

Broward County Local Residential Market Metrics - 2025

Townhouses and Condos

Municipalities and Census-Designated Places*



| Name of County, Municipality, or CDP* | Closed Sales | Y/Y % Chg. | Closed Sales Paid in Cash | Y/Y % Chg. | Median Sale Price | Y/Y % Chg. | Average Sale Price | Y/Y % Chg. |
|---------------------------------------|--------------|------------|---------------------------|------------|-------------------|------------|--------------------|------------|
| Broward County | 11,393 | -9.4% | 6,094 | -7.3% | \$269,000 | -3.9% | \$358,167 | -2.3% |
| Boulevard Gardens (CDP) | 0 | N/A | 0 | N/A | (No Sales) | N/A | (No Sales) | N/A |
| Broadview Park (CDP) | 0 | N/A | 0 | N/A | (No Sales) | N/A | (No Sales) | N/A |
| Coconut Creek (City) | 490 | 4.3% | 253 | 21.1% | \$215,000 | -15.7% | \$231,768 | -14.1% |
| Cooper City (City) | 63 | -12.5% | 20 | 25.0% | \$445,000 | -1.1% | \$451,462 | -1.3% |
| Coral Springs (City) | 373 | -18.7% | 157 | -13.7% | \$224,900 | -8.2% | \$256,420 | -8.8% |
| Dania Beach (City) | 156 | -15.2% | 86 | -7.5% | \$258,500 | -6.0% | \$295,760 | -4.9% |
| Davie (Town) | 442 | -2.2% | 166 | 0.6% | \$275,000 | -12.7% | \$312,299 | -4.6% |
| Deerfield Beach (City) | 802 | -12.1% | 470 | -10.6% | \$190,000 | -15.6% | \$248,647 | -6.9% |
| Fort Lauderdale (City) | 1,598 | -1.8% | 1,028 | -0.7% | \$435,000 | -5.4% | \$668,997 | -1.4% |
| Franklin Park (CDP) | 0 | N/A | 0 | N/A | (No Sales) | N/A | (No Sales) | N/A |
| Hallandale Beach (City) | 625 | -10.2% | 443 | -7.1% | \$255,000 | -8.9% | \$385,121 | -1.8% |
| Hillsboro Beach (Town) | 76 | 5.6% | 58 | 13.7% | \$499,000 | -8.4% | \$634,615 | -10.8% |
| Hillsboro Pines (CDP) | 0 | N/A | 0 | N/A | (No Sales) | N/A | (No Sales) | N/A |
| Hollywood (City) | 822 | -13.2% | 490 | -15.5% | \$310,000 | -4.3% | \$399,505 | -2.1% |
| Lauderdale Lakes (City) | 173 | -31.6% | 100 | -16.0% | \$110,000 | -16.7% | \$121,646 | -18.2% |
| Lauderdale-by-the-Sea (Town) | 172 | -8.5% | 128 | -6.6% | \$501,000 | -5.0% | \$742,569 | 16.0% |
| Lauderhill (City) | 377 | -20.8% | 227 | -17.8% | \$130,000 | -13.3% | \$159,846 | -10.0% |
| Lazy Lake (Village) | 0 | N/A | 0 | N/A | (No Sales) | N/A | (No Sales) | N/A |
| Lighthouse Point (City) | 70 | -27.8% | 49 | -26.9% | \$191,500 | -6.6% | \$255,343 | -9.1% |
| Margate (City) | 372 | -21.0% | 171 | -18.2% | \$141,000 | -16.8% | \$182,531 | -7.2% |
| Miramar (City) | 282 | -11.0% | 74 | -19.6% | \$370,000 | -7.5% | \$370,381 | -7.1% |
| North Lauderdale (City) | 148 | -7.5% | 31 | -20.5% | \$285,000 | 10.5% | \$264,974 | 2.5% |
| Oakland Park (City) | 259 | -20.3% | 115 | -17.9% | \$195,000 | -11.4% | \$241,423 | -10.0% |
| Parkland (City) | 51 | 15.9% | 18 | 12.5% | \$585,000 | -0.8% | \$587,693 | 1.5% |
| Pembroke Park (Town) | 10 | 25.0% | 3 | 0.0% | \$279,500 | -6.8% | \$276,850 | -0.4% |
| Pembroke Pines (City) | 897 | -5.0% | 404 | -8.2% | \$265,000 | -7.0% | \$297,906 | -6.5% |
| Plantation (City) | 450 | -6.6% | 149 | -10.2% | \$280,000 | -6.7% | \$288,343 | -9.0% |
| Pompano Beach (City) | 1,093 | -1.4% | 653 | -5.8% | \$270,000 | -9.4% | \$390,302 | -4.2% |
| Roosevelt Gardens (CDP) | 0 | N/A | 0 | N/A | (No Sales) | N/A | (No Sales) | N/A |
| Sea Ranch Lakes (Village) | 6 | 100.0% | 1 | -50.0% | \$590,000 | -12.3% | \$596,500 | -11.1% |
| Southwest Ranches (Town) | 0 | N/A | 0 | N/A | (No Sales) | N/A | (No Sales) | N/A |
| Sunrise (City) | 613 | -10.2% | 317 | -8.9% | \$170,000 | -15.0% | \$221,696 | -8.4% |
| Tamarac (City) | 645 | -13.2% | 298 | -2.9% | \$184,000 | -16.2% | \$221,986 | -9.9% |
| Washington Park (CDP) | 0 | N/A | 0 | N/A | (No Sales) | N/A | (No Sales) | N/A |
| West Park (City) | 3 | -66.7% | 0 | -100.0% | \$309,000 | -28.1% | \$301,333 | -24.0% |
| Weston (City) | 200 | -10.3% | 96 | -5.9% | \$395,000 | -7.5% | \$425,354 | -4.2% |
| Wilton Manors (City) | 132 | -13.2% | 78 | -1.3% | \$360,000 | 9.9% | \$386,378 | -0.6% |

