

# 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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## 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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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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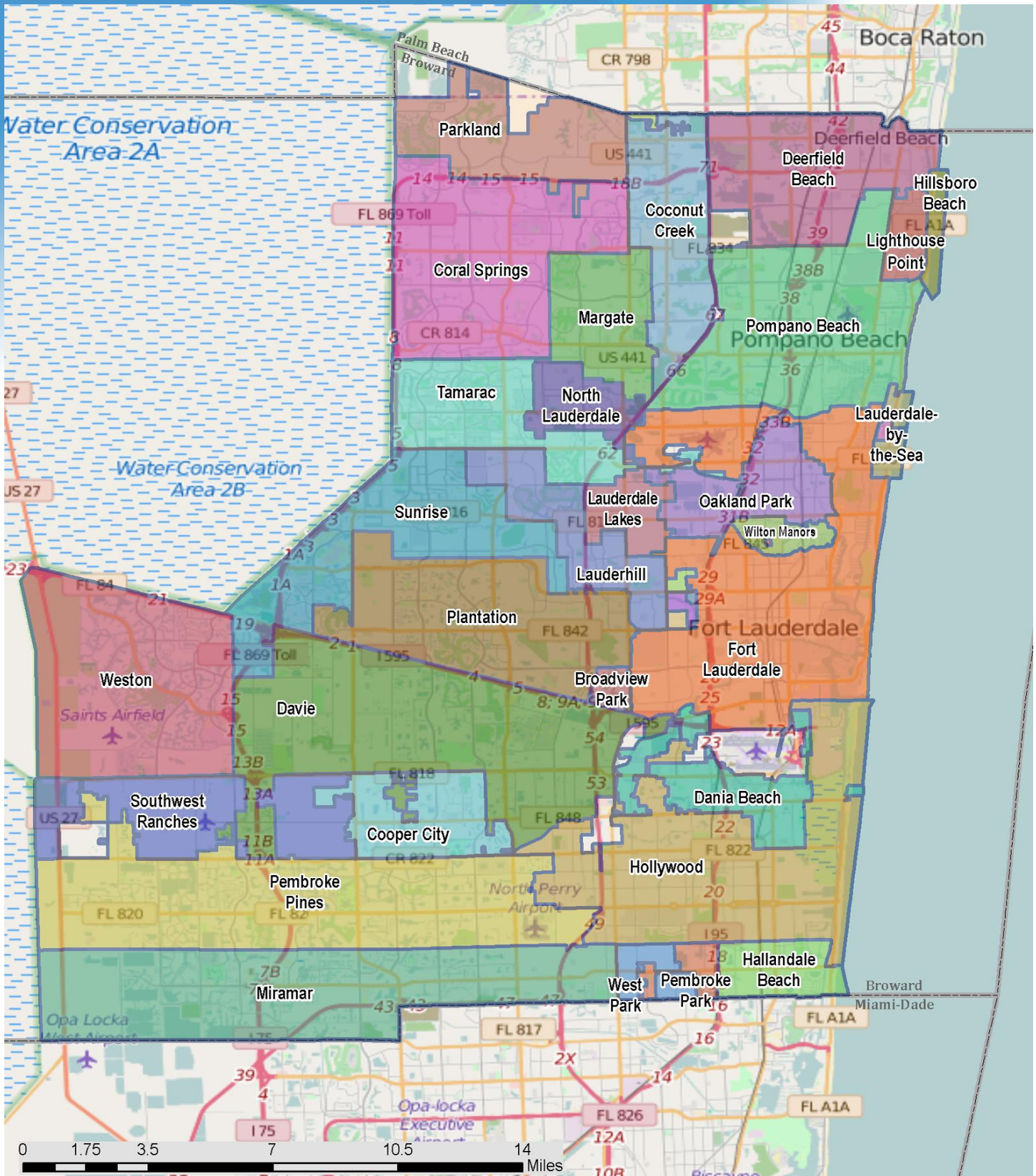
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## Reference Map - Countywide

