

# South Florida Housing Market Report

## May 2026



**MIAMI REALTORS® + RWorld**

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### Key Takeaways

1. Year-to-date sales through May rose 5.7% from one year ago, the strongest pace since 2021 and higher than the 0.7% increase nationally.
2. Year-to-date sales of million-dollar homes rose at an even stronger pace of 18.4%, the strongest pace since 2021, with \$10 million -plus sales at an all-time high.
3. Active inventory was down 16.8% from one year ago, with tighter inventory providing support for further price appreciation.

South Florida's housing market has remained remarkably robust despite rising mortgage rates, outpacing the national metrics. This year is shaping up to be the strongest yet since 2021 due to the phenomenal surge in million-dollar sales that have surged nearly 20% from one year ago. Active inventory of homes for sale continues to decline, providing support for future albeit modest price appreciation. Job growth that is outpacing the nation and strong wealth migration underpin South Florida's resilient housing market.

### Year-to-date sales through May rose 5.7% year-over-year, the strongest pace since 2021

Closed sales of single-family and condominium/townhome sales in January-May 2026 rose 5.7% from one year ago, a rebound from the decline over the past four years. Nationally, year-to-date sales rose just 0.7%.

In the single-family market, year-to-date sales rose 6.6% and increased in all counties: Miami-Dade County (7.9%), Broward County (5.2%), Palm Beach County (8.6%), Martin County (18.6%), and St. Lucie County (2.0%).

Year-to-date sales are up from one year ago in 73% of South Florida's 111 submarkets with at least 5 sales in May, including some of the largest cities like Port St. Lucie (6%), Miami (10%), Miami Gardens (+17%), Coral Gables (14%), Miami Beach (+3%), Fort Lauderdale (24%), Hollywood (1%), Miramar (+11%), Plantation (+2%), West Palm Beach (22%), Palm Beach Gardens (+11%), Boca Raton (+12%), Delray Beach (+10%), Jupiter (7%), and Wellington (1%).

In May alone, single-family sales rose 5.6% and rose in most counties: Miami-Dade County (10.5%), Broward County (3.2%), Palm Beach County (7.7%), Martin County (11.2%), and St. Lucie County (-5.5%).

In the condominiums/townhomes market, year-to-date sales rose 4.7% and increased in nearly all counties: Miami-Dade County (4.8%), Broward County (0.9%), Palm Beach County (8.5%), Martin County (25.2%), and St. Lucie County (6.5%).

Year-to-date sales are up from one year ago in 68% of South Florida's 84 condominium/townhome submarkets with at least 5 sales in May, including the largest cities of Miami (+14%), Miami Beach (+11%), Fort Lauderdale (+5%), Aventura (+12%), Deerfield Beach (+3%), West Palm Beach (+19%), Delray Beach (+12%), Palm Beach town (+53%), Jupiter (+24%), and Palm Beach Gardens (+13%).

In May alone, condominium/townhome sales rose 4.3% and rose in most counties: Miami-Dade County (5.4%), Broward County (-1.5%), Palm Beach County (6.6%), Martin County (14.3%), and St. Lucie County (30.3%).

Closed sales are poised to increase in June with May pending sales up 11.4%. Single-family pending sales rose 12.6% year-over-year while condominium/townhome sales rose 9.9%.

### Year-to-date million-dollar sales through May rose 18.4%, the strongest pace since 2021, with \$10 million home sales hitting an all-time high

Million-dollar sales continue to increase at a phenomenal pace, hitting an all-time high of . Year-to-date through May 2026, million-dollar sales rose 18.4%, or thrice the overall rate of growth (5.7%). Year-to-date million-dollar sales rose at the strongest pace in Palm Beach County (22%) and in Miami-Dade County (20%), the epicenters of wealth migration in South Florida. See [Palm Beach County: #1 in the Nation in Net Inflow of Income from Domestic Migration Per Latest IRS Tax Data - MIAMI REALTORS® + RWorld.](#)

In the single-family market, million-dollar sales rose 18.0% across all markets: Miami-Dade County (20.0%), Broward County (10.6%), Palm Beach County (22.2%), Martin County (10.9%), and St. Lucie County (2.3%).

In the condominium/townhomes market, year-to-date million-dollar sales rose 19.2% with sales up in Miami-Dade County (11.7%), Broward County (29.1%), Palm Beach County (27.7%), Martin County (11.8%), but down in St. Lucie County (-33.3%).

Million-dollar sales continue to gain market share. In the single-family market, Palm Beach County had the highest share at 31%, followed by Miami-Dade County at 28%, Broward County and Martin County each at 20%, and a still a modest share in St. Lucie County at 2%. Nationally, million-dollar sales account for less than 10% of sales.

Year-to-date closed sales of \$10 million and over homes rose to an all-time high of 235 sales with 37 more sales from one year ago and 6x the level of sales in 2019 when there were only 42 such sales. On average, 88% of \$10 million or more sales were all cash.

### **Martin County and Palm Beach County saw the largest price growth in May, bolstered by high share of cash buyers**

Martin County saw the largest year-over-year gain in the median single-family home sales price, up 6.4%, the third consecutive month of increase. Palm Beach County saw the next largest price growth, at 5.5%. Affluent buyers comprise a higher share of buyers in these counties. All cash sales accounted for 47% of single-family sales in Palm Beach County and 40% of sales in Martin County. Palm Beach County. Palm Beach County is #1 in the nation for wealth migration. The median single-family sales prices rose at less than 1% in Broward County (0.8%), Miami-Dade County (0.7%), and St. Lucie County (0%).

In the condominium/townhomes market, Palm Beach County had the strongest price growth at 4.5%, while the median sales price declined in Miami-Dade County (-2.2%), Martin County (-5.7%), and St. Lucie (-6.4%) and was unchanged in Broward County (0.0%). All-cash sales accounted for 62% of Palm Beach County condominium/townhome buyers.

In the single-family market, prices were stable or rose in 55% of submarkets, including in some of the largest cities like Miami (+2%), Fort Lauderdale (+2%), Coral Springs (+8%), Pembroke Pines (+3%), Palm Beach Gardens (+7%), Boca Raton (+5%), and Jupiter (+2%). Nationally, the median single-family sales price rose 1.3%.

In the condominium/townhomes market, prices were stable or rose in 44% of submarkets, including in some of the largest coastal cities of Miami Beach (13%), Pompano Beach (+5%), Hollywood (5%), Delray Beach (+14%), and Jupiter (+16%). Cash buyers make up over half of buyers in these submarkets. Nationally, the median condominium/townhome sales price rose 1.7%.

### **Active inventory declined 16.8% from one year ago, providing support for further price appreciation**

New pending sales continued to outpace new listings, resulting in a decline in active inventory on the market and a shift to a seller's market for single-family homes. New listings fell 4.4% year-over-year while new pending sales rose 11.4%. As such, total active inventory declined for the 5th straight month, down 16.8% from one year ago. Wealth migration and a strong job market with a rising share of professional and finance workers are bolstering housing demand. See [Miami Ranks No. 1 for Private Employment Growth in Florida - MIAMI REALTORS® + RWorld](#)

Why are there fewer new listings? One reason is that about 80% of homeowners are holding a mortgage rate that is lower than the current rate, giving them no incentive to move unless behooved by life events. The other reason is that homeowners could be waiting for prices to firm up even though they are sitting on large levels of equity. In Miami-Dade County, the expected homeowner equity of a buyer who purchased a home 15 years ago is \$589,400, or 1.9x the national level. See [South Florida Home Equity Now 1.9x U.S. Average - MIAMI REALTORS®](#)

The months' supply of single-family inventory continued to decline in May: Miami-Dade County (5.2), Broward County (4.5), Palm Beach County (4.1), Martin County (4.1), and St. Lucie County (5.0).

In the condominium/townhomes market, months' supply also continued to decline in May: Miami-Dade County (12.9), Broward County (10.6), Palm Beach County (7.7), Martin County (6.5), and St. Lucie County (8.6).

Tighter inventory conditions will tend to boost prices, but affordability conditions will keep the price appreciation at a modest level. The MIAMI REALTORS + RWorld Housing Outlook (June Update) projects single-family home prices to increase 2%-3% in 2026-2027. Condominium/townhome prices are projected to continue to decrease by 0.4% in 2026 and to increase modestly by 1.3% in 2027 due to more elevated inventory levels compared to the single-family market. See [South Florida 2026-2027 Housing Outlook: Resilience Amid Elevated Mortgage Rates - MIAMI REALTORS® + RWorld](#)

### Single-family Housing Metrics as of May 2026

	Median Sales Price	Year-to-Date Closed Sales	Closed Sales	New Pending Sales	New Listings	Active Inventory	Months' Supply	Median Days to Contract	Median Percent Sales to Original List Price	Cash Sales as Percent of Sales
Miami-Dade	\$680,000 0.7%	4,531 7.9%	1,042 10.5%	1,073 11.0%	1,460 -6.0%	4,599 -19.1%	5.2 -1.4	41.0 1.0	95.3 -0.1	27.8 4.5
Broward	\$630,000 0.8%	4,945 3.2%	1,146 3.2%	1,298 11.4%	1,617 -6.5%	4,560 -22.2%	4.5 -1.4	35.0 -3.0	95.8 1.0	22.1 0.7
Palm Beach	\$675,000 5.5%	6,273 8.6%	1,437 7.7%	1,530 19.7%	1,603 -8.6%	4,946 -22.6%	4.1 -1.7	40.0 -2.0	95.0 1.8	46.5 3.6
Martin	\$648,500 6.4%	945 18.6%	209 11.2%	195 23.4%	237 7.2%	757 -24.9%	4.1 -2.2	43.0 -11.0	94.4 0.3	40.2 -5.5
St. Lucie	\$400,000 0.0%	2,222 2.0%	500 -5.5%	570 -0.9%	627 1.3%	2,316 -11.4%	5.0 -0.9	52.0 1.0	95.3 0.5	28.2 4.0

### Condominium/Townhome Housing Metrics as of May 2026

	Median Sales Price	Year-to-Date Closed Sales	Closed Sales	New Pending Sales	New Listings	Active Inventory	Months' Supply	Median Days to Contract	Median Percent Sales to Original List Price	Cash Sales as Percent of Sales
Miami-Dade	\$415,000 -2.4%	4,703 4.8%	1,022 5.4%	1,127 7.7%	2,228 5.6%	12,016 -8.9%	12.9 -1.1	64.0 1.0	93.8 0.5	49.7 -0.6
Broward	\$275,000 0.0%	4,670 -0.9%	999 -1.5%	1,121 6.0%	1,792 -7.2%	10,055 -16.9%	10.6 -1.9	66.0 1.0	92.6 0.8	52.2 2.2
Palm Beach	\$345,000 4.5%	4,579 8.5%	1,003 6.6%	1,024 13.7%	1,320 -8.9%	6,501 -19.5%	7.7 -2.5	69.0 9.0	92.1 2.0	62.0 3.9
Martin	\$250,000 -5.7%	512 25.2%	96 14.3%	118 53.2%	113 1.8%	576 -21.1%	6.5 -3.1	78.0 7.0	90.4 -0.9	59.4 7.0
St. Lucie	\$299,500 -6.4%	407 6.5%	99 30.3%	96 6.7%	121 -18.8%	692 -19.8%	8.6 -3.5	81.0 21.0	91.3 -1.6	53.5 4.8

Source: MIAMI REALTORS® + RWorld based on data compiled by Florida Realtors®. Percent changes are year-over-year percent changes, except for months' supply, median days to contract, median percent sales to original list price, and share of cash sales figures where the changes are calculated as year-over-year differences. For questions about this report, contact Gay Cororaton, Chief Economist, at [gay@miamire.com](mailto:gay@miamire.com), or Chris Umpierre, Chief of Communication, at [chris@miamire.com](mailto:chris@miamire.com), or Anthony Acevedo, Sr. VP of Communications, at [acevedo@rworld.com](mailto:acevedo@rworld.com).