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Broward County Local Residential Market Metrics - 2025

Townhouses and Condos

Municipalities and Census-Designated Places*



| Name of County, Municipality, or CDP* | Dollar Volume | Y/Y % Chg. | Pct. of Orig. List Price Received | Y/Y % Chg. | Median Time to Contract | Y/Y % Chg. | New Listings | Y/Y % Chg. |
|---------------------------------------|-----------------|------------|-----------------------------------|------------|-------------------------|------------|--------------|------------|
| Broward County | \$4.1 Billion | -11.6% | 91.8% | -2.5% | 82 Days | 49.1% | 24,035 | -6.7% |
| Boulevard Gardens (CDP) | (No Sales) | N/A | (No Sales) | N/A | (No Sales) | N/A | 0 | N/A |
| Broadview Park (CDP) | (No Sales) | N/A | (No Sales) | N/A | (No Sales) | N/A | 1 | N/A |
| Coconut Creek (City) | \$113.6 Million | -10.4% | 90.6% | -3.6% | 93 Days | 78.8% | 875 | -9.5% |
| Cooper City (City) | \$28.4 Million | -13.7% | 95.7% | -2.0% | 49 Days | 69.0% | 93 | -8.8% |
| Coral Springs (City) | \$95.6 Million | -25.9% | 91.8% | -3.6% | 80 Days | 95.1% | 898 | -6.5% |
| Dania Beach (City) | \$46.1 Million | -19.4% | 92.0% | -2.2% | 82 Days | 46.4% | 300 | -19.1% |
| Davie (Town) | \$138.0 Million | -6.7% | 93.5% | -2.9% | 70 Days | 89.2% | 738 | -7.5% |
| Deerfield Beach (City) | \$199.4 Million | -18.2% | 90.5% | -3.7% | 74 Days | 39.6% | 1,726 | -3.6% |
| Fort Lauderdale (City) | \$1.1 Billion | -3.2% | 90.7% | -1.8% | 100 Days | 35.1% | 3,381 | -4.2% |
| Franklin Park (CDP) | (No Sales) | N/A | (No Sales) | N/A | (No Sales) | N/A | 0 | N/A |
| Hallandale Beach (City) | \$240.7 Million | -11.8% | 90.0% | -1.7% | 105 Days | 32.9% | 1,805 | -4.7% |
| Hillsboro Beach (Town) | \$48.2 Million | -5.8% | 88.0% | -3.4% | 114 Days | 56.2% | 155 | 1.3% |
| Hillsboro Pines (CDP) | (No Sales) | N/A | (No Sales) | N/A | (No Sales) | N/A | 0 | N/A |
| Hollywood (City) | \$328.4 Million | -15.1% | 90.3% | -2.7% | 92 Days | 37.3% | 1,954 | -6.2% |
| Lauderdale Lakes (City) | \$21.0 Million | -44.1% | 88.7% | -6.3% | 139 Days | 148.2% | 641 | 1.3% |