### Municipalities and Census-Designated Places\*



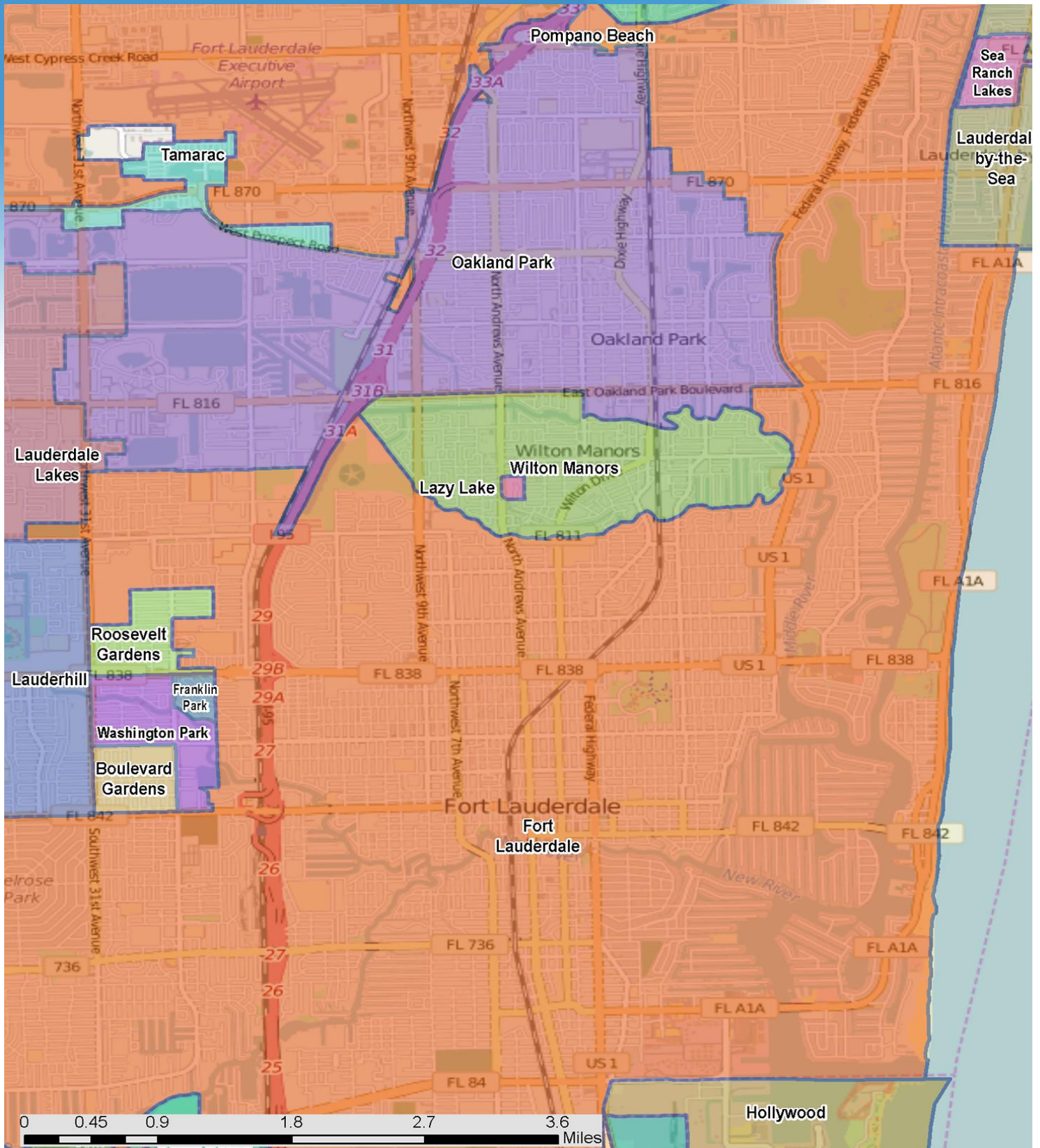
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## Reference Map - East Central Broward