### Million-Dollar vs. Total Sales Percent Change from One Year Ago, January - May 2026

	Miami-Dade County		Broward County		Palm Beach County		Martin County		St. Lucie County	
	All	\$1M or more	All	\$1M or more	All	\$1M or more	All	\$1M or more	All	\$1M or more
Single family	8%	20%	3%	11%	9%	22%	19%	11%	2%	2%
Condominium/Townhome	5%	12%	-1%	29%	9%	28%	25%	12%	7%	-33%

### Million-Dollar Home Sales Price Breakout, January - May 2026

\$1M to less than \$3M								\$3M to less than \$5M								\$5M to less than \$10M								\$10M and over							
2019	1,659	2020	1,488	2021	4,301	2022	4,947	2019	242	2020	212	2021	749	2022	744	2019	125	2020	113	2021	435	2022	456	2019	42	2020	40	2021	207	2022	156
2023	3,630	2024	4,192	2025	3,992	2026	4,661	2023	506	2024	591	2025	599	2026	751	2023	268	2024	335	2025	368	2026	457	2023	115	2024	143	2025	198	2026	235

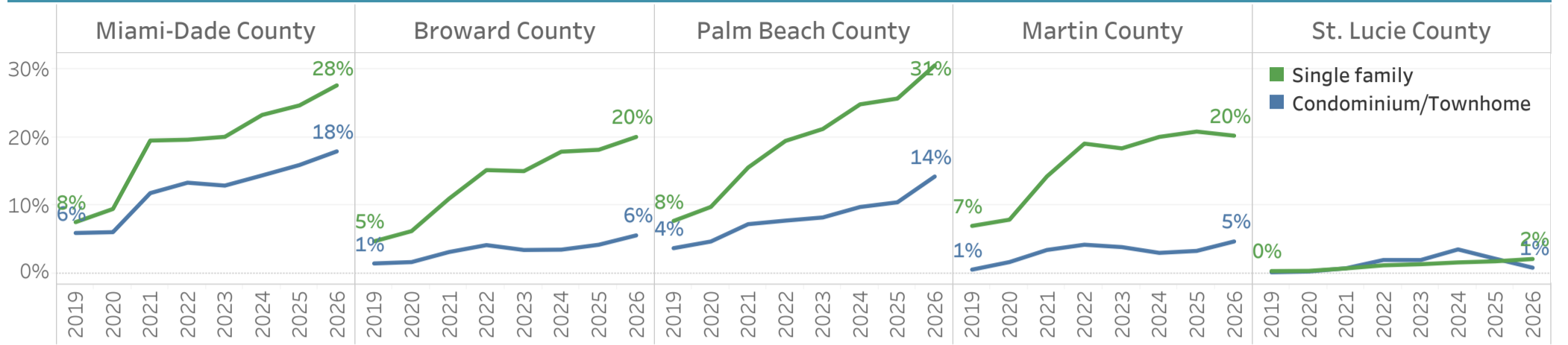
### Million-Dollar Home Sales Breakout by County, January - May 2026

Miami-Dade County				Broward County				Palm Beach County				Martin County				St. Lucie County			
1,521	271	173	105	1,050	120	53	17	1,873	336	215	106	170	21	15	7	47	3	1	0
\$1M to less than \$3M	\$3M to less than \$5M	\$5M to less than \$10M	\$10M and over	\$1M to less than \$3M	\$3M to less than \$5M	\$5M to less than \$10M	\$10M and over	\$1M to less than \$3M	\$3M to less than \$5M	\$5M to less than \$10M	\$10M and over	\$1M to less than \$3M	\$3M to less than \$5M	\$5M to less than \$10M	\$10M and over	\$1M to less than \$3M	\$3M to less than \$5M	\$5M to less than \$10M	\$10M and over

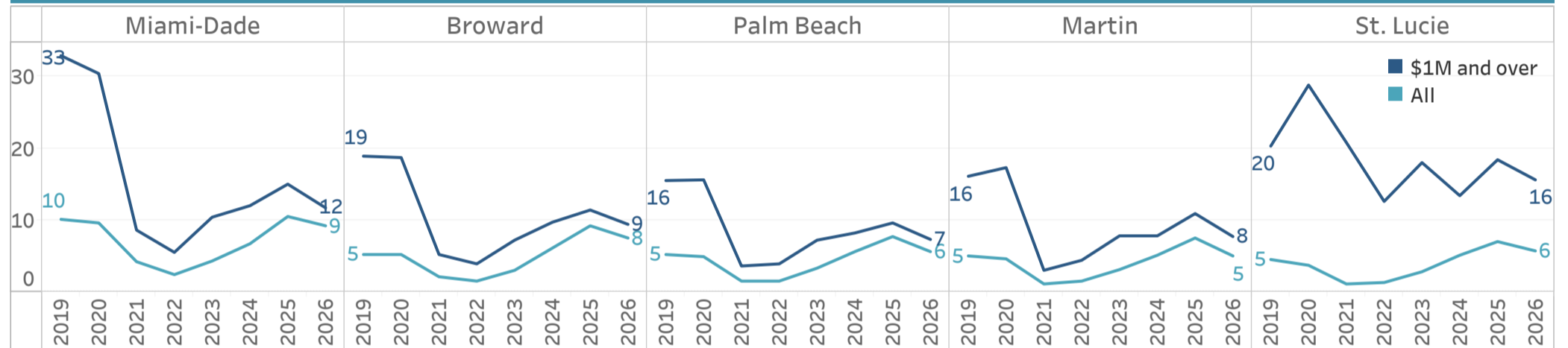
### Million-Dollar Cash Sales Share by Price Tier, January - May 2026

Miami-Dade County					Broward County					Palm Beach County					Martin County					St. Lucie County				
40	58	50	81	90	39	48	45	70	77	54	72	66	88	85	52	63	64	87	100	37	59	56	100	
All over	\$1M and over	\$1M to less than \$5M	\$5M to less than \$10M	\$10M and over	All over	\$1M and over	\$1M to less than \$5M	\$5M to less than \$10M	\$10M and over	All over	\$1M and over	\$1M to less than \$5M	\$5M to less than \$10M	\$10M and over	All over	\$1M and over	\$1M to less than \$5M	\$5M to less than \$10M	\$10M and over	All over	\$1M and over	\$1M to less than \$5M	\$5M to less than \$10M	\$10M and over

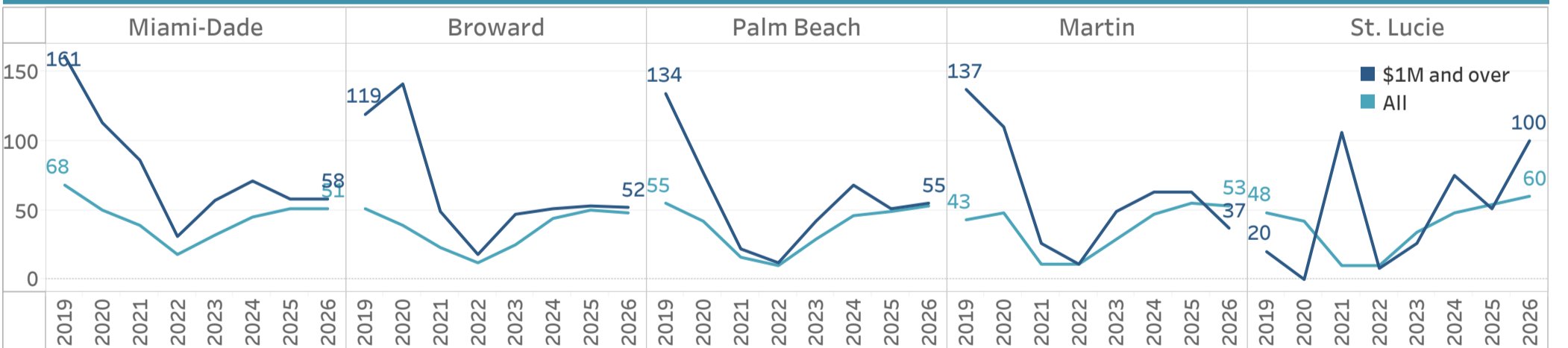
### Million-Dollar Sales Share, 2019 - May 2026



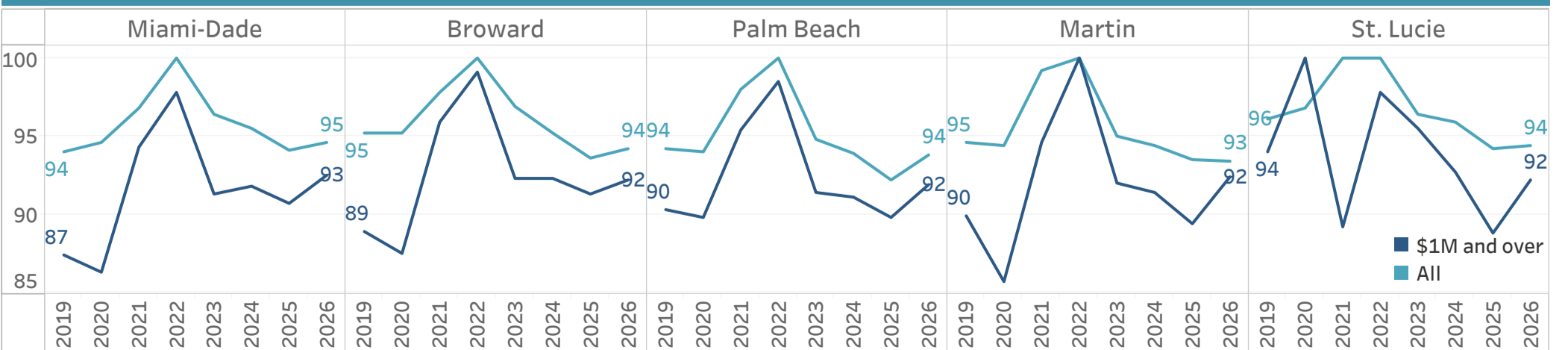
### Months' Supply of Million-Dollar Active Inventory vs. All Inventory in May