| Lauderdale-by-the-Sea (Town) | \$127.7 Million | 6.1% | 91.8% | -0.3% | 99 Days | 47.8% | 315 | 5.0% |
| Lauderhill (City) | \$60.3 Million | -28.7% | 90.1% | -4.3% | 97 Days | 34.7% | 1,160 | -5.2% |
| Lazy Lake (Village) | (No Sales) | N/A | (No Sales) | N/A | (No Sales) | N/A | 0 | N/A |
| Lighthouse Point (City) | \$17.9 Million | -34.4% | 89.4% | -5.0% | 99 Days | 167.6% | 164 | 4.5% |
| Margate (City) | \$67.9 Million | -26.7% | 91.9% | -2.5% | 87 Days | 70.6% | 768 | -10.4% |
| Miramar (City) | \$104.4 Million | -17.3% | 96.0% | -1.5% | 54 Days | 42.1% | 510 | -5.0% |
| North Lauderdale (City) | \$39.2 Million | -5.2% | 94.8% | -2.3% | 63 Days | 53.7% | 266 | -11.0% |
| Oakland Park (City) | \$62.5 Million | -28.3% | 92.3% | -1.7% | 83 Days | 20.3% | 569 | -3.4% |
| Parkland (City) | \$30.0 Million | 17.7% | 95.6% | 0.1% | 49 Days | 8.9% | 65 | -11.0% |
| Pembroke Park (Town) | \$2.8 Million | 24.5% | 97.0% | -0.4% | 38 Days | 171.4% | 21 | 23.5% |
| Pembroke Pines (City) | \$267.2 Million | -11.2% | 93.8% | -2.0% | 68 Days | 51.1% | 1,687 | -6.6% |
| Plantation (City) | \$129.8 Million | -15.0% | 93.9% | -2.6% | 67 Days | 59.5% | 764 | -12.1% |
| Pompano Beach (City) | \$426.6 Million | -5.6% | 90.9% | -2.2% | 84 Days | 33.3% | 2,133 | -6.4% |
| Roosevelt Gardens (CDP) | (No Sales) | N/A | (No Sales) | N/A | (No Sales) | N/A | 1 | 0.0% |
| Sea Ranch Lakes (Village) | \$3.6 Million | 77.9% | 86.2% | -6.7% | 162 Days | 80.0% | 7 | -58.8% |
| Southwest Ranches (Town) | (No Sales) | N/A | (No Sales) | N/A | (No Sales) | N/A | 0 | N/A |
| Sunrise (City) | \$135.9 Million | -17.8% | 91.3% | -2.9% | 88 Days | 57.1% | 1,364 | -4.5% |
| Tamarac (City) | \$143.2 Million | -21.8% | 91.6% | -3.3% | 79 Days | 49.1% | 1,238 | -7.7% |
| Washington Park (CDP) | (No Sales) | N/A | (No Sales) | N/A | (No Sales) | N/A | 0 | N/A |
| West Park (City) | \$903,999 | -74.7% | 98.4% | -0.5% | 7 Days | -61.1% | 5 | -50.0% |
| Weston (City) | \$85.1 Million | -14.1% | 94.2% | -2.8% | 53 Days | 71.0% | 394 | 10.1% |
| Wilton Manors (City) | \$51.0 Million | -13.7% | 93.8% | -1.0% | 51 Days | 6.3% | 233 | -5.7% |

