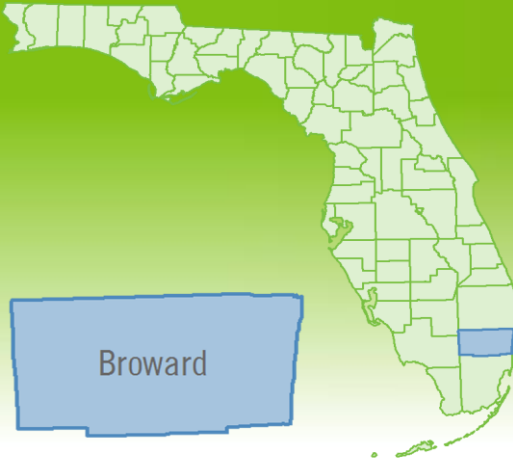


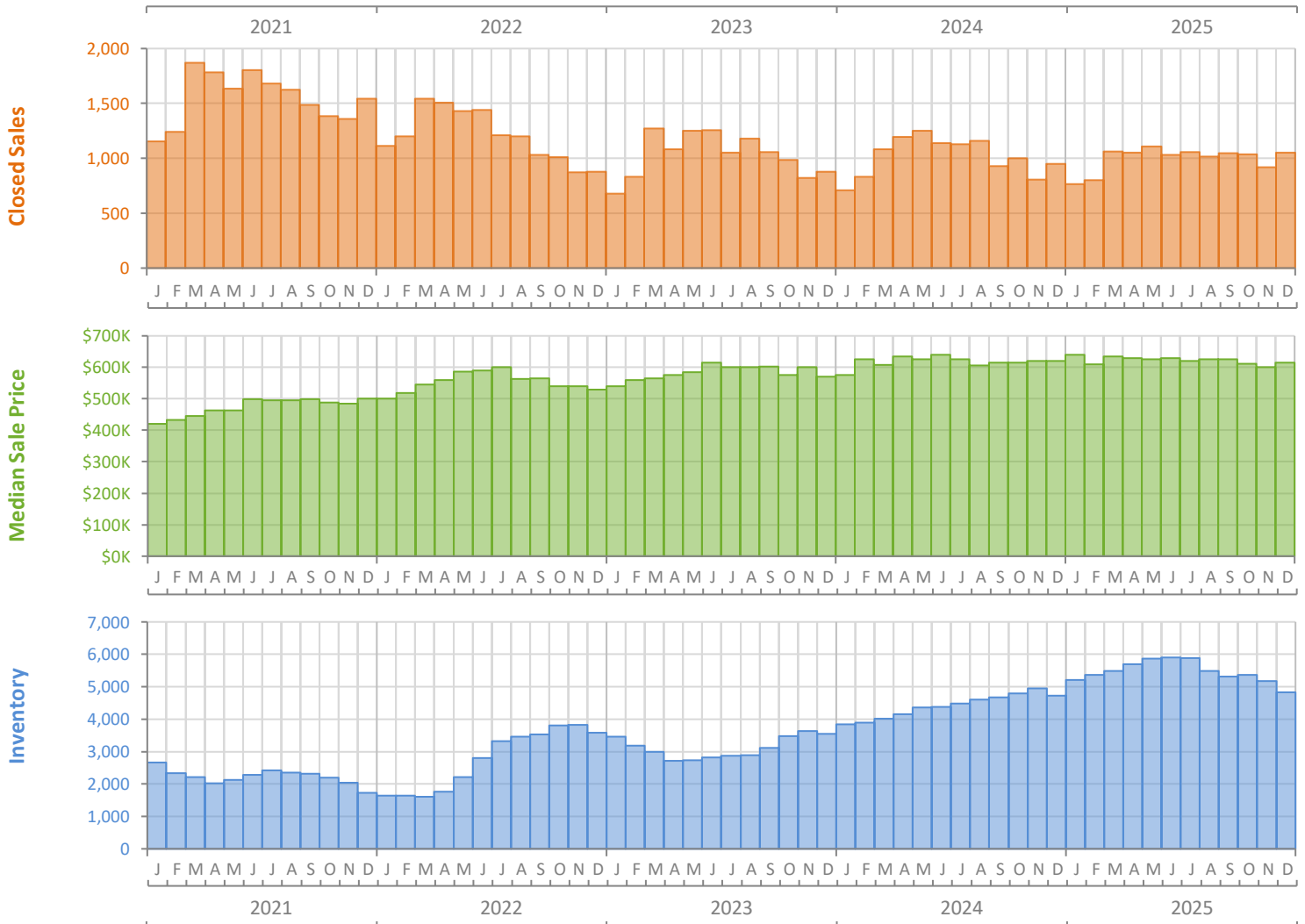
# Monthly Market Summary - December 2025

## Single-Family Homes

### Broward County



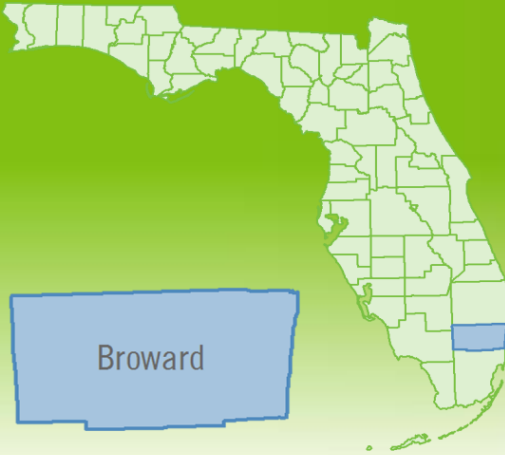
	December 2025	December 2024	Percent Change Year-over-Year
Closed Sales	1,051	950	10.6%
Paid in Cash	239	239	0.0%
Median Sale Price	\$614,500	\$620,000	-0.9%
Average Sale Price	\$850,182	\$839,647	1.3%
Dollar Volume	\$893.5 Million	\$797.7 Million	12.0%
Med. Pct. of Orig. List Price Received	94.5%	95.5%	-1.0%
Median Time to Contract	50 Days	40 Days	25.0%
Median Time to Sale	86 Days	76 Days	13.2%
New Pending Sales	857	698	22.8%
New Listings	1,069	1,105	-3.3%
Pending Inventory	1,209	972	24.4%
Inventory (Active Listings)	4,825	4,719	2.2%
Months Supply of Inventory	4.8	4.6	4.3%



# Monthly Distressed Market - December 2025

## Single-Family Homes

### Broward County



		December 2025	December 2024	Percent Change Year-over-Year
Traditional	Closed Sales	1,030	937	9.9%
	Median Sale Price	\$620,000	\$620,000	0.0%
Foreclosure/REO	Closed Sales	18	12	50.0%
	Median Sale Price	\$479,154	\$510,000	-6.0%
Short Sale	Closed Sales	3	1	200.0%
	Median Sale Price	\$425,000	\$2,200,000	-80.7%

