

Miami-Dade County by City

Single-family Housing Stats July 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)	615	-8.5%	76	-5.0%	\$750K	-7.4%	20.7%	8	7	39	94	46
Miami Gardens (City)	337	-10.4%	40	-40.3%	\$488K	-5.3%	87.7%	5	7	30	97	18
Hialeah (City)	277	-1.4%	41	10.8%	\$600K	9.1%	47.3%	6	6	52	96	12
Homestead (City)	249	-18.6%	42	-2.3%	\$521K	8.7%	80.7%	8	6	60	97	5
Coral Gables (City)	219	-5.2%	35	-37.5%	\$1,575K	-13.7%	16.5%	7	10	39	91	49
Cutler Bay (Town)	212	-4.5%	36	20.0%	\$640K	3.6%	38.8%	5	6	31	95	6
Kendall (CDP)	182	1.7%	28	-9.7%	\$1,041K	10.8%	12.0%	5	8	36	93	32
Miami Beach (City)	144	5.9%	21	23.5%	\$3,875K	-16.7%	11.1%	12	7	110	84	86
Palmetto Bay (Village)	142	-13.4%	16	-33.3%	\$1,150K	-1.7%	79.3%	8	6	63	89	25
Richmond West (CDP)	131	-13.2%	22	-4.3%	\$643K	-1.2%	58.1%	6	7	71	95	9
South Miami Heights (CDP)	120	-8.4%	15	-16.7%	\$590K	8.3%	70.0%	5	5	21	98	7
Doral (City)	120	-16.7%	16	-55.6%	\$1,014K	-9.7%	25.0%	7	13	53	91	25
The Hammocks (CDP)	119	1.7%	13	-35.0%	\$650K	2.0%	40.9%	6	11	55	95	15
North Miami (City)	112	-5.1%	22	57.1%	\$573K	-8.2%	39.0%	9	7	64	90	55
Princeton (CDP)	102	-44.0%	19	-17.4%	\$550K	-4.2%	88.5%	7	8	53	97	0
Pinecrest (Village)	101	-12.9%	17	0.0%	\$3,500K	4.5%	18.8%	10	16	83	86	71
Coral Terrace (CDP)	98	40.0%	14	0.0%	\$632K	-24.3%	24.4%	4	7	52	90	36
West Little River (CDP)	97	-19.2%	11	-45.0%	\$480K	4.3%	38.0%	5	5	48	99	36
North Miami Beach (City)	97	-5.8%	20	11.1%	\$508K	1.7%	27.8%	11	7	32	94	35
Tamiami (CDP)	88	-8.3%	14	7.7%	\$690K	-18.9%	46.6%	6	6	32	93	14
Leisure City (CDP)	88	8.6%	11	10.0%	\$529K	-1.9%	100.0%	5	7	43	98	0
Miami Shores (Village)	86	8.9%	12	-29.4%	\$1,175K	-35.8%	44.2%	7	13	47	86	75
Kendale Lakes (CDP)	85	-3.4%	11	-15.4%	\$675K	-10.0%	35.7%	5	4	20	98	9
Golden Glades (CDP)	72	-2.7%	10	11.1%	\$591K	24.4%	5.2%	5	4	49	91	40
Miami Lakes (Town)	65	-16.7%	12	-33.3%	\$1,123K	32.1%	12.2%	5	11	90	91	8
Brownsville (CDP)	55	-14.1%	10	-9.1%	\$493K	9.4%	91.7%	6	5	21	97	10
Sunset (CDP)	52	6.1%	10	25.0%	\$855K	12.8%	138.9%	7	7	33	93	10
Miami Springs (City)	52	15.6%	11	120.0%	\$764K	24.2%	5.9%	5	7	41	92	0
Three Lakes (CDP)	45	-6.2%	12	71.4%	\$587K	-9.6%	12.5%	5	15	74	93	17