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Townhouses and Condos

Municipalities and Census-Designated Places*



| Name of County, Municipality, or CDP* | New Pending Sales | Y/Y % Chg. | Pending Inventory | Y/Y % Chg. | Active Inventory | Y/Y % Chg. | Months Supply of Inventory | Y/Y % Chg. |
|---------------------------------------|-------------------|------------|-------------------|------------|------------------|------------|----------------------------|------------|
| Broward County | 12,647 | -9.3% | 1,239 | 19.6% | 10,484 | 2.4% | 11.0 | 12.2% |
| Boulevard Gardens (CDP) | 0 | N/A | 0 | N/A | 0 | N/A | 0.0 | N/A |
| Broadview Park (CDP) | 0 | N/A | 0 | N/A | 1 | N/A | 0.0 | N/A |
| Coconut Creek (City) | 553 | 0.5% | 59 | 3.5% | 346 | -5.2% | 8.5 | -8.6% |
| Cooper City (City) | 68 | -15.0% | 8 | 0.0% | 18 | 12.5% | 3.4 | 25.9% |
| Coral Springs (City) | 456 | -12.0% | 51 | 45.7% | 326 | 8.3% | 10.5 | 32.9% |
| Dania Beach (City) | 178 | -13.6% | 16 | 6.7% | 117 | -21.5% | 9.0 | -7.2% |
| Davie (Town) | 469 | -9.1% | 32 | 0.0% | 235 | 4.9% | 6.4 | 8.5% |
| Deerfield Beach (City) | 889 | -9.6% | 81 | 11.0% | 720 | 3.0% | 10.8 | 17.4% |
| Fort Lauderdale (City) | 1,717 | -1.0% | 160 | 14.3% | 1,632 | -0.4% | 12.3 | 1.7% |
| Franklin Park (CDP) | 0 | N/A | 0 | N/A | 0 | N/A | 0.0 | N/A |
| Hallandale Beach (City) | 689 | -8.4% | 72 | 60.0% | 1,017 | 3.6% | 19.5 | 15.4% |
| Hillsboro Beach (Town) | 81 | 8.0% | 8 | 14.3% | 76 | -8.4% | 12.0 | -13.0% |
| Hillsboro Pines (CDP) | 0 | N/A | 0 | N/A | 0 | N/A | 0.0 | N/A |
| Hollywood (City) | 906 | -8.2% | 84 | 52.7% | 1,031 | 2.8% | 15.1 | 18.9% |
| Lauderdale Lakes (City) | 199 | -32.8% | 25 | -13.8% | 369 | 20.2% | 25.6 | 75.3% |
| Lauderdale-by-the-Sea (Town) | 173 | -10.8% | 22 | -15.4% | 137 | 21.2% | 9.6 | 33.3% |
| Lauderhill (City) | 447 | -25.4% | 56 | -17.6% | 593 | 10.6% | 18.9 | 40.0% |
| Lazy Lake (Village) | 0 | N/A | 0 | N/A | 0 | N/A | 0.0 | N/A |
| Lighthouse Point (City) | 78 | -22.8% | 6 | 100.0% | 82 | 39.0% | 14.1 | 93.2% |
| Margate (City) | 417 | -20.6% | 39 | 2.6% | 342 | 13.2% | 11.0 | 42.9% |
| Miramar (City) | 318 | -16.8% | 37 | 27.6% | 155 | 1.3% | 6.6 | 13.8% |
| North Lauderdale (City) | 173 | -3.9% | 16 | 45.5% | 102 | 15.9% | 8.3 | 25.8% |
| Oakland Park (City) | 271 | -23.2% | 26 | 4.0% | 216 | -0.9% | 10.0 | 25.0% |
| Parkland (City) | 46 | -9.8% | 4 | -50.0% | 14 | -17.6% | 3.3 | -28.3% |
| Pembroke Park (Town) | 14 | 100.0% | 2 | N/A | 7 | -12.5% | 8.4 | -30.0% |
| Pembroke Pines (City) | 1,006 | -0.5% | 88 | 49.2% | 623 | 3.1% | 8.3 | 7.8% |
| Plantation (City) | 486 | -14.7% | 41 | -8.9% | 255 | -8.9% | 6.8 | -2.9% |
| Pompano Beach (City) | 1,189 | -2.1% | 118 | 28.3% | 892 | -1.4% | 9.8 | 0.0% |
| Roosevelt Gardens (CDP) | 0 | N/A | 0 | N/A | 0 | -100.0% | 0.0 | N/A |
| Sea Ranch Lakes (Village) | 3 | -50.0% | 0 | -100.0% | 4 | -33.3% | 8.0 | -66.7% |
| Southwest Ranches (Town) | 0 | N/A | 0 | N/A | 0 | N/A | 0.0 | N/A |
| Sunrise (City) | 706 | -12.3% | 76 | 35.7% | 592 | 1.9% | 11.6 | 13.7% |
| Tamarac (City) | 763 | -10.1% | 83 | 36.1% | 466 | 3.8% | 8.7 | 19.2% |
| Washington Park (CDP) | 0 | N/A | 0 | N/A | 0 | N/A | 0.0 | N/A |
| West Park (City) | 3 | -62.5% | 0 | N/A | 2 | 100.0% | 8.0 | 515.4% |
| Weston (City) | 223 | -7.9% | 28 | 47.4% | 99 | 4.2% | 5.9 | 15.7% |
| Wilton Manors (City) | 140 | -9.7% | 8 | 14.3% | 71 | 7.6% | 6.5 | 25.0% |