### Median Days to Contract of Million-Dollar Sales vs. All Sales in May



### Median Percent Sales to Original List Price of Million-Dollar Sales vs. All Sales in May



# Miami-Dade County by City

Single-family Housing Stats  
May 2026

	YTD Closed Sales	% YTD Closed Sales	% Y/Y Closed Sales	%Y/Y New Pending Sales	Median Sales Price	% Y/Y Sales Price	% Y/Y Active Inventory	Y/Y New Listings	Months' Supply	Median Days to Contract	Sales to Orig. List Price	Cash Sales Share
Miami (City)	491	10.0%	18.0%	9.0%	\$790K	2.0%	-12.0%	1.0%	7	48	93	48
Miami Gardens (City)	293	17.0%	16.0%	-7.0%	\$460K	-10.0%	-20.0%	-12.0%	4	40	95	25
Hialeah (City)	185	-9.0%	-17.0%	21.0%	\$650K	13.0%	-18.0%	12.0%	5	31	99	12
Coral Gables (City)	174	14.0%	7.0%	-11.0%	\$2,423K	-6.0%	-20.0%	-19.0%	5	53	95	44
Homestead (City)	173	2.0%	19.0%	42.0%	\$540K	2.0%	-21.0%	-8.0%	6	57	96	2
Cutler Bay (Town)	166	21.0%	53.0%	-15.0%	\$646K	5.0%	-16.0%	-9.0%	4	32	97	7
Kendall (CDP)	120	-2.0%	-40.0%	-11.0%	\$1,070K	20.0%	-15.0%	8.0%	4	23	95	28
Doral (City)	113	28.0%	26.0%	83.0%	\$1,074K	30.0%	-9.0%	45.0%	6	42	95	25
Palmetto Bay (Village)	107	10.0%	-4.0%	81.0%	\$1,175K	-1.0%	-34.0%	-39.0%	5	50	93	36
Miami Beach (City)	106	3.0%	35.0%	95.0%	\$8,800K	140.0%	-28.0%	19.0%	10	64	88	74
Richmond West (CDP)	91	-1.0%	-6.0%	-5.0%	\$685K	3.0%	-34.0%	-23.0%	4	21	100	0
South Miami Heights (CDP)	89	2.0%	67.0%	39.0%	\$535K	-1.0%	5.0%	4.0%	4	36	96	20
West Little River (CDP)	82	4.0%	18.0%	50.0%	\$503K	5.0%	-12.0%	31.0%	5	59	98	10
The Hammocks (CDP)	81	-9.0%	14.0%	47.0%	\$650K	0.0%	-23.0%	-29.0%	4	53	98	16
Tamiami (CDP)	80	40.0%	21.0%	57.0%	\$800K	17.0%	-3.0%	-11.0%	6	56	93	12
North Miami (City)	80	14.0%	-5.0%	-3.0%	\$830K	37.0%	-15.0%	-11.0%	7	28	91	50
Pinecrest (Village)	78	7.0%	-25.0%	12.0%	\$2,025K	-39.0%	-13.0%	55.0%	8	29	94	60
Princeton (CDP)	74	6.0%	7.0%	32.0%	\$550K	-4.0%	-15.0%	-33.0%	6	30	97	7
North Miami Beach (City)	70	11.0%	11.0%	5.0%	\$507K	-13.0%	-29.0%	10.0%	7	50	97	45
Leisure City (CDP)	68	10.0%	0.0%	-6.0%	\$473K	-7.0%	23.0%	100.0%	4	39	99	14
Kendale Lakes (CDP)	68	21.0%	9.0%	-15.0%	\$730K	-1.0%	-20.0%	-23.0%	3	24	95	25
Miami Shores (Village)	59	-8.0%	33.0%	18.0%	\$1,725K	44.0%	-37.0%	-10.0%	5	22	92	50
Sunset (CDP)	58	81.0%	57.0%	100.0%	\$940K	30.0%	-23.0%	67.0%	3	68	91	18
Coral Terrace (CDP)	55	-20.0%	18.0%	-50.0%	\$768K	-2.0%	5.0%	-6.0%	5	28	97	23
Country Walk (CDP)	54	15.0%	40.0%	-25.0%	\$610K	-15.0%	-46.0%	-42.0%	3	31	99	14
University Park (CDP)	51	55.0%	-17.0%	200.0%	\$715K	-1.0%	-14.0%	0.0%	4	30	96	30
Miami Lakes (Town)	51	16.0%	100.0%	114.0%	\$975K	15.0%	-20.0%	27.0%	4	35	93	36
Golden Glades (CDP)	49	-6.0%	10.0%	-7.0%	\$639K	14.0%	21.0%	44.0%	7	30	90	46
Goulds (CDP)	48	33.0%	38.0%	71.0%	\$549K	-12.0%	-8.0%	25.0%	6	25	99	9
Westchester (CDP)	47	15.0%	-8.0%	-40.0%	\$778K	11.0%	-21.0%	-7.0%	3	36	97	17
South Miami (City)	47	47.0%	160.0%	-53.0%	\$923K	-28.0%	-5.0%	-36.0%	5	14	93	31
Richmond Heights (CDP)	42	14.0%	38.0%	-22.0%	\$495K	-14.0%	5.0%	-36.0%	3	87	94	18
The Crossings (CDP)	37	-12.0%	-33.0%	0.0%	\$703K	-8.0%	0.0%	-50.0%	3	16	98	25
Palmetto Estates (CDP)	37	-5.0%	-12.0%	0.0%	\$545K	-15.0%	-34.0%	-18.0%	2	13	95	29
Olympia Heights (CDP)	37	-12.0%	-25.0%	20.0%	\$775K	6.0%	-54.0%	-21.0%	2	20	98	11
Ives Estates (CDP)	37	16.0%	-14.0%	100.0%	\$552K	-13.0%	-22.0%	-38.0%	6	122	93	17
Gladeview (CDP)	37	42.0%	71.0%	83.0%	\$455K	20.0%	-8.0%	15.0%	5	45	95	17
Country Club (CDP)	35	35.0%	100.0%	75.0%	\$580K	3.0%	-32.0%	-20.0%	3	16	99	30
Miami Springs (City)	34	13.0%	43.0%	-40.0%	\$910K	17.0%	-12.0%	0.0%	5	17	95	20
Brownsville (CDP)	34	-15.0%	0.0%	18.0%	\$428K	-9.0%	-28.0%	23.0%	5	22	94	33
Glenvar Heights (CDP)	33	22.0%	43.0%	14.0%	\$2,395K	79.0%	-50.0%	-45.0%	4	66	95	50
Kendall West (CDP)	31	11.0%	29.0%	160.0%	\$660K	3.0%	8.0%	200.0%	5	34	97	0
Three Lakes (CDP)	27	4.0%	33.0%	83.0%	\$679K	-14.0%	-46.0%	-25.0%	3	87	90	25
Opa-locka (City)	26	8.0%	-29.0%	-44.0%	\$395K	14.0%	5.0%	-54.0%	4	45	99	0
West Perrine (CDP)	25	14.0%	-33.0%	67.0%	\$485K	-3.0%	11.0%	23.0%	8	57	100	17
Surfside (Town)	25	56.0%	17.0%	67.0%	\$1,825K	20.0%	-48.0%	-60.0%	6	42	94	71
Florida City (City)	22	-35.0%	-29.0%	-67.0%	\$390K	-30.0%	36.0%	25.0%	9	106	95	0
Fountainebleau (CDP)	18	0.0%	50.0%	0.0%	\$715K	3.0%	-27.0%	-100.0%	3	42	93	33
Pinewood (CDP)	15	-38.0%	-29.0%	29.0%	\$565K	41.0%	-21.0%	233.0%	5	19	98	20
Westgate (CDP)	14	8.0%	400.0%	-33.0%	\$425K	4.0%	0.0%	50.0%	2	27	99	40

Source: This report is produced by the MIAMI REALTORS® + RWorld association based on MLS sales data compiled by Florida Realtors®. Only areas with at least 5 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 Communication, at [chris@miamire.com](mailto:chris@miamire.com), or Anthony Acevedo, Sr. VP of Communications, at [acevedo@rworld.com](mailto:acevedo@rworld.com).

# Miami-Dade County by Zip Code

## Single-family Housing Stats May 2026

		Year-to-date Closed Sales	%Y/Y YTD Closed Sales	%Y/Y Closed Sales	% Y/Y New Pending Sales	Median Sales Price	%Y/Y Median Sales Price	%Y/Y Active Inventory	YY New Listings	Months' Supply	Median Days to Contract	Median Percent Sales to Original List Price	Cash Sales as Percent of Sales
Miami	33157	225	16.0%	22.0%	24.0%	\$707K	6.0%	-24%	-10.0%	5	33	94	20
	33177	142	-1.4%	40.0%	37.0%	\$577K	1.0%	-19%	-2.0%	5	36	98	9
	33156	121	18.6%	-12.0%	17.0%	\$2,347K	-15.0%	-13%	37.0%	8	64	93	57
	33176	120	0.8%	-14.0%	-26.0%	\$890K	7.0%	-15%	-12.0%	4	33	94	20
	33165	118	10.3%	-19.0%	50.0%	\$715K	0.0%	-23%	-14.0%	3	22	97	15
	33134	115	2.7%	21.0%	3.0%	\$1,745K	5.0%	-7%	-12.0%	5	57	94	38
	33133	112	20.4%	32.0%	41.0%	\$2,075K	-19.0%	-11%	-3.0%	6	34	90	72
	33186	110	-1.8%	3.0%	23.0%	\$625K	-17.0%	-27%	-44.0%	3	40	97	15
	33147	110	5.8%	24.0%	14.0%	\$470K	24.0%	-18%	24.0%	5	56	97	7
	33155	100	-10.7%	14.0%	-33.0%	\$813K	-10.0%	-5%	23.0%	5	26	97	24
	33175	98	18.1%	31.0%	-31.0%	\$800K	11.0%	-11%	-22.0%	4	28	95	10
	33143	98	14.0%	20.0%	-23.0%	\$2,175K	12.0%	-19%	-36.0%	6	34	92	46
	33196	97	-4.0%	9.0%	10.0%	\$651K	1.0%	-30%	-26.0%	4	47	98	21
	33138	89	0.0%	11.0%	30.0%	\$1,600K	28.0%	-23%	0.0%	7	23	91	43
	33161	87	14.5%	75.0%	-7.0%	\$672K	29.0%	-20%	-21.0%	7	30	93	52
	33178	84	27.3%	0.0%	67.0%	\$1,099K	33.0%	-4%	36.0%	7	46	95	29
	33162	80	21.2%	38.0%	-4.0%	\$495K	-4.0%	-19%	13.0%	6	39	97	50
	33169	77	22.2%	70.0%	-53.0%	\$438K	-13.0%	-21%	-30.0%	4	51	90	29
	33189	74	4.2%	-11.0%	-47.0%	\$630K	1.0%	-10%	-22.0%	4	19	98	13
	33173	72	60.0%	62.0%	100.0%	\$940K	34.0%	-31%	31.0%	3	63	91	23
	33170	69	30.2%	-10.0%	90.0%	\$530K	-16.0%	-15%	0.0%	6	19	99	11
	33179	68	4.6%	-36.0%	250.0%	\$605K	-28.0%	-13%	-16.0%	9	69	91	33
	33127	63	43.2%	40.0%	8.0%	\$625K	8.0%	-28%	-37.0%	9	32	96	36
	33145	61	7.0%	-38.0%	21.0%	\$715K	-22.0%	-22%	11.0%	5	124	92	63
	33185	59	-10.6%	60.0%	86.0%	\$825K	9.0%	-13%	27.0%	5	85	96	6
	33142	59	-23.4%	17.0%	8.0%	\$433K	-8.0%	-23%	3.0%	5	35	93	29
	33193	58	23.4%	8.0%	62.0%	\$670K	-3.0%	-32%	-20.0%	3	36	95	8
	33150	58	-3.3%	40.0%	70.0%	\$499K	-18.0%	-5%	67.0%	8	76	89	57
	33168	57	35.7%	11.0%	6.0%	\$600K	20.0%	8%	88.0%	6	31	93	20
	33187	56	-16.4%	-8.0%	30.0%	\$850K	13.0%	-28%	0.0%	6	33	100	9
	33166	53	26.2%	114.0%	9.0%	\$920K	19.0%	-20%	0.0%	5	18	95	20
	33146	45	4.7%	-25.0%	-40.0%	\$1,800K	-35.0%	-20%	0.0%	5	26	96	50
	33190	38	31.0%	200.0%	50.0%	\$569K	-7.0%	-24%	-20.0%	4	46	95	0
33183	36	20.0%	17.0%	-12.0%	\$760K	-4.0%	8%	50.0%	4	30	94	29	
33167	34	-19.0%	-46.0%	-25.0%	\$504K	-2.0%	4%	20.0%	7	56	93	43	
33125	34	61.9%	83.0%	75.0%	\$620K	13.0%	36%	36.0%	9	31	95	27	
33144	33	-17.5%	-9.0%	-73.0%	\$663K	6.0%	-36%	-25.0%	4	20	98	40	
33174	30	36.4%	29.0%	25.0%	\$680K	10.0%	-30%	-20.0%	3	33	96	56	
33137	30	15.4%	200.0%	17.0%	\$1,715K	138.0%	-11%	-13.0%	9	74	91	67	
33135	30	20.0%	43.0%	200.0%	\$670K	-21.0%	-31%	-30.0%	6	53	95	40	
33158	29	26.1%	17.0%	133.0%	\$1,745K	2.0%	-23%	-58.0%	5	58	87	57	
33184	28	40.0%	20.0%	150.0%	\$635K	-16.0%	-7%	83.0%	6	45	94	0	
33181	28	21.7%	0.0%	25.0%	\$2,150K	24.0%	-35%	-27.0%	7	50	87	44	
33129	18	-10.0%	75.0%	33.0%	\$1,550K	-23.0%	17%	-38.0%	9	43	93	86	
Hialeah	33018	80	-17.5%	5.0%	55.0%	\$705K	3.0%	-37%	0.0%	4	45	96	29
	33015	75	29.3%	67.0%	21.0%	\$635K	1.0%	-30%	0.0%	3	27	99	20
	33012	57	11.8%	50.0%	40.0%	\$670K	3.0%	-13%	-9.0%	4	55	96	33
	33013	48	-14.3%	-43.0%	44.0%	\$598K	4.0%	-10%	30.0%	7	13	100	13
	33016	34	30.8%	80.0%	200.0%	\$590K	23.0%	-31%	7.0%	3	27	100	22
	33014	30	30.4%	14.0%	20.0%	\$773K	14.0%	9%	50.0%	4	36	93	13
	33010	29	-17.1%	-50.0%	-40.0%	\$580K	3.0%	-21%	40.0%	5	41	95	0
Homestead	33033	199	7.0%	17.0%	33.0%	\$515K	-4.0%	-14%	-1.0%	5	51	97	6
	33032	115	11.7%	21.0%	-3.0%	\$530K	-3.0%	-17%	-25.0%	6	35	97	9
	33030	106	49.3%	27.0%	6.0%	\$635K	21.0%	-8%	16.0%	7	72	95	5
	33031	35	29.6%	67.0%	-38.0%	\$1,138K	25.0%	5%	70.0%	8	25	96	20
	33035	33	-13.2%	43.0%	-44.0%	\$520K	-16.0%	-32%	-31.0%	6	35	98	10
	33034	29	-35.6%	-25.0%	-44.0%	\$393K	-31.0%	20%	43.0%	10	67	97	0
Miami Gardens	33056	100	16.3%	18.0%	33.0%	\$453K	-8.0%	-35%	-21.0%	3	35	96	25
Opa locka	33055	94	17.5%	-29.0%	-20.0%	\$520K	-9.0%	-14%	-19.0%	3	39	97	13
	33054	82	7.9%	20.0%	0.0%	\$423K	-6.0%	16%	20.0%	4	41	96	11
Miami Beach	33140	51	13.3%	50.0%	60.0%	\$6,875K	76.0%	-37%	33.0%	8	108	86	83
	33141	41	-12.8%	-44.0%	22.0%	\$5,275K	343.0%	-15%	-8.0%	10	23	94	40
	33154	34	78.9%	57.0%	133.0%	\$3,645K	135.0%	-46%	-56.0%	7	42	94	73
	33139	31	40.9%	120.0%	333.0%	\$9,071K	85.0%	-22%	62.0%	13	24	93	82
North Miami Beach	33160	18	28.6%	50.0%	100.0%	\$2,875K	-24.0%	-31%	11.0%	18	110	87	83

