

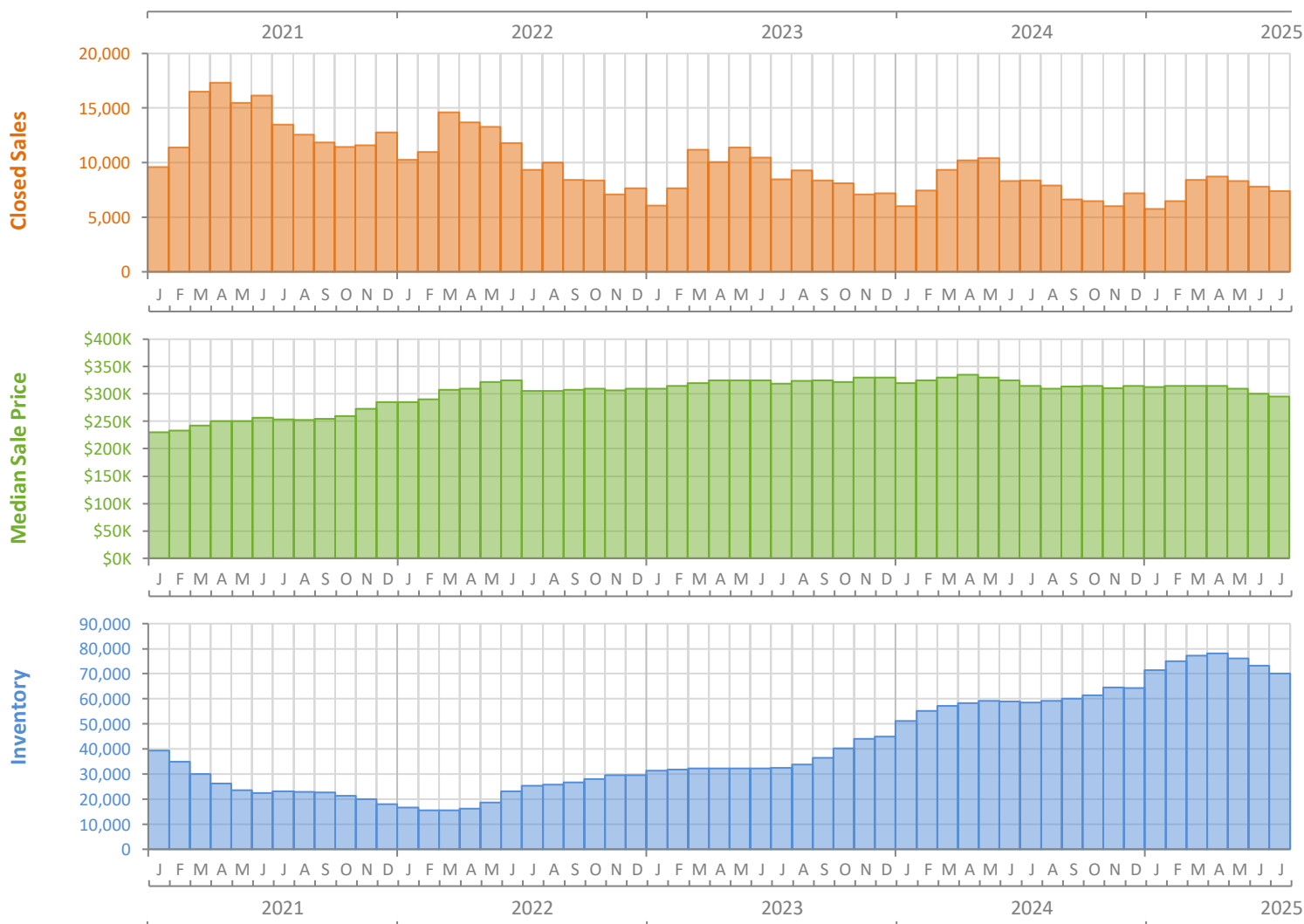
# Monthly Market Summary - July 2025

## Townhouses and Condos

### Florida



	July 2025	July 2024	Percent Change Year-over-Year
Closed Sales	7,381	8,364	-11.8%
Paid in Cash	3,636	4,026	-9.7%
Median Sale Price	\$295,000	\$315,000	-6.3%
Average Sale Price	\$431,961	\$443,231	-2.5%
Dollar Volume	\$3.2 Billion	\$3.7 Billion	-14.0%
Med. Pct. of Orig. List Price Received	92.1%	94.3%	-2.3%
Median Time to Contract	68 Days	51 Days	33.3%
Median Time to Sale	107 Days	92 Days	16.3%
New Pending Sales	7,799	8,323	-6.3%
New Listings	11,674	13,071	-10.7%
Pending Inventory	10,448	11,779	-11.3%
Inventory (Active Listings)	70,017	58,511	19.7%
Months Supply of Inventory	9.6	7.0	37.1%



# Monthly Distressed Market - July 2025

## Townhouses and Condos

### Florida



		July 2025	July 2024	Percent Change Year-over-Year
Traditional	Closed Sales	7,336	8,314	-11.8%
	Median Sale Price	\$295,000	\$315,000	-6.3%
Foreclosure/REO	Closed Sales	38	47	-19.1%
	Median Sale Price	\$169,950	\$243,000	-30.1%
Short Sale	Closed Sales	7	3	133.3%
	Median Sale Price	\$240,000	\$308,850	-22.3%