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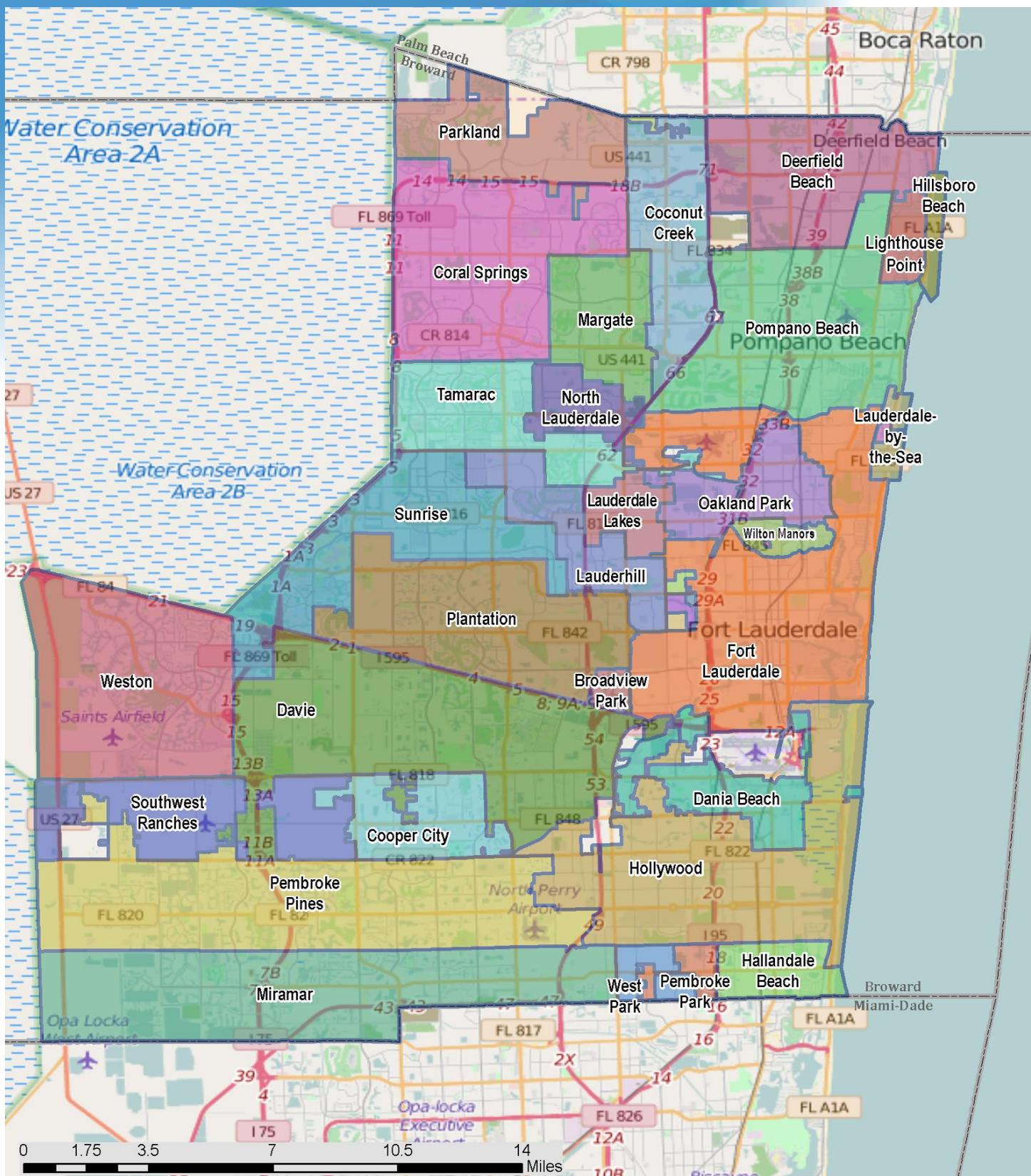
