

# Miami-Dade County by City

## Single-family Housing Stats June 2025

	Year-to-date Closed Sales	% Y/Y YTD Closed Sales	Closed Sales	% Y/Y Closed Sales	Median Sales Price	% Y/Y Median Sales Price	% Y/Y Active Inventory	Months' Supply	New Pending Sales Per 10 New Listings	Median Days to Contract	Median Percent Sales to Original List Price	Cash Sales as Percent of Sales
Miami (City)	539	-9.0%	92	-12.0%	\$831K	4.0%	23.0%	9	5	45	92	52
Miami Gardens (City)	297	-3.9%	46	15.0%	\$534K	1.0%	108.0%	5	7	28	98	11
Hialeah (City)	236	-3.3%	32	-22.0%	\$580K	5.0%	58.0%	6	7	23	97	6
Homestead (City)	207	-21.3%	38	-19.0%	\$520K	2.0%	75.0%	7	8	58	97	16
Coral Gables (City)	184	5.1%	31	-6.0%	\$2,260K	3.0%	36.0%	7	6	49	90	48
Cutler Bay (Town)	176	-8.3%	39	0.0%	\$600K	-5.0%	33.0%	5	9	43	96	8
Kendall (CDP)	154	4.1%	32	7.0%	\$965K	-10.0%	25.0%	5	6	51	92	34
Palmetto Bay (Village)	126	-10.0%	29	45.0%	\$1,100K	0.0%	58.0%	8	8	46	95	24
Miami Beach (City)	123	3.4%	20	-9.0%	\$2,805K	-8.0%	13.0%	13	6	88	88	65
Richmond West (CDP)	109	-14.8%	17	-41.0%	\$635K	-6.0%	80.0%	6	8	42	96	12
The Hammocks (CDP)	106	9.3%	17	13.0%	\$680K	3.0%	89.0%	6	5	51	97	18
South Miami Heights (CDP)	105	-7.1%	18	-31.0%	\$639K	14.0%	55.0%	4	3	49	95	6
Doral (City)	104	-3.7%	16	7.0%	\$1,009K	12.0%	58.0%	7	4	29	97	13
North Miami (City)	90	-13.5%	20	-13.0%	\$618K	17.0%	60.0%	10	8	36	95	35
Pinecrest (Village)	84	-15.2%	11	-35.0%	\$2,350K	-23.0%	31.0%	11	7	64	92	46
Coral Terrace (CDP)	84	50.0%	15	114.0%	\$760K	23.0%	51.0%	4	9	25	95	20
Princeton (CDP)	83	-47.8%	13	-58.0%	\$550K	-2.0%	107.0%	7	5	53	95	8
North Miami Beach (City)	77	-9.4%	14	-22.0%	\$517K	-12.0%	23.0%	11	6	52	99	21
Leisure City (CDP)	77	8.5%	15	36.0%	\$480K	-2.0%	123.0%	4	4	15	97	0
Tamiami (CDP)	74	-10.8%	17	-6.0%	\$700K	-9.0%	38.0%	7	8	49	96	6
Miami Shores (Village)	74	19.4%	10	-9.0%	\$938K	-43.0%	47.0%	8	5	45	88	30
Kendale Lakes (CDP)	74	-1.3%	18	100.0%	\$745K	9.0%	11.0%	4	7	54	96	11
Golden Glades (CDP)	62	-4.6%	10	25.0%	\$825K	70.0%	-10.0%	5	8	41	94	40
Country Walk (CDP)	59	-11.9%	12	-8.0%	\$685K	-2.0%	233.0%	8	4	17	99	8
Florida City (City)	55	10.0%	21	133.0%	\$575K	22.0%	52.0%	4	15	38	100	5
Westchester (CDP)	54	-15.6%	13	0.0%	\$725K	-2.0%	29.0%	4	8	48	96	8
The Crossings (CDP)	54	12.5%	12	50.0%	\$785K	10.0%	19.0%	3	10	13	96	17
South Miami (City)	45	-16.7%	13	30.0%	\$1,150K	-22.0%	39.0%	5	10	36	86	62
Sunset (CDP)	42	2.4%	10	11.0%	\$796K	6.0%	171.0%	7	7	61	87	10
Miami Springs (City)	41	2.5%	11	38.0%	\$840K	20.0%	-3.0%	4	17	57	91	18

Source: This report is produced by the Miami Association of Realtors® (MIAMI) based on MLS sales data compiled by Florida Realtors®. Only areas with at least 10 sales in the current month are reported. 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).