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# Miami-Dade County by City

## Condominium/Townhome Housing Stats May 2026

	YTD Closed Sales	% YTD Closed Sales	% Y/Y Closed Sales	%Y/Y New Pending Sales	Median Sales Price	% Y/Y Sales Price	% Y/Y Active Inventory	Y/Y New Listings	Months' Supply	Median Days to Contract	Sales to Orig. List Price	Cash Sales Share
Miami (City)	1,071	14.0%	10.0%	9.0%	\$570K	-3.0%	-3.0%	14.0%	17	67	93	53
Miami Beach (City)	696	11.0%	10.0%	13.0%	\$505K	13.0%	-13.0%	7.0%	14	96	92	69
Aventura (City)	339	12.0%	22.0%	18.0%	\$420K	-18.0%	-10.0%	7.0%	20	94	90	74
Sunny Isles Beach (City)	267	-2.0%	5.0%	-2.0%	\$444K	-28.0%	-10.0%	9.0%	21	104	89	63
Doral (City)	211	4.0%	65.0%	36.0%	\$438K	-11.0%	-21.0%	-11.0%	8	65	96	31
Hialeah (City)	183	-8.0%	-27.0%	-13.0%	\$279K	-7.0%	-9.0%	-10.0%	7	36	97	34
Kendall (CDP)	159	-2.0%	-8.0%	-25.0%	\$365K	5.0%	7.0%	18.0%	6	38	95	34
Homestead (City)	144	-12.0%	-3.0%	-25.0%	\$320K	-14.0%	-2.0%	-4.0%	12	52	96	14
Fountainebleau (CDP)	98	-8.0%	-12.0%	68.0%	\$320K	17.0%	-28.0%	-13.0%	6	31	97	39
Kendale Lakes (CDP)	95	6.0%	-16.0%	20.0%	\$313K	-13.0%	-19.0%	0.0%	5	33	96	25
Coral Gables (City)	91	-27.0%	18.0%	29.0%	\$648K	12.0%	-26.0%	-39.0%	7	57	96	70
Country Club (CDP)	82	21.0%	12.0%	-6.0%	\$266K	-35.0%	16.0%	80.0%	8	78	94	39
Key Biscayne (Village)	79	11.0%	0.0%	75.0%	\$1,525K	26.0%	-9.0%	83.0%	8	40	91	69
Florida City (City)	63	85.0%	-26.0%	-24.0%	\$375K	-5.0%	-13.0%	-72.0%	5	18	96	6
Ives Estates (CDP)	61	13.0%	56.0%	38.0%	\$408K	13.0%	-27.0%	-20.0%	11	69	91	21
North Miami Beach (City)	60	13.0%	-8.0%	8.0%	\$195K	-71.0%	5.0%	33.0%	31	86	88	73
Princeton (CDP)	56	14.0%	67.0%	31.0%	\$420K	1.0%	30.0%	120.0%	16	14	100	0
North Miami (City)	56	-15.0%	-50.0%	75.0%	\$252K	46.0%	2.0%	13.0%	23	52	90	70
Kendall West (CDP)	55	-13.0%	70.0%	8.0%	\$278K	-11.0%	-16.0%	22.0%	7	55	94	29
The Hammocks (CDP)	52	-29.0%	-18.0%	29.0%	\$450K	5.0%	3.0%	43.0%	8	41	94	21
Ojus (CDP)	51	11.0%	62.0%	-24.0%	\$158K	-23.0%	-12.0%	-3.0%	19	48	95	46
Miami Gardens (City)	49	-9.0%	50.0%	11.0%	\$258K	-10.0%	-12.0%	-18.0%	9	83	94	33
The Crossings (CDP)	47	38.0%	80.0%	-60.0%	\$342K	-16.0%	-21.0%	18.0%	4	27	99	11
Miami Lakes (Town)	45	-6.0%	-9.0%	50.0%	\$392K	-18.0%	-33.0%	-8.0%	4	34	95	30
Bay Harbor Islands (Town)	43	19.0%	75.0%	122.0%	\$2,189K	143.0%	-5.0%	77.0%	19	117	95	93
Cutler Bay (Town)	42	-18.0%	-25.0%	-9.0%	\$325K	-16.0%	13.0%	20.0%	9	42	93	11
Tamiami (CDP)	41	28.0%	10.0%	117.0%	\$373K	-6.0%	-26.0%	19.0%	5	14	94	36
Glenvar Heights (CDP)	41	-15.0%	38.0%	-50.0%	\$295K	-1.0%	7.0%	-48.0%	7	36	94	46
Surfside (Town)	37	19.0%	-22.0%	-78.0%	\$1,284K	78.0%	-21.0%	-45.0%	15	137	95	71
Three Lakes (CDP)	32	52.0%	0.0%	-14.0%	\$520K	4.0%	-15.0%	-14.0%	3	63	96	11
Pinecrest (Village)	14	56.0%	67.0%	133.0%	\$265K	-4.0%	-39.0%	150.0%	5	21	93	60
Palmetto Bay (Village)	14	8.0%	150.0%	-25.0%	\$300K	-73.0%	23.0%	0.0%	8	70	98	20

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# Miami-Dade County by Zip Code

## Condominium/Townhome Housing Stats May 2026

		Year-to-date Closed Sales	%Y/Y YTD Closed Sales	%Y/Y Closed Sales	% Y/Y New Pending Sales	Median Sales Price	%Y/Y Median Sales Price	%Y/Y Active Inventory	YY New Listings	Months' Supply	Median Days to Contract	Median Percent Sales to Original List Price	Cash Sales as Percent of Sales
Miami	33180	244	12.4%	37.0%	42.0%	\$428K	-22.0%	-9%	22.0%	20	95	90	73
	33131	229	-4.6%	-10.0%	19.0%	\$542K	-19.0%	-11%	6.0%	18	77	93	49
	33137	188	52.8%	29.0%	17.0%	\$765K	18.0%	-6%	-3.0%	17	66	93	53
	33133	178	30.9%	36.0%	-14.0%	\$1,545K	48.0%	-21%	2.0%	7	38	94	67
	33132	152	7.0%	-13.0%	77.0%	\$480K	5.0%	3%	40.0%	24	108	91	46
	33178	150	-5.7%	46.0%	12.0%	\$453K	-1.0%	-3%	-6.0%	8	72	96	29
	33130	125	0.8%	61.0%	-27.0%	\$595K	24.0%	8%	66.0%	20	90	92	62
	33179	124	25.3%	76.0%	15.0%	\$167K	-29.0%	-18%	-15.0%	14	68	92	37
	33186	112	14.3%	17.0%	-17.0%	\$455K	-6.0%	-9%	43.0%	4	31	96	18
	33166	67	59.5%	180.0%	111.0%	\$323K	-45.0%	-47%	-22.0%	8	54	96	43
	33183	64	-9.9%	-40.0%	28.0%	\$335K	7.0%	-10%	10.0%	7	41	96	33
	33129	64	20.8%	-41.0%	-31.0%	\$838K	-1.0%	-5%	-32.0%	12	25	92	60
	33173	63	50.0%	114.0%	38.0%	\$270K	-32.0%	21%	100.0%	6	25	95	53
	33181	62	-1.6%	-20.0%	30.0%	\$252K	-22.0%	-5%	16.0%	22	52	89	75
	33172	61	-1.6%	-7.0%	35.0%	\$305K	15.0%	-24%	-23.0%	7	30	95	46
	33134	61	-26.5%	-8.0%	8.0%	\$635K	24.0%	-19%	-36.0%	8	41	96	67
	33193	58	-17.1%	23.0%	42.0%	\$274K	-22.0%	-15%	19.0%	6	59	95	31
	33143	57	23.9%	-17.0%	-12.0%	\$290K	-2.0%	17%	-6.0%	6	45	96	40
	33176	55	-19.1%	-33.0%	-40.0%	\$215K	-36.0%	-24%	-17.0%	5	45	93	17
	33156	53	0.0%	-7.0%	0.0%	\$290K	-10.0%	13%	35.0%	9	30	94	62
	33126	51	-7.3%	-13.0%	92.0%	\$230K	-12.0%	-17%	0.0%	9	46	93	54
	33138	49	-5.8%	55.0%	-8.0%	\$315K	-5.0%	7%	5.0%	13	89	92	59
	33196	44	-12.0%	10.0%	0.0%	\$450K	25.0%	-4%	32.0%	7	47	94	18
	33175	40	48.1%	11.0%	44.0%	\$270K	-35.0%	-25%	21.0%	4	10	100	20
	33190	39	14.7%	-38.0%	-78.0%	\$380K	-12.0%	-2%	-27.0%	8	36	96	0
	33145	38	31.0%	12.0%	100.0%	\$510K	5.0%	5%	-71.0%	10	53	92	56
	33174	34	9.7%	12.0%	29.0%	\$412K	14.0%	-12%	30.0%	5	69	98	22
	33169	28	-22.2%	50.0%	75.0%	\$248K	-17.0%	8%	40.0%	22	109	91	50
	33162	26	-23.5%	100.0%	29.0%	\$60K	-26.0%	-19%	0.0%	19	108	94	100
	33157	22	-45.0%	17.0%	25.0%	\$212K	-45.0%	71%	33.0%	12	33	93	14
33184	21	23.5%	25.0%	50.0%	\$395K	9.0%	-25%	100.0%	5	48	88	40	
33125	19	-17.4%	250.0%	50.0%	\$355K	8.0%	-27%	55.0%	14	81	95	14	
33185	17	13.3%	67.0%	-33.0%	\$425K	-21.0%	21%	0.0%	5	40	94	0	
33155	17	-29.2%	67.0%	-60.0%	\$370K	-10.0%	-6%	-18.0%	7	36	94	60	
33146	16	-27.3%	67.0%	50.0%	\$910K	58.0%	-32%	0.0%	7	63	96	60	
Miami Beach	33139	397	10.9%	5.0%	19.0%	\$478K	-2.0%	-9%	21.0%	14	105	92	70
	33141	173	2.4%	-22.0%	26.0%	\$370K	5.0%	-18%	-16.0%	15	74	91	61
	33140	159	12.0%	41.0%	-20.0%	\$690K	47.0%	-13%	15.0%	16	94	92	75
	33154	130	19.3%	-21.0%	21.0%	\$1,800K	25.0%	-11%	0.0%	17	135	95	83
North Miami Beach	33160	417	2.5%	-5.0%	-10.0%	\$388K	-27.0%	-9%	10.0%	22	83	89	68
Key Biscayne	33149	80	8.1%	-6.0%	75.0%	\$1,525K	24.0%	-12%	83.0%	8	40	91	69
Hialeah	33015	88	25.7%	12.0%	6.0%	\$266K	-35.0%	14%	68.0%	8	78	94	39
	33018	82	26.2%	19.0%	13.0%	\$515K	16.0%	-16%	-24.0%	6	29	98	5
	33016	66	15.8%	22.0%	-22.0%	\$274K	-6.0%	0%	24.0%	5	22	97	64
	33014	52	-29.7%	-52.0%	0.0%	\$387K	-6.0%	-13%	-32.0%	5	33	95	20
	33012	42	-34.4%	-45.0%	-29.0%	\$230K	-1.0%	-8%	4.0%	8	70	96	55
Homestead	33034	83	56.6%	-12.0%	-27.0%	\$375K	-5.0%	-6%	-52.0%	8	20	96	14
	33032	80	23.1%	19.0%	-17.0%	\$420K	0.0%	19%	107.0%	14	28	100	0
	33033	79	8.2%	6.0%	-42.0%	\$333K	-10.0%	5%	-51.0%	11	71	97	6
	33035	67	-23.9%	-11.0%	41.0%	\$300K	-18.0%	4%	61.0%	15	46	95	12
Opa locka	33055	14	-17.6%	133.0%	0.0%	\$290K	-21.0%	-38%	-62.0%	3	58	96	29