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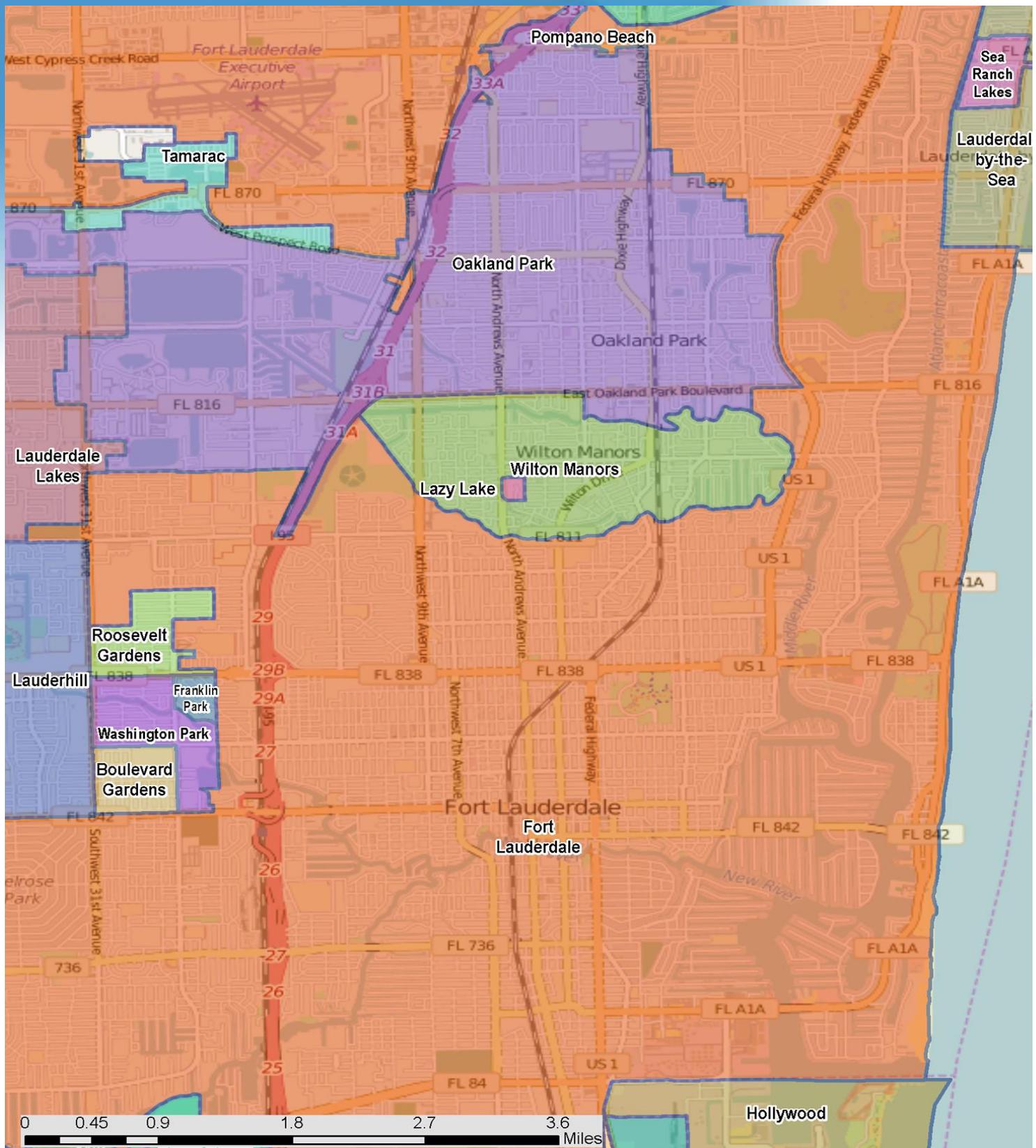
Reference Map - Countywide