Miami-Dade County

by Zip Code

Single-family Housing Stats

June 2025

		Year-to-date Closed Sales	%Y/Y YTD Closed Sales	Closed Sales	%Y/Y Closed Sales	Median Sales Price	%Y/Y Median Sales Price	%Y/Y Active Inventory	Months' Supply	New Pending Sales Per 10 New Listings	Median Days to Contract	Median Percent Sales to Original List Price	Cash Sales as Percent of Sales
Miami	33157	239	-11.2%	45	-2.0%	\$715.0K	-2.0%	62%	6	9	46	95	20
	33177	170	-16.3%	26	-37.0%	\$662.5K	15.2%	57%	5	5	42	95	4
	33176	146	2.8%	27	-16.0%	\$965.5K	10.6%	38%	5	6	42	92	33
	33186	145	0.0%	33	7.0%	\$705.0K	9.3%	117%	5	8	52	95	18
	33155	141	14.6%	29	61.0%	\$770.0K	-1.6%	52%	4	8	26	93	21
	33134	129	0.0%	17	-23.0%	\$1,195.0K	-4.0%	79%	6	4	57	89	29
	33196	120	7.1%	19	0.0%	\$670.0K	-4.3%	129%	7	4	51	97	16
	33165	120	-11.1%	13	-44.0%	\$685.0K	-0.7%	67%	5	8	19	98	39
	33156	120	-14.9%	18	-25.0%	\$2,325.0K	-38.5%	28%	11	6	62	90	61
	33147	119	-9.2%	15	-21.0%	\$500.0K	25.0%	17%	5	8	36	97	33
	33133	117	-1.7%	24	4.0%	\$2,392.5K	-11.7%	6%	8	4	46	94	75
	33143	109	9.0%	23	5.0%	\$1,950.0K	-2.5%	17%	7	8	31	90	65
	33175	108	-3.6%	25	67.0%	\$700.0K	2.9%	11%	5	8	26	96	12
	33138	103	-6.4%	14	-18.0%	\$1,390.0K	-14.7%	31%	10	4	37	90	43
	33189	97	12.8%	26	53.0%	\$582.5K	-2.9%	18%	3	11	39	96	4
	33161	93	-11.4%	17	-6.0%	\$650.0K	-6.1%	55%	8	8	25	97	12
	33142	90	-12.6%	13	-24.0%	\$469.0K	13.0%	58%	6	6	15	97	31
	33162	82	-6.8%	16	33.0%	\$565.0K	9.6%	11%	7	7	62	96	31
	33187	81	2.5%	14	-13.0%	\$840.0K	6.3%	36%	7	8	41	92	21
	33178	78	-15.2%	12	-8.0%	\$964.0K	8.3%	72%	7	4	32	98	17
	33169	77	-18.9%	14	-18.0%	\$526.0K	-0.8%	105%	6	6	26	96	14
	33145	71	-15.5%	14	-22.0%	\$897.5K	2.1%	34%	7	9	67	90	64
	33150	70	16.7%	10	0.0%	\$556.0K	22.9%	19%	7	4	41	91	20
	33127	59	15.7%	15	25.0%	\$617.0K	3.3%	39%	13	5	29	94	47
	33193	57	-29.6%	10	-23.0%	\$660.0K	3.9%	69%	6	7	96	98	10
	33173	57	-3.4%	12	-8.0%	\$796.0K	6.8%	108%	5	8	61	89	8
	33166	54	1.9%	12	9.0%	\$881.3K	25.0%	10%	7	8	57	91	17
	33168	52	-33.3%	10	-44.0%	\$545.5K	9.1%	84%	8	7	40	98	20
	33144	51	-1.9%	11	22.0%	\$680.0K	9.7%	58%	5	8	31	94	9
Hialeah	33015	70	-5.4%	12	-33.0%	\$640.0K	0.8%	28%	5	7	77	97	0
Homestead	33033	233	-13.4%	47	15.0%	\$519.9K	-1.9%	112%	7	7	48	98	4
	33032	123	-45.8%	20	-46.0%	\$557.5K	-0.4%	88%	7	4	69	97	0
	33030	89	-31.0%	18	-33.0%	\$570.0K	-5.0%	74%	8	8	43	98	22
	33034	68	21.4%	23	130.0%	\$574.9K	16.1%	10%	5	12	38	100	9
Miami Gardens	33056	101	0.0%	15	36.0%	\$525.0K	2.9%	143%	5	7	27	98	13
Opa locka	33055	94	14.6%	14	40.0%	\$590.0K	4.0%	2%	3	8	24	98	0
	33054	92	-14.0%	16	46.0%	\$425.0K	-15.0%	79%	4	6	28	100	25
Miami Beach	33140	58	-4.9%	13	18.0%	\$2,735.0K	7.3%	20%	13	5	91	87	54