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Miami-Dade County

by Zip Code

Single-family Housing Stats

July 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	328	-16.0%	43	-2.0%	\$735.0K	-1.0%	54%	6	7	35	94	9
	33133	327	6.4%	16	33.0%	\$2,375.0K	80.0%	1%	8	7	47	93	81
	33178	312	-40.4%	11	-58.0%	\$1,027.0K	-5.0%	38%	7	11	54	92	27
	33186	309	5.4%	23	-4.0%	\$620.0K	-6.0%	77%	4	11	66	93	13
	33176	272	-5.1%	27	-10.0%	\$890.0K	5.0%	27%	4	8	21	93	26
	33134	258	24.5%	18	-50.0%	\$1,210.0K	-12.0%	29%	6	8	47	91	33
	33179	235	-5.4%	11	-27.0%	\$755.0K	36.0%	57%	10	7	29	97	18
	33177	221	-37.0%	32	-16.0%	\$637.5K	2.0%	54%	5	8	33	96	3
	33156	214	-10.6%	25	4.0%	\$3,500.0K	16.0%	11%	10	16	69	89	76
	33196	211	-12.2%	17	-29.0%	\$720.0K	11.0%	63%	6	9	57	97	12
	33138	198	1.1%	21	17.0%	\$1,100.0K	-48.0%	26%	8	12	46	86	62
	33143	197	8.2%	17	-6.0%	\$1,662.0K	-4.0%	15%	7	7	35	95	53
	33155	189	-7.1%	16	-43.0%	\$667.5K	-15.0%	16%	4	6	41	92	31
	33175	173	-34.3%	20	11.0%	\$750.0K	2.0%	34%	6	5	30	94	30
	33193	168	13.0%	16	78.0%	\$700.5K	-1.0%	36%	5	14	67	93	6
	33165	152	-49.3%	22	-15.0%	\$687.5K	-5.0%	68%	5	7	23	97	9
	33162	151	-27.8%	23	5.0%	\$520.0K	3.0%	32%	8	6	47	94	35
	33189	143	-0.7%	17	21.0%	\$555.0K	-7.0%	43%	4	5	29	94	6
	33161	142	-22.9%	13	18.0%	\$570.0K	-29.0%	33%	8	5	54	92	46
	33169	137	-47.1%	13	-35.0%	\$520.0K	-4.0%	102%	7	8	32	97	15
	33147	136	-115.5%	17	-43.0%	\$460.0K	-1.0%	47%	6	6	43	99	24
	33173	135	-18.1%	13	8.0%	\$825.0K	8.0%	104%	5	7	35	93	8
	33166	129	-28.0%	13	0.0%	\$764.0K	-26.0%	-8%	6	11	33	93	0
	33145	125	-33.2%	10	-9.0%	\$875.0K	-24.0%	-3%	5	11	60	84	40
	33142	107	-71.0%	15	0.0%	\$479.9K	9.0%	64%	6	7	27	96	20
	33146	91	-36.0%	11	-31.0%	\$2,550.0K	16.0%	26%	7	12	39	91	36
	33144	68	-26.4%	11	83.0%	\$625.0K	-1.0%	30%	4	12	41	97	0
	33168	65	-27.0%	13	18.0%	\$450.0K	-10.0%	60%	8	10	62	93	31
Hialeah	33018	219	-2.1%	25	79.0%	\$639.0K	-9.0%	22%	5	7	52	96	16
	33015	191	-10.5%	16	167.0%	\$639.5K	6.0%	48%	5	5	49	97	13
	33012	163	-11.2%	15	50.0%	\$655.0K	12.0%	40%	4	6	34	97	7
Homestead	33033	390	-29.9%	47	4.0%	\$540.0K	6.0%	100%	7	6	55	96	2
	33032	256	-74.5%	26	-26.0%	\$550.0K	0.0%	82%	7	6	64	97	0
	33030	119	-3.8%	20	-17.0%	\$672.5K	21.0%	77%	9	5	57	99	5
Miami Gardens	33056	125	-46.1%	11	-56.0%	\$515.0K	1.0%	130%	6	7	38	97	18
Opa locka	33055	133	8.7%	14	0.0%	\$488.5K	-8.0%	28%	3	4	16	94	14
	33054	112	9.1%	11	-48.0%	\$460.0K	15.0%	43%	4	5	52	99	9
Miami Beach	33140	274	-20.2%	11	38.0%	\$2,800.0K	-42.0%	6%	11	8	110	84	82