Municipalities and Census-Designated Places*



Broward County Local Residential Market Metrics - 2025

Reference Map - East Central Broward Municipalities and Census-Designated Places*

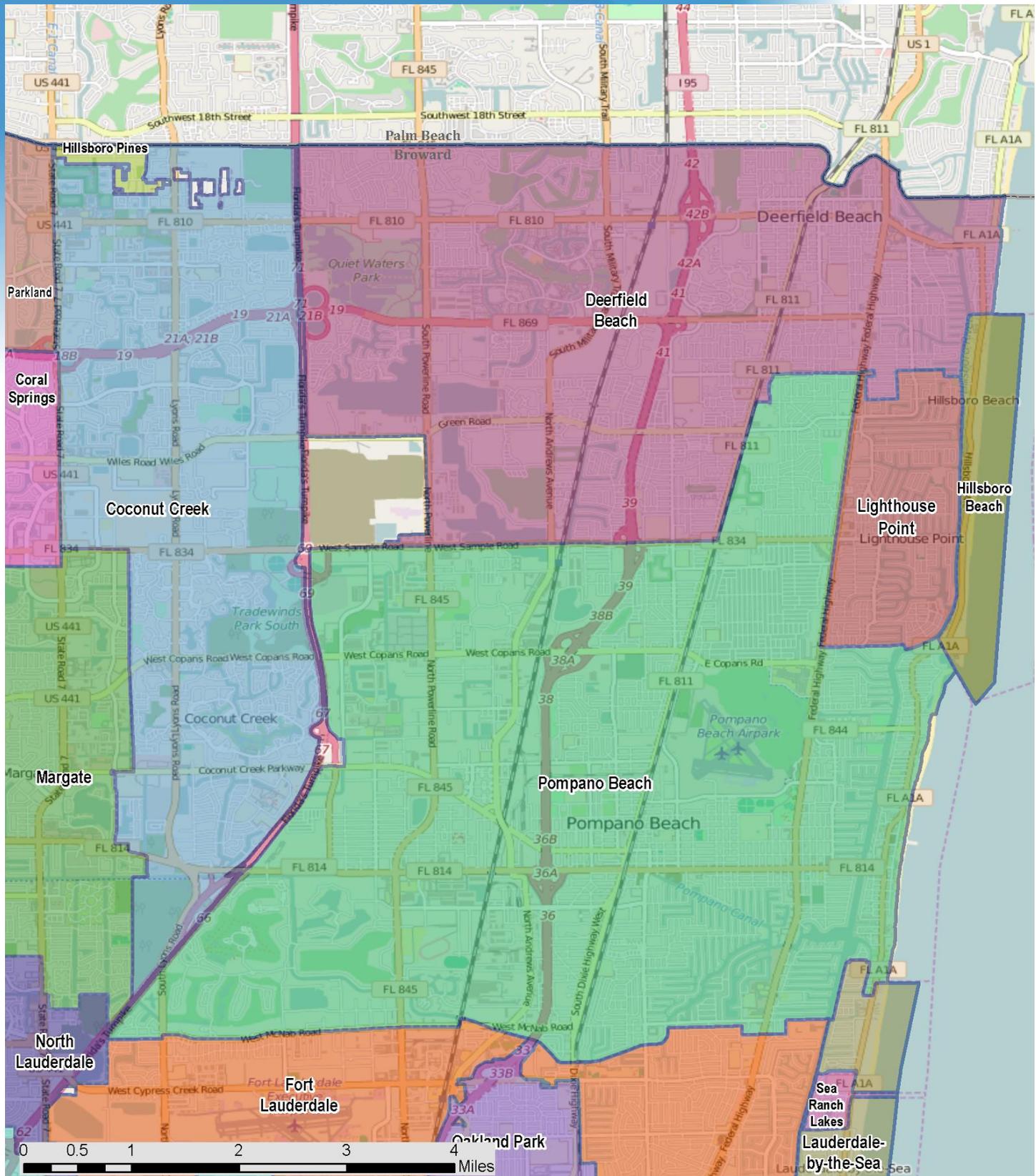


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Broward County Local Residential Market Metrics - 2025 Reference Map - Northeast Broward Municipalities and Census-Designated Places*



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