# Miami-Dade County by City

## Condominium/Townhome Housing Stats June 2025

	Year-to-date Closed Sales	% Y/Y YTD Closed Sales	Closed Sales	% Y/Y Closed Sales	Median Sales Price	% Y/Y Median Sales Price	% Y/Y Active Inventory	Months' Supply	New Pending Sales Per 10 New Listings	Median Days to Contract	Median Percent Sales to Original List Price	Cash Sales as Percent of Sales
Miami (City)	1,159	-18.7%	219	-5.0%	\$600K	4.0%	41.0%	18	4	76	92	60
Miami Beach (City)	750	-16.1%	121	-17.0%	\$495K	14.0%	30.0%	17	5	111	91	65
Aventura (City)	364	-23.8%	60	-26.0%	\$523K	15.0%	30.0%	21	5	109	85	68
Sunny Isles Beach (City)	325	-13.1%	53	-17.0%	\$560K	-3.0%	28.0%	26	3	118	86	59
Doral (City)	254	-13.3%	52	-2.0%	\$468K	-6.0%	43.0%	10	5	79	94	37
Hialeah (City)	236	-12.9%	36	-23.0%	\$280K	8.0%	24.0%	7	7	31	94	39
Homestead (City)	208	0.0%	44	7.0%	\$320K	1.0%	51.0%	10	5	54	96	21
Kendall (CDP)	199	-3.9%	36	12.0%	\$295K	-7.0%	28.0%	6	6	61	94	25
Coral Gables (City)	139	16.8%	15	-38.0%	\$545K	0.0%	39.0%	9	6	68	93	73
Fountainebleau (CDP)	127	-23.5%	20	-29.0%	\$307K	-11.0%	36.0%	8	10	47	95	35
Kendale Lakes (CDP)	107	-21.3%	17	-19.0%	\$340K	-6.0%	81.0%	7	5	40	92	35
The Hammocks (CDP)	88	-2.2%	15	25.0%	\$400K	-1.0%	75.0%	7	7	33	97	33
Country Club (CDP)	86	-12.2%	18	-18.0%	\$249K	-23.0%	21.0%	7	6	46	96	50
Key Biscayne (Village)	84	-9.7%	13	-41.0%	\$1,200K	-14.0%	10.0%	9	7	70	90	69
North Miami (City)	76	-12.6%	10	-33.0%	\$240K	3.0%	22.0%	18	3	111	94	60
Kendall West (CDP)	73	35.2%	10	67.0%	\$311K	-3.0%	91.0%	7	8	56	97	20
North Miami Beach (City)	67	-34.3%	14	-36.0%	\$400K	-25.0%	52.0%	28	4	65	91	57
Ives Estates (CDP)	67	-14.1%	13	-13.0%	\$380K	1.0%	85.0%	15	5	109	88	31
Miami Gardens (City)	64	-17.9%	10	67.0%	\$284K	-25.0%	24.0%	9	7	65	95	40
Florida City (City)	50	0.0%	16	78.0%	\$375K	2.0%	130.0%	13	5	28	97	0
Naranja (CDP)	26	-10.3%	12	100.0%	\$600K	49.0%	3.0%	7	8	22	100	8

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Miami-Dade County  
by Zip Code