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# Broward County by City

## Single-family Housing Stats May 2026

	YTD Closed Sales	% YTD Closed Sales	% Y/Y Closed Sales	%Y/Y New Pending Sales	Median Sales Price	% Y/Y Sales Price	% Y/Y Active Inventory	Y/Y New Listings	Months' Supply	Median Days to Contract	Sales to Orig. List Price	Cash Sales Share
Fort Lauderdale (City)	641	9.0%	24.0%	30.0%	\$730K	2.0%	-19.0%	8.0%	7	49	94	33
Hollywood (City)	419	1.0%	-17.0%	22.0%	\$556K	-1.0%	-21.0%	-5.0%	6	32	97	17
Pembroke Pines (City)	363	-3.0%	-12.0%	1.0%	\$688K	3.0%	-29.0%	2.0%	3	26	97	8
Coral Springs (City)	355	-3.0%	5.0%	-19.0%	\$725K	8.0%	-43.0%	2.0%	2	17	99	12
Miramar (City)	330	11.0%	1.0%	19.0%	\$610K	0.0%	-31.0%	-12.0%	4	44	96	9
Plantation (City)	266	2.0%	-5.0%	-14.0%	\$725K	-2.0%	-8.0%	21.0%	4	36	94	23
Pompano Beach (City)	249	8.0%	-11.0%	9.0%	\$515K	-4.0%	-22.0%	-13.0%	5	45	94	32
Weston (City)	233	16.0%	30.0%	14.0%	\$895K	-8.0%	-8.0%	-1.0%	5	56	94	27
Davie (Town)	212	-8.0%	-9.0%	24.0%	\$785K	-8.0%	-22.0%	-32.0%	4	31	96	30
Sunrise (City)	211	9.0%	20.0%	41.0%	\$520K	0.0%	-27.0%	-10.0%	3	31	97	14
Tamarac (City)	192	-3.0%	32.0%	32.0%	\$427K	4.0%	-17.0%	-24.0%	5	47	96	24
Parkland (City)	191	8.0%	18.0%	-20.0%	\$1,225K	4.0%	-23.0%	-6.0%	4	29	96	25
Oakland Park (City)	174	21.0%	3.0%	-10.0%	\$572K	14.0%	-19.0%	-22.0%	5	28	96	26
Deerfield Beach (City)	172	10.0%	0.0%	23.0%	\$440K	-23.0%	-3.0%	62.0%	5	43	94	21
Margate (City)	144	-3.0%	3.0%	37.0%	\$450K	5.0%	-26.0%	-37.0%	3	34	97	20
Cooper City (City)	120	4.0%	40.0%	21.0%	\$718K	1.0%	-56.0%	-26.0%	2	24	97	29
Coconut Creek (City)	109	2.0%	13.0%	0.0%	\$584K	1.0%	-28.0%	-6.0%	3	25	97	27
Lauderhill (City)	99	-23.0%	-26.0%	39.0%	\$440K	-6.0%	-14.0%	-21.0%	5	28	97	4
Lighthouse Point (City)	76	12.0%	80.0%	62.0%	\$1,200K	-25.0%	-24.0%	-8.0%	6	76	89	41
North Lauderdale (City)	71	4.0%	-17.0%	17.0%	\$455K	8.0%	2.0%	-38.0%	4	56	100	0
Wilton Manors (City)	67	-13.0%	-35.0%	-28.0%	\$950K	12.0%	-30.0%	-32.0%	5	54	94	64
Dania Beach (City)	67	20.0%	90.0%	54.0%	\$565K	10.0%	-19.0%	0.0%	8	56	92	16
West Park (City)	62	3.0%	-13.0%	50.0%	\$480K	2.0%	44.0%	62.0%	5	21	95	15
Southwest Ranches (Town)	47	47.0%	-25.0%	17.0%	\$1,395K	-41.0%	-21.0%	0.0%	9	37	90	22
Lauderdale Lakes (City)	35	-5.0%	14.0%	0.0%	\$411K	-9.0%	-42.0%	-38.0%	4	49	98	63
Hallandale Beach (City)	24	-27.0%	-14.0%	33.0%	\$395K	-21.0%	-12.0%	36.0%	12	110	90	50
Broadview Park (CDP)	20	33.0%	400.0%	50.0%	\$500K	25.0%	8.0%	50.0%	4	29	97	20

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# Broward County by Zip Code

Single-family Housing Stats  
May 2026

		Year-to-date Closed Sales	%Y/Y YTD Closed Sales	%Y/Y Closed Sales	% Y/Y New Pending Sales	Median Sales Price	%Y/Y Median Sales Price	%Y/Y Active Inventory	YY New Listings	Months' Supply	Median Days to Contract	Median Percent Sales to Original List Price	Cash Sales as Percent of Sales
Fort Lauderdale	33311	183	3.4%	0.0%	2.0%	\$378K	-10.0%	-7%	22.0%	6	44	96	16
	33312	173	2.4%	34.0%	26.0%	\$580K	2.0%	-29%	-19.0%	5	53	94	26
	33334	135	15.4%	15.0%	-16.0%	\$703K	22.0%	-25%	-47.0%	5	28	96	40
	33322	131	14.9%	24.0%	-22.0%	\$520K	4.0%	8%	31.0%	3	17	98	16
	33317	118	-6.3%	22.0%	-24.0%	\$668K	-8.0%	-8%	3.0%	4	38	93	25
	33321	113	-0.9%	71.0%	15.0%	\$438K	-3.0%	-30%	-32.0%	4	42	97	21
	33326	111	33.7%	100.0%	26.0%	\$833K	10.0%	3%	5.0%	5	55	95	19
	33309	111	0.0%	0.0%	52.0%	\$561K	14.0%	-21%	-2.0%	5	37	97	17
	33319	101	-9.0%	0.0%	-8.0%	\$402K	-24.0%	-1%	-23.0%	6	48	96	33
	33325	96	35.2%	0.0%	11.0%	\$787K	-4.0%	-12%	-9.0%	4	32	96	30
	33308	92	-14.0%	-32.0%	-11.0%	\$918K	-34.0%	-23%	28.0%	7	43	90	47
	33328	91	3.4%	50.0%	57.0%	\$752K	3.0%	-42%	-33.0%	3	31	96	22
	33305	86	26.5%	67.0%	-9.0%	\$1,103K	19.0%	-18%	31.0%	7	70	92	45
	33327	85	-8.6%	9.0%	19.0%	\$950K	-14.0%	-13%	-24.0%	5	58	94	32
	33324	76	22.6%	-16.0%	92.0%	\$882K	-5.0%	-29%	4.0%	4	31	96	19
	33323	72	0.0%	15.0%	7.0%	\$570K	5.0%	-38%	-42.0%	3	31	94	20
	33331	68	-1.4%	-33.0%	11.0%	\$870K	-9.0%	-28%	-20.0%	6	29	94	21
	33301	66	3.1%	20.0%	44.0%	\$2,980K	1.0%	-17%	-11.0%	8	101	84	50
	33313	65	-7.1%	-28.0%	142.0%	\$400K	-10.0%	2%	-7.0%	5	38	96	23
	33330	59	-3.3%	-27.0%	9.0%	\$1,090K	-35.0%	-25%	-39.0%	6	16	94	36
	33351	57	-13.6%	-17.0%	129.0%	\$520K	0.0%	-31%	21.0%	3	16	100	0
	33304	56	27.3%	71.0%	133.0%	\$2,275K	143.0%	-26%	-28.0%	7	54	93	42
	33315	54	5.9%	-30.0%	78.0%	\$575K	-5.0%	-8%	17.0%	8	103	95	29
	33316	46	53.3%	20.0%	67.0%	\$2,155K	-25.0%	-13%	57.0%	10	34	93	50
33332	40	5.3%	-11.0%	-54.0%	\$1,360K	24.0%	-12%	15.0%	5	30	93	25	
33314	37	-2.6%	-20.0%	22.0%	\$720K	57.0%	-20%	50.0%	5	65	95	38	
33306	28	33.3%	0.0%	100.0%	\$1,220K	24.0%	-55%	-14.0%	4	58	90	40	
Hollywood	33024	210	2.4%	-22.0%	33.0%	\$540K	3.0%	-31%	-15.0%	3	26	99	5
	33023	201	3.6%	-21.0%	18.0%	\$497K	0.0%	-14%	-7.0%	4	26	99	7
	33029	175	20.7%	-11.0%	17.0%	\$755K	-2.0%	-28%	-7.0%	4	34	95	17
	33021	137	17.1%	-11.0%	9.0%	\$598K	-8.0%	-31%	-13.0%	4	25	97	30
	33027	132	-2.2%	-6.0%	-3.0%	\$760K	1.0%	-32%	-25.0%	4	47	96	7
	33020	81	-20.6%	-33.0%	-23.0%	\$515K	4.0%	-15%	-7.0%	9	50	98	11
	33025	80	3.9%	59.0%	-5.0%	\$605K	16.0%	-31%	8.0%	3	40	95	4
	33026	72	-5.3%	50.0%	100.0%	\$670K	-1.0%	-30%	25.0%	3	35	97	17
	33019	51	-3.8%	-25.0%	50.0%	\$1,180K	46.0%	-21%	42.0%	9	60	94	44
Pompano Beach	33076	214	8.1%	10.0%	-26.0%	\$995K	11.0%	-32%	-1.0%	3	28	98	17
	33064	199	15.7%	59.0%	21.0%	\$696K	29.0%	-15%	7.0%	5	47	93	28
	33063	129	-2.3%	0.0%	30.0%	\$450K	14.0%	-27%	-37.0%	4	27	97	26
	33067	101	-8.2%	0.0%	-31.0%	\$850K	4.0%	-38%	-32.0%	3	11	98	22
	33068	95	-3.1%	-6.0%	25.0%	\$450K	0.0%	3%	-37.0%	4	56	98	6
	33060	95	3.3%	-41.0%	3.0%	\$620K	2.0%	-18%	23.0%	5	60	89	31
	33073	67	8.1%	-18.0%	-31.0%	\$655K	14.0%	-39%	29.0%	2	15	98	29
	33062	58	26.1%	78.0%	71.0%	\$1,373K	1.0%	-27%	-9.0%	9	73	92	50
	33069	33	32.0%	-29.0%	100.0%	\$485K	10.0%	0%	-50.0%	6	59	94	40
	33066	28	-9.7%	80.0%	38.0%	\$469K	-10.0%	-14%	-20.0%	4	31	91	11
Deerfield Beach	33441	68	9.7%	0.0%	27.0%	\$602K	-21.0%	-18%	80.0%	4	55	91	27
	33442	52	-20.0%	-43.0%	-21.0%	\$547K	-8.0%	-2%	6.0%	4	33	95	13
Coral Springs	33071	125	2.5%	38.0%	2.0%	\$690K	-1.0%	-44%	-2.0%	2	22	99	9
	33065	108	-4.4%	-7.0%	-22.0%	\$610K	1.0%	-29%	41.0%	3	17	98	20
Pembroke Pines	33028	76	-9.5%	0.0%	38.0%	\$715K	-1.0%	-25%	13.0%	4	20	97	12