Miami-Dade County by City

Condominium/Townhome Housing Stats July 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)	1,369	-17.6%	210	-11.0%	\$528K	-12.8%	35.4%	18	5	75	92	54
Miami Beach (City)	852	-17.6%	102	-27.1%	\$435K	-3.3%	23.4%	17	5	80	91	77
Aventura (City)	424	-22.5%	60	-13.0%	\$469K	4.3%	20.9%	21	3	75	86	60
Sunny Isles Beach (City)	377	-10.5%	52	10.6%	\$713K	-3.7%	23.7%	25	4	92	90	62
Doral (City)	287	-17.3%	33	-38.9%	\$445K	-18.7%	32.7%	10	6	36	95	36
Hialeah (City)	280	-11.7%	44	-4.3%	\$263K	-6.2%	20.5%	7	7	47	95	48
Homestead (City)	239	-8.4%	31	-41.5%	\$333K	0.9%	39.8%	10	6	73	94	19
Kendall (CDP)	234	-2.1%	35	9.4%	\$435K	38.5%	21.2%	6	6	45	95	37
Coral Gables (City)	160	17.6%	21	23.5%	\$545K	-9.2%	28.2%	8	9	51	94	57
Fountainebleau (CDP)	153	-19.9%	26	4.0%	\$302K	-6.8%	29.7%	8	9	50	94	46
Kendale Lakes (CDP)	125	-19.4%	18	-5.3%	\$306K	-8.7%	50.0%	6	12	42	93	17
Country Club (CDP)	102	-18.4%	16	-40.7%	\$318K	11.4%	40.7%	8	4	66	96	38
The Hammocks (CDP)	98	-7.5%	10	-37.5%	\$385K	-3.9%	127.9%	8	7	74	95	50
Key Biscayne (Village)	96	-15.8%	12	-42.9%	\$1,310K	22.4%	-0.9%	9	7	50	93	50
Kendall West (CDP)	85	26.9%	12	-7.7%	\$319K	18.3%	87.2%	7	5	51	96	25
Ives Estates (CDP)	83	-10.8%	16	6.7%	\$263K	-11.0%	51.3%	14	7	109	90	38
Miami Gardens (City)	79	-15.1%	15	0.0%	\$325K	-1.5%	39.7%	9	7	65	92	7
Ojus (CDP)	70	-21.3%	15	-6.2%	\$190K	9.2%	46.8%	20	5	103	93	47
Glenvar Heights (CDP)	70	-2.8%	13	-7.1%	\$415K	-4.4%	6.8%	7	9	42	94	46
Cutler Bay (Town)	70	-9.1%	15	7.1%	\$400K	15.9%	86.8%	8	7	41	96	20
Princeton (CDP)	68	-37.0%	11	-45.0%	\$419K	-1.4%	37.4%	9	2	131	94	0
Miami Lakes (Town)	67	-2.9%	12	-14.3%	\$366K	-17.2%	36.4%	5	9	50	96	33
Florida City (City)	63	0.0%	13	0.0%	\$399K	0.0%	166.7%	13	8	36	100	8
The Crossings (CDP)	58	1.8%	16	220.0%	\$418K	1.8%	76.9%	5	4	57	97	19
Surfside (Town)	50	8.7%	15	150.0%	\$1,100K	39.7%	37.7%	20	5	66	84	73
Tamiami (CDP)	49	-36.4%	10	-23.1%	\$418K	19.3%	22.0%	8	6	73	91	10