Condominium/Townhome Housing Stats  
June 2025

		Year-to-date Closed Sales	%Y/Y YTD Closed Sales	Closed Sales	%Y/Y Closed Sales	Median Sales Price	%Y/Y Median Sales Price	%Y/Y Active Inventory	Months' Supply	New Pending Sales Per 10 New Listings	Median Days to Contract	Median Percent Sales to Original List Price	Cash Sales as Percent of Sales
Miami	33131	290	-13.7%	50	-14.0%	\$670.0K	4.0%	46%	19	3	110	90	62
	33180	263	-24.2%	46	-25.0%	\$505.0K	5.2%	37%	22	5	95	85	61
	33178	196	-14.4%	37	-14.0%	\$480.0K	2.1%	25%	8	5	69	94	43
	33132	167	-25.4%	25	-32.0%	\$600.0K	10.1%	41%	24	4	89	91	32
	33133	163	1.2%	27	13.0%	\$1,430.0K	44.4%	47%	10	6	20	95	70
	33137	161	-22.2%	38	31.0%	\$887.5K	34.5%	19%	21	3	89	91	66
	33130	156	-20.0%	32	-20.0%	\$497.5K	-13.1%	48%	18	3	70	94	59
	33179	121	-23.9%	22	-12.0%	\$232.5K	-1.1%	53%	17	5	102	89	41
	33186	114	-0.9%	16	-27.0%	\$465.0K	11.4%	65%	5	6	20	98	19
	33134	94	32.4%	11	-15.0%	\$545.0K	6.9%	37%	9	7	84	93	55
	33176	90	-6.2%	22	47.0%	\$278.8K	9.3%	66%	6	9	61	94	18
	33183	84	-27.6%	13	-19.0%	\$300.0K	-22.6%	73%	7	5	40	92	46
	33193	81	39.7%	11	38.0%	\$360.0K	12.5%	88%	6	7	50	98	18
	33172	75	-34.2%	13	-41.0%	\$290.0K	-14.7%	38%	9	7	54	94	46
	33129	68	-20.9%	15	7.0%	\$550.0K	-14.4%	34%	14	5	95	90	73
	33196	64	-14.7%	14	27.0%	\$362.5K	-9.4%	64%	7	8	36	98	36
	33138	64	3.2%	12	140.0%	\$387.5K	-0.6%	1%	10	8	32	92	67
	33156	63	12.5%	10	25.0%	\$403.5K	16.4%	55%	9	3	41	95	50
	33166	58	-18.3%	16	33.0%	\$422.5K	11.5%	60%	16	5	137	94	25
	33143	57	-1.7%	11	83.0%	\$305.0K	-12.2%	63%	8	6	28	96	46
Miami Beach	33139	428	-8.4%	70	-4.0%	\$480.5K	27.1%	29%	16	5	105	92	70
	33141	195	-29.1%	26	-44.0%	\$320.0K	-11.1%	42%	19	6	107	89	54
	33140	176	-21.4%	34	-15.0%	\$630.0K	21.6%	14%	19	7	104	91	65
	33154	128	-19.0%	19	-24.0%	\$1,099.9K	18.3%	23%	21	6	103	83	74
Hialeah	33015	88	-12.9%	18	-22.0%	\$248.8K	-23.5%	22%	7	7	46	96	50
	33018	78	-9.3%	13	0.0%	\$485.0K	-4.9%	29%	7	7	18	98	15
	33016	75	-1.3%	18	80.0%	\$250.0K	-2.9%	57%	6	5	43	93	44
Homestead	33035	101	4.1%	13	-46.0%	\$344.9K	0.8%	30%	10	6	71	95	31
	33033	96	-15.8%	23	35.0%	\$365.0K	17.7%	72%	10	4	43	98	17
	33032	90	-31.8%	25	25.0%	\$485.0K	16.2%	25%	7	5	36	100	4
	33034	82	3.8%	29	190.0%	\$370.0K	4.2%	98%	14	4	54	97	0
Key Biscayne	33149	87	-9.4%	13	-41.0%	\$1,200.0K	-14.3%	8%	9	7	70	90	69
North Miami Beach	33160	487	-18.3%	80	-24.0%	\$562.5K	5.1%	29%	25	4	116	86	63