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# Broward County by City

## Condominium/Townhome Housing Stats May 2026

	YTD Closed Sales	% YTD Closed Sales	% Y/Y Closed Sales	%Y/Y New Pending Sales	Median Sales Price	% Y/Y Sales Price	% Y/Y Active Inventory	Y/Y New Listings	Months' Supply	Median Days to Contract	Sales to Orig. List Price	Cash Sales Share
Fort Lauderdale (City)	735	5.0%	16.0%	-5.0%	\$445K	-11.0%	-17.0%	10.0%	11	75	92	56
Pompano Beach (City)	450	-2.0%	-4.0%	13.0%	\$305K	5.0%	-25.0%	-19.0%	9	70	92	60
Deerfield Beach (City)	353	3.0%	13.0%	5.0%	\$160K	-8.0%	-19.0%	-5.0%	10	79	89	70
Pembroke Pines (City)	342	-3.0%	4.0%	-9.0%	\$235K	-18.0%	-12.0%	0.0%	9	56	93	48
Hollywood (City)	340	-4.0%	0.0%	12.0%	\$333K	5.0%	-7.0%	12.0%	16	74	92	55
Tamarac (City)	266	7.0%	-3.0%	1.0%	\$166K	7.0%	-15.0%	-9.0%	9	46	94	39
Sunrise (City)	248	6.0%	-2.0%	27.0%	\$160K	-8.0%	-20.0%	-9.0%	11	71	92	57
Hallandale Beach (City)	240	-10.0%	-19.0%	-6.0%	\$236K	-6.0%	-10.0%	2.0%	21	110	86	52
Coconut Creek (City)	218	15.0%	13.0%	9.0%	\$250K	9.0%	-22.0%	-1.0%	8	45	95	46
Margate (City)	164	2.0%	-17.0%	-18.0%	\$170K	5.0%	-10.0%	-22.0%	10	57	91	45
Coral Springs (City)	155	22.0%	-3.0%	5.0%	\$233K	0.0%	-9.0%	-5.0%	11	61	93	37
Plantation (City)	146	-25.0%	-13.0%	29.0%	\$250K	20.0%	-6.0%	12.0%	9	71	94	30
Davie (Town)	145	-11.0%	-18.0%	15.0%	\$251K	-16.0%	-14.0%	-12.0%	7	45	95	21
Lauderhill (City)	142	-15.0%	-32.0%	-12.0%	\$140K	4.0%	-19.0%	-25.0%	19	56	94	61
Miramar (City)	124	7.0%	-8.0%	-9.0%	\$380K	-4.0%	8.0%	7.0%	8	46	97	18
Weston (City)	97	9.0%	47.0%	83.0%	\$348K	-18.0%	-2.0%	20.0%	7	69	93	40
Lauderdale Lakes (City)	90	17.0%	-13.0%	64.0%	\$80K	-26.0%	-22.0%	-36.0%	21	149	80	85
Oakland Park (City)	87	-2.0%	38.0%	8.0%	\$160K	-14.0%	-30.0%	-15.0%	10	37	95	72
Lauderdale-by-the-Sea (Town)	79	-5.0%	0.0%	-21.0%	\$370K	-51.0%	-22.0%	-24.0%	8	99	87	77
Wilton Manors (City)	61	9.0%	46.0%	8.0%	\$287K	-33.0%	-22.0%	-22.0%	6	28	94	63
Dania Beach (City)	61	-6.0%	-23.0%	62.0%	\$304K	19.0%	-30.0%	4.0%	9	36	96	30
Cooper City (City)	44	52.0%	57.0%	10.0%	\$445K	0.0%	-27.0%	0.0%	3	54	96	27
North Lauderdale (City)	42	-31.0%	-38.0%	225.0%	\$305K	21.0%	9.0%	21.0%	12	59	96	40
Lighthouse Point (City)	29	45.0%	0.0%	29.0%	\$370K	20.0%	-6.0%	-30.0%	11	24	95	83

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# Broward County

## by Zip Code

## Condominium/Townhome Housing Stats

### May 2026

		Year-to-date Closed Sales	%Y/Y YTD Closed Sales	%Y/Y Closed Sales	% Y/Y New Pending Sales	Median Sales Price	%Y/Y Median Sales Price	%Y/Y Active Inventory	YY New Listings	Months' Supply	Median Days to Contract	Median Percent Sales to Original List Price	Cash Sales as Percent of Sales
Fort Lauderdale	33308	272	-3.2%	0.0%	2.0%	\$375K	-20.0%	-38%	-15.0%	7	97	89	72
	33321	220	14.6%	-9.0%	-11.0%	\$190K	22.0%	-20%	-22.0%	7	40	95	38
	33304	179	19.3%	48.0%	-31.0%	\$636K	-9.0%	-4%	80.0%	15	81	90	48
	33322	165	4.4%	10.0%	42.0%	\$105K	-5.0%	-25%	6.0%	11	83	84	63
	33319	159	-5.4%	-16.0%	29.0%	\$145K	0.0%	-20%	-15.0%	18	61	91	58
	33324	133	-20.4%	-24.0%	15.0%	\$254K	-14.0%	-8%	-11.0%	8	66	95	18
	33301	122	-4.7%	9.0%	11.0%	\$595K	-17.0%	-15%	-6.0%	11	71	94	52
	33313	115	-16.7%	-35.0%	-19.0%	\$143K	27.0%	-8%	-6.0%	19	55	89	60
	33326	72	5.9%	58.0%	50.0%	\$325K	-11.0%	-9%	-4.0%	8	69	93	37
	33316	67	8.1%	0.0%	-9.0%	\$625K	-29.0%	-8%	-37.0%	16	157	90	69
	33305	65	30.0%	112.0%	36.0%	\$449K	22.0%	1%	6.0%	10	62	93	53
	33309	60	-3.2%	88.0%	-25.0%	\$160K	-30.0%	-21%	-5.0%	10	48	94	67
	33334	58	-1.7%	0.0%	88.0%	\$235K	-1.0%	-44%	-47.0%	7	28	96	71
	33351	54	-8.5%	-17.0%	70.0%	\$224K	4.0%	-18%	-31.0%	9	41	95	40
	33311	50	-5.7%	-36.0%	10.0%	\$130K	-51.0%	-22%	-26.0%	13	35	93	78
	33315	41	13.9%	-12.0%	-12.0%	\$340K	-7.0%	18%	46.0%	12	33	94	57
	33317	38	-19.1%	-29.0%	0.0%	\$130K	-26.0%	3%	125.0%	9	90	94	60
	33312	38	2.7%	10.0%	183.0%	\$463K	25.0%	-14%	50.0%	7	47	93	9
	33328	37	-7.5%	38.0%	36.0%	\$253K	-48.0%	-41%	-46.0%	5	27	96	18
	33323	32	-8.6%	-33.0%	50.0%	\$427K	0.0%	-23%	-9.0%	15	83	94	17
33314	32	-13.5%	29.0%	40.0%	\$232K	-39.0%	10%	-21.0%	9	79	94	22	
33330	18	50.0%	25.0%	-33.0%	\$445K	13.0%	-20%	-100.0%	2	14	97	40	
33306	12	-20.0%	100.0%	-75.0%	\$290K	-8.0%	-20%	900.0%	9	24	96	33	
Hollywood	33027	188	6.2%	26.0%	-9.0%	\$260K	11.0%	-5%	8.0%	8	56	95	45
	33019	180	16.9%	8.0%	48.0%	\$499K	-3.0%	-17%	12.0%	17	74	91	62
	33025	134	-3.6%	-16.0%	-19.0%	\$258K	-26.0%	-1%	9.0%	11	89	93	52
	33021	93	-23.1%	-15.0%	-21.0%	\$210K	-15.0%	2%	0.0%	13	68	92	48
	33026	90	-7.2%	25.0%	5.0%	\$340K	-12.0%	-24%	-16.0%	7	49	92	40
	33024	59	15.7%	18.0%	25.0%	\$285K	-10.0%	-11%	4.0%	7	52	94	23
	33020	56	-28.2%	-20.0%	-13.0%	\$270K	7.0%	12%	46.0%	22	106	92	50
Pompano Beach	33062	265	-0.7%	7.0%	16.0%	\$420K	0.0%	-19%	-15.0%	10	61	94	69
	33069	180	4.7%	2.0%	6.0%	\$220K	1.0%	-30%	12.0%	8	73	91	62
	33063	176	-1.1%	-21.0%	-10.0%	\$199K	14.0%	-13%	-23.0%	10	63	91	39
	33066	158	20.6%	-7.0%	6.0%	\$200K	5.0%	-28%	0.0%	8	42	96	50
	33064	91	16.7%	0.0%	-24.0%	\$260K	18.0%	-16%	-43.0%	10	48	93	47
	33068	58	-14.7%	-12.0%	275.0%	\$273K	8.0%	11%	19.0%	12	56	94	43
	33060	44	-40.5%	-44.0%	27.0%	\$261K	-44.0%	-28%	-50.0%	9	57	93	40
	33076	36	28.6%	57.0%	17.0%	\$520K	-13.0%	-28%	-45.0%	5	42	97	9
	33073	31	-8.8%	100.0%	-25.0%	\$463K	-1.0%	11%	14.0%	7	72	95	50
	33067	21	40.0%	75.0%	20.0%	\$255K	-16.0%	9%	160.0%	9	48	92	71
Deerfield Beach	33442	245	3.8%	8.0%	18.0%	\$130K	-17.0%	-19%	1.0%	9	84	89	71
	33441	76	11.8%	46.0%	0.0%	\$325K	-8.0%	-20%	-13.0%	10	81	89	74
Coral Springs	33065	80	27.0%	-20.0%	4.0%	\$176K	-11.0%	-6%	21.0%	11	61	92	50
Hallandale	33009	240	-10.4%	-19.0%	-6.0%	\$236K	-6.0%	-9%	2.0%	21	110	86	52

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# Palm Beach County by City

Single-family Housing Stats  
May 2026

	YTD Closed Sales	% YTD Closed Sales	% Y/Y Closed Sales	%Y/Y New Pending Sales	Median Sales Price	% Y/Y Sales Price	% Y/Y Active Inventory	Y/Y New Listings	Months' Supply	Median Days to Contract	Sales to Orig. List Price	Cash Sales Share
West Palm Beach (City)	453	22.0%	42.0%	50.0%	\$675K	-13.0%	-9.0%	31.0%	5	46	93	53
Palm Beach Gardens (City)	398	11.0%	-4.0%	29.0%	\$1,195K	7.0%	-2.0%	29.0%	5	54	93	65
Boca Raton (City)	390	12.0%	-5.0%	24.0%	\$1,208K	5.0%	-20.0%	-4.0%	4	33	94	56
Delray Beach (City)	317	10.0%	6.0%	0.0%	\$950K	-5.0%	-21.0%	-9.0%	5	29	94	63
Wellington (Village)	293	2.0%	4.0%	13.0%	\$755K	-4.0%	-16.0%	-15.0%	6	47	94	46
Jupiter (Town)	267	7.0%	13.0%	42.0%	\$1,259K	2.0%	-7.0%	48.0%	4	22	96	49
Boynton Beach (City)	254	-9.0%	-21.0%	-29.0%	\$468K	7.0%	-23.0%	-23.0%	4	25	96	38
The Acreage (CDP)	246	-12.0%	-24.0%	-1.0%	\$650K	3.0%	-16.0%	-25.0%	5	73	96	24
Royal Palm Beach (Village)	152	3.0%	-12.0%	12.0%	\$545K	7.0%	-28.0%	14.0%	3	51	96	0
Lake Worth (City)	152	32.0%	116.0%	133.0%	\$668K	57.0%	-44.0%	-20.0%	3	70	94	42
Riviera Beach (City)	93	-2.0%	9.0%	115.0%	\$435K	16.0%	-13.0%	-29.0%	4	30	95	20
Greenacres (City)	92	19.0%	59.0%	71.0%	\$444K	-8.0%	-19.0%	9.0%	4	51	97	15
Jupiter Farms (CDP)	70	-16.0%	-19.0%	47.0%	\$850K	8.0%	-32.0%	14.0%	4	52	88	46
Palm Beach (Town)	63	37.0%	0.0%	140.0%	\$15,800K	55.0%	-1.0%	-14.0%	13	82	88	100
North Palm Beach (Village)	43	-4.0%	-53.0%	-42.0%	\$2,663K	111.0%	-30.0%	-44.0%	3	31	95	63
Palm Springs (Village)	40	38.0%	175.0%	-71.0%	\$445K	-13.0%	-45.0%	-70.0%	3	15	100	9
Atlantis (City)	39	200.0%	200.0%	150.0%	\$810K	32.0%	-64.0%	40.0%	2	40	91	67
Lantana (Town)	30	3.0%	29.0%	-17.0%	\$460K	-8.0%	-41.0%	-45.0%	4	12	100	67
Tequesta (Village)	26	18.0%	75.0%	20.0%	\$755K	4.0%	-73.0%	-54.0%	2	29	96	29
Lake Park (Town)	24	26.0%	100.0%	167.0%	\$494K	-6.0%	-50.0%	67.0%	2	72	96	33
Ocean Ridge (Town)	19	171.0%	500.0%		\$3,472K	-40.0%	5.0%		8	68	81	100
Lake Clarke Shores (Town)	19	0.0%	40.0%	33.0%	\$800K	-7.0%	30.0%	-40.0%	3	67	93	29
Juno Beach (Town)	11	175.0%		50.0%	\$2,350K		-36.0%	100.0%	5	72	86	60

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# Palm Beach County by Zip Code