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by Zip Code

Condominium/Townhome Housing Stats
July 2025

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Miami	33131	338	-14.6%	48	-20.0%	\$587.5K	-9.0%	42%	19	5	72	92	48
	33180	329	-59.0%	43	-14.0%	\$450.0K	-8.0%	29%	22	3	72	86	56
	33133	327	6.4%	31	29.0%	\$1,225.0K	12.0%	31%	9	7	75	93	68
	33178	312	-40.4%	27	-25.0%	\$455.0K	-13.0%	25%	8	5	35	95	33
	33186	309	5.4%	27	50.0%	\$410.0K	-7.0%	72%	6	6	61	96	22
	33134	258	24.5%	17	55.0%	\$405.0K	-29.0%	31%	8	9	49	95	35
	33179	235	-5.4%	30	-3.0%	\$200.0K	-7.0%	33%	15	7	99	91	43
	33137	228	-22.5%	35	25.0%	\$662.0K	-22.0%	23%	21	3	53	92	49
	33196	211	-12.2%	10	0.0%	\$365.0K	-15.0%	100%	7	8	69	94	50
	33132	200	74.2%	31	-28.0%	\$460.0K	-19.0%	29%	23	5	138	90	58
	33138	198	1.1%	10	11.0%	\$342.5K	-15.0%	10%	9	8	90	89	50
	33143	197	8.2%	14	17.0%	\$334.5K	13.0%	39%	8	4	39	95	50
	33130	175	-104.7%	18	-50.0%	\$577.5K	-2.0%	51%	19	4	85	95	67
	33175	173	-34.3%	12	-20.0%	\$417.5K	16.0%	36%	7	6	36	92	17
	33193	168	13.0%	14	0.0%	\$360.0K	30.0%	81%	6	5	51	96	21
	33173	135	-18.1%	20	100.0%	\$410.0K	39.0%	-7%	5	6	42	96	35
	33172	118	3.1%	22	5.0%	\$302.0K	-6.0%	21%	8	10	77	94	50
	33126	111	-6.0%	16	23.0%	\$262.0K	-17.0%	29%	9	9	66	93	44
	33190	90	-11.1%	14	40.0%	\$420.0K	16.0%	74%	10	9	44	96	29
	33125	69	-59.5%	12	100.0%	\$244.0K	-19.0%	69%	16	8	60	97	50
Miami Beach	33139	506	-15.3%	49	-35.0%	\$395.0K	-5.0%	24%	16	4	67	92	82
	33141	282	-23.8%	28	-30.0%	\$320.0K	-30.0%	39%	20	4	89	91	71
	33140	274	-20.2%	29	-12.0%	\$527.0K	-8.0%	5%	18	6	105	86	69
	33154	181	-42.4%	28	22.0%	\$1,512.6K	68.0%	31%	21	4	111	89	75
Hialeah	33018	219	-2.1%	12	-37.0%	\$518.5K	2.0%	9%	7	9	49	97	8
	33015	191	-10.5%	17	-37.0%	\$340.0K	19.0%	44%	8	4	56	94	35
	33012	163	-11.2%	15	25.0%	\$259.6K	14.0%	7%	7	7	29	92	73
	33014	133	-33.5%	16	14.0%	\$351.4K	-12.0%	26%	5	8	46	96	31
	33016	124	-21.0%	12	-45.0%	\$248.8K	-11.0%	65%	7	8	65	93	58
Homestead	33033	390	-29.9%	14	-36.0%	\$341.0K	3.0%	61%	10	6	57	94	21
	33032	256	-74.5%	17	-29.0%	\$419.0K	-1.0%	40%	8	4	97	94	6
	33035	174	-28.0%	17	-48.0%	\$330.0K	-2.0%	23%	11	6	106	89	18
	33034	169	8.8%	15	-25.0%	\$399.0K	0.0%	107%	13	6	42	100	7
Key Biscayne	33149	127	-34.9%	14	-33.0%	\$1,310.0K	22.0%	-2%	9	7	57	92	57
North Miami Beach	33160	583	-63.9%	75	-1.0%	\$635.0K	32.0%	22%	24	4	92	89	61

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