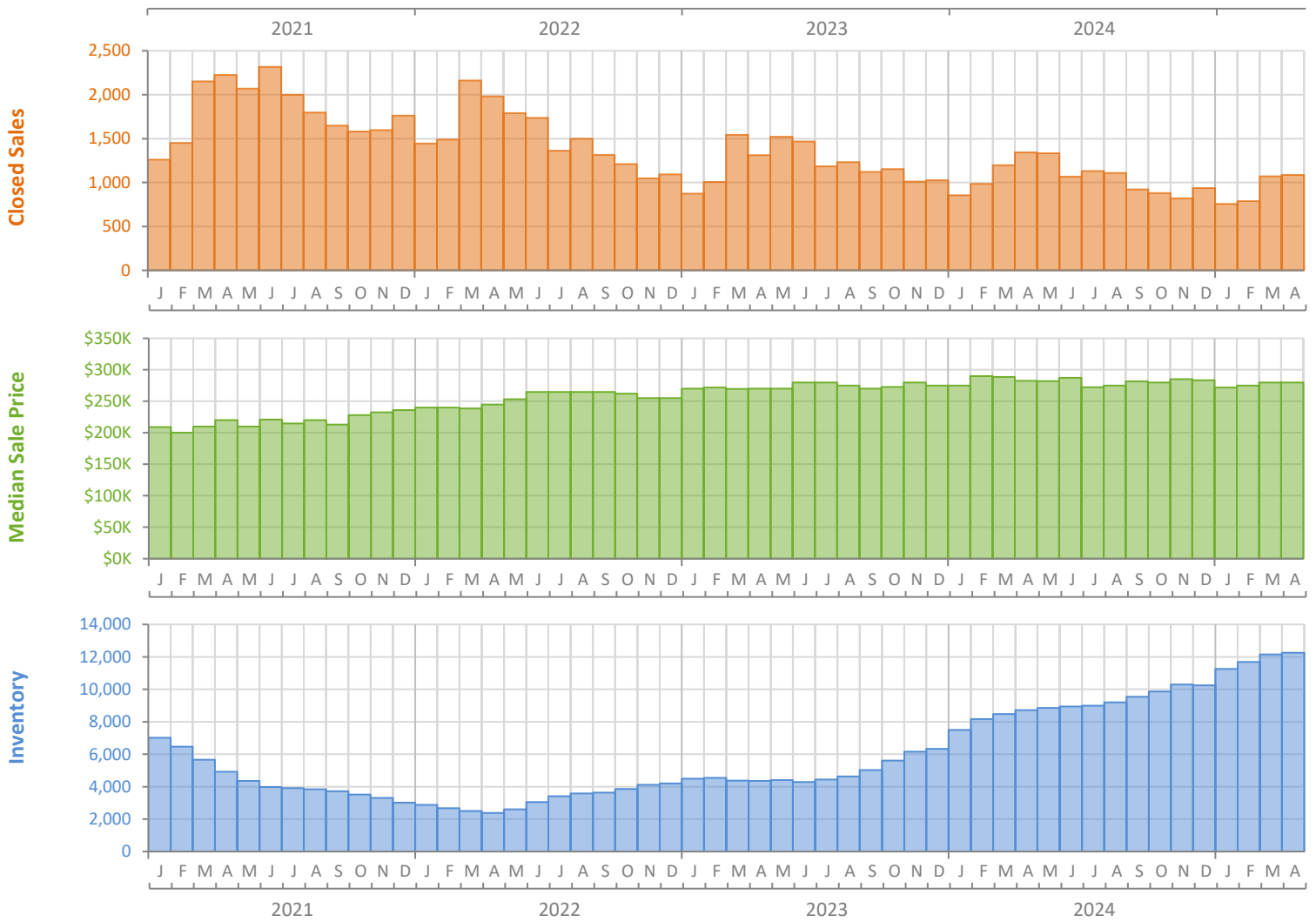
Monthly Market Summary - April 2025

Townhouses and Condos

Broward County



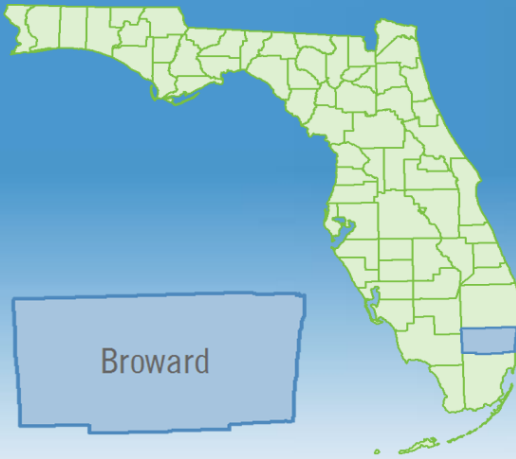
	April 2025	April 2024	Percent Change Year-over-Year
Closed Sales	1,085	1,342	-19.2%
Paid in Cash	620	771	-19.6%
Median Sale Price	\$280,000	\$282,500	-0.9%
Average Sale Price	\$372,878	\$370,189	0.7%
Dollar Volume	\$404.6 Million	\$496.8 Million	-18.6%
Med. Pct. of Orig. List Price Received	92.3%	94.6%	-2.4%
Median Time to Contract	57 Days	40 Days	42.5%
Median Time to Sale	91 Days	82 Days	11.0%
New Pending Sales	1,110	1,447	-23.3%
New Listings	2,237	2,324	-3.7%
Pending Inventory	1,553	2,040	-23.9%
Inventory (Active Listings)	12,257	8,712	40.7%
Months Supply of Inventory	12.4	7.4	67.6%



Monthly Distressed Market - April 2025

Townhouses and Condos

Broward County



		April 2025	April 2024	Percent Change Year-over-Year
Traditional	Closed Sales	1,080	1,330	-18.8%
	Median Sale Price	\$280,000	\$282,500	-0.9%
Foreclosure/REO	Closed Sales	5	12	-58.3%
	Median Sale Price	\$285,000	\$250,000	14.0%
Short Sale	Closed Sales	0	0	N/A
	Median Sale Price	(No Sales)	(No Sales)	N/A