Single-family Housing Stats  
May 2026

		Year-to-date Closed Sales	%Y/Y YTD Closed Sales	%Y/Y Closed Sales	% Y/Y New Pending Sales	Median Sales Price	%Y/Y Median Sales Price	%Y/Y Active Inventory	YY New Listings	Months' Supply	Median Days to Contract	Median Percent Sales to Original List Price	Cash Sales as Percent of Sales
West Palm Beach	33411	286	-4.0%	-18.0%	16.0%	\$548K	8.0%	-12%	3.0%	4	49	96	14
	33412	179	21.8%	21.0%	52.0%	\$1,043K	35.0%	-16%	-7.0%	7	56	94	65
	33405	147	9.7%	27.0%	93.0%	\$1,250K	-8.0%	-14%	135.0%	6	56	93	63
	33415	109	39.7%	30.0%	86.0%	\$298K	-14.0%	-25%	-10.0%	4	74	93	39
	33407	84	27.3%	160.0%	67.0%	\$470K	-15.0%	-20%	18.0%	5	45	95	23
	33406	74	19.4%	67.0%	-8.0%	\$575K	0.0%	-12%	-16.0%	3	59	95	25
	33404	73	-9.9%	-9.0%	117.0%	\$416K	12.0%	-11%	-25.0%	4	30	94	25
	33401	71	34.0%	27.0%	44.0%	\$1,373K	17.0%	28%	67.0%	5	104	90	50
	33409	56	14.3%	89.0%	8.0%	\$485K	5.0%	-26%	-31.0%	3	25	97	35
	33413	53	6.0%	-10.0%	8.0%	\$455K	-12.0%	-14%	-20.0%	6	29	99	11
	33417	50	-2.0%	-33.0%	-7.0%	\$350K	-18.0%	-17%	7.0%	4	28	94	17
	33403	33	17.9%	75.0%	80.0%	\$518K	-6.0%	-41%	18.0%	2	65	96	29
Boca Raton	33496	247	11.8%	14.0%	22.0%	\$1,542K	-1.0%	-24%	16.0%	4	24	94	64
	33433	153	18.6%	-3.0%	-19.0%	\$785K	23.0%	-34%	-32.0%	3	35	93	50
	33428	135	-2.2%	-25.0%	75.0%	\$638K	8.0%	-31%	-14.0%	3	13	98	25
	33434	98	30.7%	100.0%	39.0%	\$1,109K	6.0%	7%	-12.0%	3	31	98	63
	33486	91	9.6%	0.0%	-31.0%	\$1,105K	23.0%	-31%	-11.0%	3	9	99	45
	33498	88	-3.3%	-29.0%	26.0%	\$825K	1.0%	-36%	-36.0%	3	29	96	29
	33432	85	9.0%	10.0%	6.0%	\$3,550K	35.0%	-14%	-14.0%	7	113	87	70
	33487	75	25.0%	0.0%	0.0%	\$1,150K	-32.0%	-7%	16.0%	5	38	89	60
	33431	53	-3.6%	-32.0%	167.0%	\$800K	3.0%	-9%	70.0%	4	22	97	54
Boynton Beach	33437	297	10.4%	25.0%	-9.0%	\$450K	-13.0%	-28%	-11.0%	3	25	96	61
	33436	236	15.7%	22.0%	-2.0%	\$513K	7.0%	-25%	-20.0%	4	38	95	41
	33472	151	6.3%	11.0%	14.0%	\$460K	-2.0%	-38%	-14.0%	3	29	96	51
	33435	92	-15.6%	-14.0%	-17.0%	\$945K	104.0%	-24%	-35.0%	5	21	96	63
	33426	87	-18.7%	-20.0%	-26.0%	\$405K	11.0%	-2%	4.0%	4	16	96	35
	33473	83	-16.2%	-17.0%	93.0%	\$1,221K	22.0%	-23%	29.0%	3	49	95	75
Delray Beach	33446	239	14.4%	-2.0%	8.0%	\$765K	13.0%	-46%	-19.0%	3	35	96	57
	33445	169	5.6%	0.0%	0.0%	\$613K	-9.0%	-21%	-8.0%	4	28	93	55
	33484	151	1.3%	-7.0%	-22.0%	\$403K	-6.0%	-18%	-9.0%	4	39	93	50
	33444	101	9.8%	19.0%	11.0%	\$1,405K	8.0%	-23%	-8.0%	5	22	96	60
	33483	64	30.6%	7.0%	19.0%	\$5,700K	97.0%	-14%	8.0%	8	79	92	87
Lake Worth	33467	257	1.2%	13.0%	36.0%	\$578K	0.0%	-35%	-14.0%	3	46	96	24
	33463	150	26.1%	52.0%	57.0%	\$530K	-2.0%	-40%	-32.0%	3	80	96	17
	33460	137	31.7%	94.0%	132.0%	\$650K	62.0%	-48%	-26.0%	3	70	94	49
	33462	118	35.6%	0.0%	-8.0%	\$600K	14.0%	-31%	13.0%	4	29	96	54
	33461	75	11.9%	58.0%	15.0%	\$450K	-12.0%	-31%	-48.0%	3	40	99	11
	33449	67	55.8%	78.0%	171.0%	\$1,268K	60.0%	-23%	38.0%	6	92	92	63
Palm Beach Gardens	33418	279	18.2%	-5.0%	36.0%	\$1,300K	40.0%	-4%	6.0%	5	47	91	75
	33410	174	-4.9%	-18.0%	9.0%	\$758K	-2.0%	-15%	-3.0%	4	55	96	53
Loxahatchee Groves	33470	262	1.6%	8.0%	17.0%	\$623K	-7.0%	-20%	-23.0%	5	61	96	28
Palm City	34990	245	26.9%	42.0%	12.0%	\$725K	1.0%	-29%	-6.0%	5	38	94	41
Wellington	33414	277	1.1%	3.0%	-5.0%	\$735K	-4.0%	-16%	-21.0%	6	47	95	41
Jupiter	33458	220	-0.9%	0.0%	19.0%	\$1,100K	16.0%	-27%	17.0%	3	35	96	40
	33478	95	-10.4%	5.0%	47.0%	\$975K	13.0%	-19%	4.0%	4	52	92	57
	33469	85	13.3%	11.0%	50.0%	\$1,020K	-12.0%	-39%	-6.0%	4	35	93	60
	33477	80	17.6%	7.0%	18.0%	\$1,423K	-41.0%	21%	71.0%	8	36	95	75
North Palm Beach	33408	59	11.3%	-7.0%	-8.0%	\$2,350K	155.0%	-31%	-37.0%	5	55	94	62
Palm Beach	33480	63	37.0%	0.0%	140.0%	\$15,800K	55.0%	-1%	-14.0%	12	82	88	100

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# Palm Beach County by City

## Condominium/Townhome Housing Stats May 2026

	YTD Closed Sales	% YTD Closed Sales	% Y/Y Closed Sales	%Y/Y New Pending Sales	Median Sales Price	% Y/Y Sales Price	% Y/Y Active Inventory	Y/Y New Listings	Months' Supply	Median Days to Contract	Sales to Orig. List Price	Cash Sales Share
West Palm Beach (City)	374	19.0%	29.0%	20.0%	\$347K	-6.0%	-14.0%	14.0%	9	76	92	59
Boca Raton (City)	349	-11.0%	-19.0%	-24.0%	\$640K	-31.0%	-24.0%	-25.0%	8	69	92	70
Delray Beach (City)	327	12.0%	27.0%	-2.0%	\$418K	14.0%	-20.0%	-2.0%	6	81	93	74
Jupiter (Town)	274	24.0%	7.0%	20.0%	\$520K	16.0%	-17.0%	8.0%	5	46	94	53
Boynton Beach (City)	256	7.0%	2.0%	19.0%	\$195K	-14.0%	-7.0%	4.0%	9	38	93	57
Palm Beach Gardens (City)	248	13.0%	0.0%	4.0%	\$398K	1.0%	-37.0%	-26.0%	4	61	94	48
Palm Beach (Town)	202	53.0%	70.0%	136.0%	\$1,450K	-34.0%	-21.0%	20.0%	9	62	89	89
Greenacres (City)	129	-6.0%	-16.0%	0.0%	\$251K	17.0%	-15.0%	-17.0%	8	86	95	16
Riviera Beach (City)	116	0.0%	-19.0%	4.0%	\$775K	17.0%	-10.0%	-7.0%	12	80	89	67
North Palm Beach (Village)	103	21.0%	183.0%	-11.0%	\$380K	6.0%	-9.0%	-4.0%	9	62	94	53
Highland Beach (Town)	96	75.0%	71.0%	-8.0%	\$980K	-2.0%	-17.0%	-23.0%	9	121	89	96
Wellington (Village)	67	8.0%	-13.0%	25.0%	\$415K	-11.0%	-16.0%	14.0%	8	47	92	46
Royal Palm Beach (Village)	56	19.0%	233.0%	867.0%	\$325K	8.0%	-46.0%	-52.0%	6	92	94	35
Lake Worth (City)	54	23.0%	-23.0%	-33.0%	\$173K	-4.0%	-6.0%	33.0%	9	161	82	50
Palm Springs (Village)	50	35.0%	67.0%	27.0%	\$113K	-2.0%	-18.0%	-44.0%	9	104	89	40
Tequesta (Village)	40	25.0%	-50.0%	0.0%	\$345K	-22.0%	-19.0%	0.0%	7	86	82	57
Juno Beach (Town)	38	12.0%	183.0%	-30.0%	\$690K	15.0%	-8.0%	100.0%	12	104	90	41
Hypoluxo (Town)	38	31.0%	0.0%	-12.0%	\$270K	-5.0%	-19.0%	62.0%	9	162	93	43
Lantana (Town)	35	84.0%	120.0%	43.0%	\$438K	54.0%	14.0%	29.0%	12	68	94	55
South Palm Beach (Town)	32	7.0%	-25.0%	43.0%	\$310K	13.0%	-17.0%	0.0%	12	425	86	50

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# Palm Beach County by Zip Code

## Condominium/Townhome Housing Stats May 2026

		Year-to-date Closed Sales	%Y/Y YTD Closed Sales	%Y/Y Closed Sales	% Y/Y New Pending Sales	Median Sales Price	%Y/Y Median Sales Price	%Y/Y Active Inventory	YY New Listings	Months' Supply	Median Days to Contract	Median Percent Sales to Original List Price	Cash Sales as Percent of Sales
West Palm Beach	33401	204	18.6%	10.0%	26.0%	\$492K	19.0%	-16%	46.0%	10	76	92	77
	33417	180	-0.6%	30.0%	-3.0%	\$85K	-29.0%	-20%	-6.0%	10	73	87	83
	33411	120	0.8%	38.0%	140.0%	\$315K	5.0%	-25%	-19.0%	7	95	95	31
	33404	112	8.7%	-16.0%	0.0%	\$775K	16.0%	-4%	2.0%	14	111	87	71
	33415	91	2.2%	25.0%	27.0%	\$200K	-12.0%	-2%	28.0%	8	82	92	23
	33407	68	7.9%	36.0%	57.0%	\$280K	-11.0%	-18%	9.0%	9	68	91	53
	33409	40	-4.8%	38.0%	-50.0%	\$255K	4.0%	-16%	-32.0%	11	57	94	27
	33406	38	35.7%	-38.0%	12.0%	\$283K	18.0%	-37%	-55.0%	5	94	93	0
Palm Beach	33480	235	44.2%	49.0%	105.0%	\$1,375K	-26.0%	-20%	12.0%	10	65	89	85
Boca Raton	33433	173	4.2%	12.0%	-2.0%	\$300K	-6.0%	-26%	-17.0%	6	80	92	67
	33434	172	-8.0%	24.0%	29.0%	\$189K	43.0%	-31%	-14.0%	6	51	94	90
	33487	166	26.7%	19.0%	8.0%	\$733K	19.0%	-19%	-12.0%	9	71	91	76
	33432	157	-10.3%	-39.0%	-49.0%	\$1,025K	-43.0%	-24%	-36.0%	10	153	88	89
	33431	81	-8.0%	17.0%	40.0%	\$515K	-20.0%	-26%	-9.0%	7	35	91	71
	33428	76	5.6%	-23.0%	24.0%	\$243K	1.0%	-36%	-26.0%	7	56	92	29
	33496	60	-4.8%	27.0%	42.0%	\$620K	51.0%	-51%	0.0%	3	18	95	79
	33486	35	-25.5%	-18.0%	-40.0%	\$526K	106.0%	-2%	-26.0%	5	29	98	33
Boynton Beach	33435	140	2.2%	-45.0%	10.0%	\$185K	-42.0%	-5%	-2.0%	12	97	87	82
	33437	129	30.3%	19.0%	39.0%	\$230K	-15.0%	-18%	20.0%	7	105	90	80
	33436	117	14.7%	55.0%	17.0%	\$269K	-8.0%	-25%	-38.0%	6	37	93	77
	33426	62	14.8%	62.0%	29.0%	\$390K	89.0%	1%	50.0%	7	21	98	8
Delray Beach	33484	207	-1.4%	13.0%	8.0%	\$153K	17.0%	-28%	-40.0%	7	62	90	71
	33446	186	-7.0%	-22.0%	18.0%	\$139K	9.0%	-23%	-18.0%	9	69	89	84
	33483	147	23.5%	42.0%	44.0%	\$1,000K	14.0%	-32%	4.0%	6	90	93	78
	33445	127	4.1%	38.0%	-9.0%	\$210K	-22.0%	-9%	-5.0%	6	49	92	73
	33444	54	-1.8%	-23.0%	-17.0%	\$423K	3.0%	-22%	0.0%	6	69	94	70
Lake Worth	33467	150	-5.1%	-21.0%	8.0%	\$190K	3.0%	-10%	8.0%	9	56	94	36
	33463	103	-7.2%	-10.0%	22.0%	\$300K	16.0%	-25%	-21.0%	7	70	96	26
	33461	88	14.3%	-17.0%	-10.0%	\$80K	-37.0%	-11%	-21.0%	10	115	88	47
	33462	86	48.3%	100.0%	47.0%	\$307K	8.0%	-1%	30.0%	11	106	94	50
	33460	30	42.9%	60.0%	100.0%	\$193K	-12.0%	-29%	0.0%	9	177	89	63
Palm Beach Gardens	33418	184	25.2%	17.0%	-3.0%	\$405K	-16.0%	-40%	-29.0%	4	45	93	49
	33410	86	-13.1%	-29.0%	24.0%	\$410K	21.0%	-19%	-19.0%	5	68	95	41
Wellington	33414	73	14.1%	29.0%	71.0%	\$379K	-15.0%	-24%	15.0%	8	17	93	44
Jupiter	33477	156	31.1%	3.0%	0.0%	\$600K	14.0%	-7%	32.0%	8	47	94	67
	33458	137	21.2%	30.0%	25.0%	\$389K	-7.0%	-33%	-19.0%	3	40	94	33
	33469	100	29.9%	-16.0%	20.0%	\$420K	-20.0%	-18%	25.0%	7	69	92	71
North Palm Beach	33408	142	14.5%	106.0%	-28.0%	\$542K	-10.0%	-7%	42.0%	11	71	92	49
Palm City	34990	48	23.1%	38.0%	50.0%	\$231K	5.0%	-24%	-29.0%	8	80	91	46