### Municipalities and Census-Designated Places\*



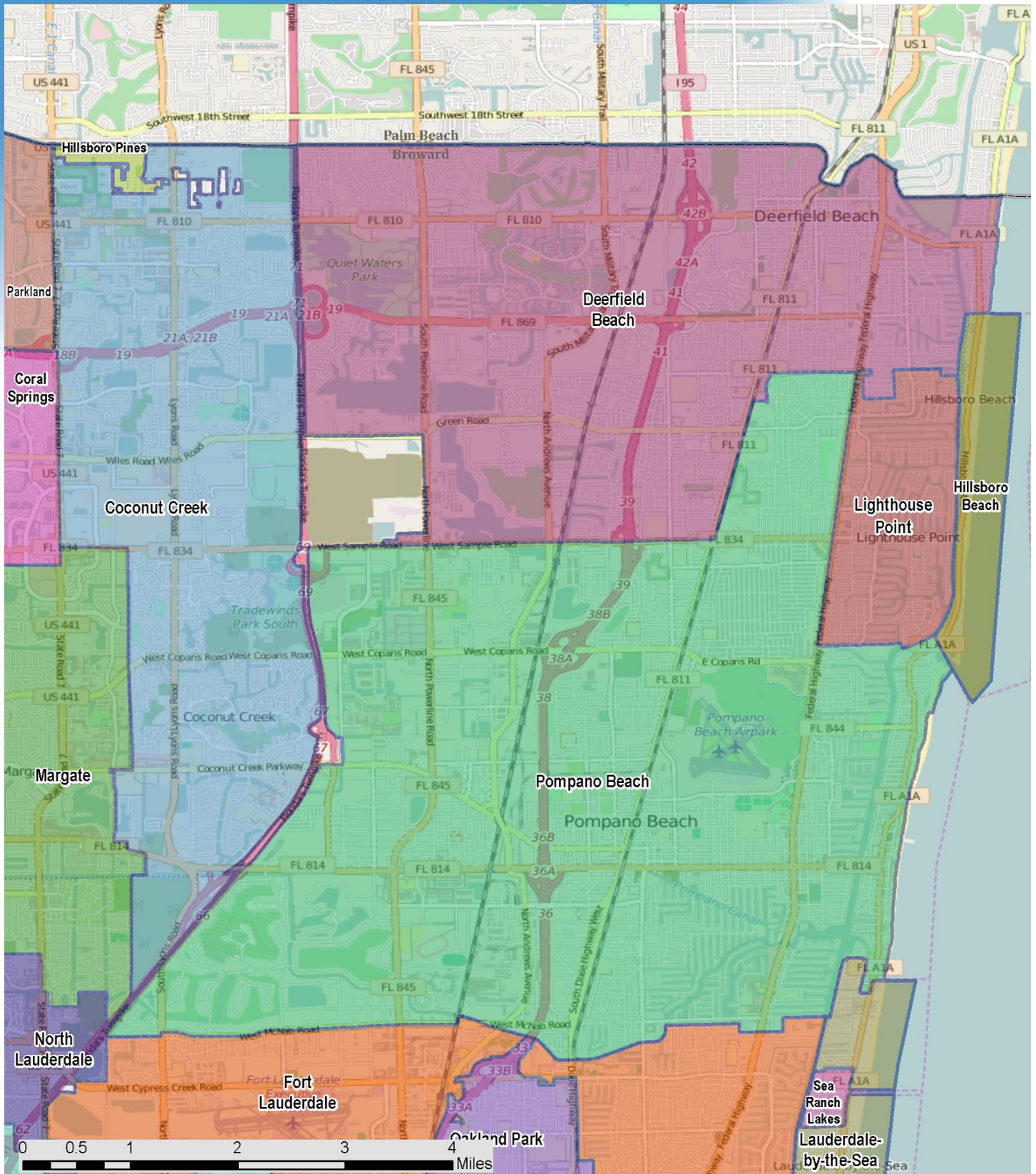
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## Reference Map - Northeast Broward

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