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# Martin County by City

Single-family Housing Stats  
May 2026

	YTD Closed Sales	% YTD Closed Sales	% Y/Y Closed Sales	%Y/Y New Pending Sales	Median Sales Price	% Y/Y Sales Price	% Y/Y Active Inventory	Y/Y New Listings	Months' Supply	Median Days to Contract	Sales to Orig. List Price	Cash Sales Share
Palm City (CDP)	169	9.0%	-3.0%	-24.0%	\$605K	-8.0%	-35.0%	-23.0%	4	39	94	33
Hobe Sound (CDP)	84	42.0%	90.0%	7.0%	\$830K	34.0%	-14.0%	23.0%	5	50	94	47
Jensen Beach (CDP)	72	-17.0%	-44.0%	33.0%	\$480K	-7.0%	-25.0%	-19.0%	4	26	97	33
Stuart (City)	49	32.0%	60.0%	29.0%	\$538K	-2.0%	-8.0%	112.0%	5	17	98	31
Port Salerno (CDP)	49	11.0%	17.0%	17.0%	\$624K	39.0%	-46.0%	14.0%	3	25	94	36
Indiantown (CDP)	32	700.0%			\$393K		1400.0%		3	74	100	0

# St. Lucie County by City

Single-family Housing Stats  
May 2026

	YTD Closed Sales	% YTD Closed Sales	% Y/Y Closed Sales	%Y/Y New Pending Sales	Median Sales Price	% Y/Y Sales Price	% Y/Y Active Inventory	Y/Y New Listings	Months' Supply	Median Days to Contract	Sales to Orig. List Price	Cash Sales Share
Port St. Lucie (City)	1,766	6.0%	1.0%	13.0%	\$407K	-1.0%	-12.0%	9.0%	5	49	96	26
Fort Pierce (City)	95	-19.0%	-49.0%	-41.0%	\$360K	-1.0%	-5.0%	-20.0%	7	73	94	16
Lakewood Park (CDP)	69	-15.0%	0.0%	18.0%	\$295K	4.0%	2.0%	-11.0%	6	40	99	14
Indian River Estates (CDP)	45	5.0%	25.0%	-20.0%	\$354K	-1.0%	9.0%	15.0%	6	56	99	13
River Park (CDP)	40	3.0%	-17.0%	27.0%	\$359K	35.0%	-30.0%	-90.0%	4	11	88	40

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# Martin County

## by Zip Code

## Single-family Housing Stats

### May 2026

		Year-to-date Closed Sales	%Y/Y YTD Closed Sales	%Y/Y Closed Sales	% Y/Y New Pending Sales	Median Sales Price	%Y/Y Median Sales Price	%Y/Y Active Inventory	Months' Supply	YY New Listings	Median Days to Contract	Median Percent Sales to Original List Price	Cash Sales as Percent of Sales
<b>Hobe Sound</b>	33455	167	18.4%	30.0%	26.0%	\$700K	19.0%	-15%	5	67.0%	65	93	51
<b>Jensen Beach</b>	34957	122	-8.3%	-13.0%	21.0%	\$519K	-2.0%	-26%	5	-11.0%	40	97	41
<b>Stuart</b>	34996	56	36.6%	0.0%	120.0%	\$1,700K	32.0%	-29%	5	-32.0%	44	93	78
	34994	47	30.6%	-17.0%	-57.0%	\$558K	-8.0%	-10%	5	180.0%	14	98	10
<b>Indiantown</b>	34956	36	500.0%			\$404K		300%	3	150.0%	78	100	0

# St. Lucie County

## by Zip Code

## Single-family Housing Stats

### May 2026

		Year-to-date Closed Sales	%Y/Y YTD Closed Sales	%Y/Y Closed Sales	% Y/Y New Pending Sales	Median Sales Price	%Y/Y Median Sales Price	%Y/Y Active Inventory	YY New Listings	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
<b>Port Saint Lucie</b>	34953	471	1.9%	-11.0%	-11.0%	\$406K	-4.0%	-8%	3.0%	5	7	52	97	7
	34983	298	-2.6%	-28.0%	11.0%	\$352K	-2.0%	-26%	-14.0%	4	11	36	98	22
	34986	257	-3.4%	-8.0%	-2.0%	\$385K	-8.0%	-23%	-3.0%	6	8	59	94	39
	34952	234	-6.4%	-25.0%	-3.0%	\$333K	-8.0%	-11%	-20.0%	5	11	46	94	46
	34984	194	44.8%	52.0%	-2.0%	\$410K	-2.0%	-21%	-27.0%	4	11	49	97	22
<b>Fort Pierce</b>	34951	130	-20.7%	-26.0%	-30.0%	\$299K	-7.0%	-19%	29.0%	5	7	50	99	26
	34982	97	-6.7%	39.0%	15.0%	\$357K	-11.0%	9%	24.0%	6	7	77	96	22
	34949	29	-19.4%	-50.0%	-67.0%	\$603K	-41.0%	-15%	17.0%	10	4	74	94	33
	34945	29	-39.6%	-38.0%	-83.0%	\$515K	43.0%	-35%	-36.0%	4	3	66	94	0
	34946	28	16.7%	14.0%	-60.0%	\$366K	2.0%	67%	-8.0%	5	5	19	97	38

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# Martin County by City

## Condominium/Townhome Housing Stats May 2026

	YTD Closed Sales	% YTD Closed Sales	% Y/Y Closed Sales	%Y/Y New Pending Sales	Median Sales Price	% Y/Y Sales Price	% Y/Y Active Inventory	Y/Y New Listings	Months' Supply	Median Days to Contract	Sales to Orig. List Price	Cash Sales Share
Stuart (City)	155	60.0%	0.0%	18.0%	\$200K	17.0%	-11.0%	17.0%	6	108	89	68
Port Salerno (CDP)	38	-12.0%	-20.0%	100.0%	\$270K	-1.0%	-23.0%	-60.0%	6	103	93	38
Palm City (CDP)	35	9.0%	14.0%	71.0%	\$237K	10.0%	-29.0%	-19.0%	7	74	91	25
Jensen Beach (CDP)	33	106.0%	500.0%	500.0%	\$348K	-22.0%	33.0%	1300.0%	7	41	96	33
North River Shores (CDP)	13	0.0%	150.0%	-25.0%	\$118K	-55.0%	-52.0%	0.0%	7	180	80	100

# St. Lucie County by City

## Condominium/Townhome Housing Stats May 2026

	YTD Closed Sales	% YTD Closed Sales	% Y/Y Closed Sales	%Y/Y New Pending Sales	Median Sales Price	% Y/Y Sales Price	% Y/Y Active Inventory	Y/Y New Listings	Months' Supply	New Pending Sales Per 10 New Listings	Median Days to Contract	Sales to Orig. List Price	Cash Sales Share
Fort Pierce (City)	103	8.0%	50.0%	13.0%	\$185K	-27.0%	-20.0%	6.0%	11	5	62	93	71
Port St. Lucie (City)	95	2.0%	10.0%	-7.0%	\$200K	-29.0%	1.0%	-33.0%	8	14	113	89	48
Hutchinson Island South (CDP)	87	43.0%	38.0%	-19.0%	\$494K	12.0%	-31.0%	-20.0%	8	7	67	91	59

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# Martin County by Zip Code

## Condominium/Townhome Housing Stats May 2026

		Year-to-date Closed Sales	%Y/Y YTD Closed Sales	%Y/Y Closed Sales	% Y/Y New Pending Sales	Median Sales Price	%Y/Y Median Sales Price	%Y/Y Active Inventory	YY New Listings	Months' Supply	Median Days to Contract	Median Percent Sales to Original List Price	Cash Sales as Percent of Sales
Stuart	34997	113	2.7%	-41.0%	105.0%	\$246K	-17.0%	-20%	-34.0%	6	109	92	26
	34994	116	27.5%	0.0%	13.0%	\$205K	2.0%	-34%	8.0%	6	117	86	94
	34996	122	24.5%	28.0%	-25.0%	\$250K	22.0%	-10%	33.0%	7	97	90	78
Jensen Beach	34957	153	73.9%	111.0%	56.0%	\$394K	-10.0%	-23%	32.0%	8	47	92	53

# St. Lucie County by Zip Code

## Condominium/Townhome Housing Stats May 2026

		Year-to-date Closed Sales	%Y/Y YTD Closed Sales	%Y/Y Closed Sales	% Y/Y New Pending Sales	Median Sales Price	%Y/Y Median Sales Price	%Y/Y Active Inventory	YY New Listings	Months' Supply	Median Days to Contract	Median Percent Sales to Original List Price	Cash Sales as Percent of Sales
Port Saint Lucie	34952	56	12.0%	36.0%	112.0%	\$175K	-15.0%	-37%	-20.0%	5	113	88	53
	34986	38	65.2%	40.0%	-20.0%	\$270K	-2.0%	-23%	40.0%	7	83	92	29
Fort Pierce	34949	98	-16.9%	4.0%	80.0%	\$340K	-3.0%	-20%	-4.0%	12	68	93	56
	34982	50	-5.7%	33.0%	19.0%	\$128K	-56.0%	-32%	-18.0%	6	56	85	100
	34950	17	183.3%	400.0%	0.0%	\$105K	-43.0%	-41%	-60.0%	10	62	93	40

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[The MIAMI Association of REALTORS® \(MIAMI\)](#) and [Broward, Palm Beaches & St. Lucie Realtors® \(RWorld\)](#), are now one association, bringing together two legacies for one shared future. The partnership strengthens our collective voice and brings more resources and opportunities while preserving local engagement, building a stronger future for our region.

The organization closed the historic merger on May 11, 2026, setting a record for the largest, fastest, and most seamless merger in the history of the National Association of REALTORS® (NAR). As a unified association now encompassing 93,000 members, it is the largest local Realtor® association in the world. The organization's proposed new name will be the Miami and South Florida REALTORS®, pending approval by NAR.

The two leaders who led the merger effort will be the first to lead the combined organization. Alfredo Pujol, chairman of the board of MIAMI, will serve as the first Chairman of the Board. RWorld President Jonathan Dolphus will be the 2026 Chair-Elect and 2027 Chairman of the Board. Katherine Arteta will be the 2027 Chair-Elect.

Teresa King Kinney and Dionna Hall will lead the newly formed association as Co-CEOs, carrying forward a legacy of more than 60 years of women's leadership. At the end of 2026, Kinney will retire from her 33-year career leading MIAMI REALTORS. Hall remaining in the role as CEO of Miami and South Florida REALTORS® & BeachesMLS in 2027 and beyond.

More information about this historic merger is available at [MiamiandRworld.com](https://MiamiandRworld.com).

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