

Elliman Report

Florida

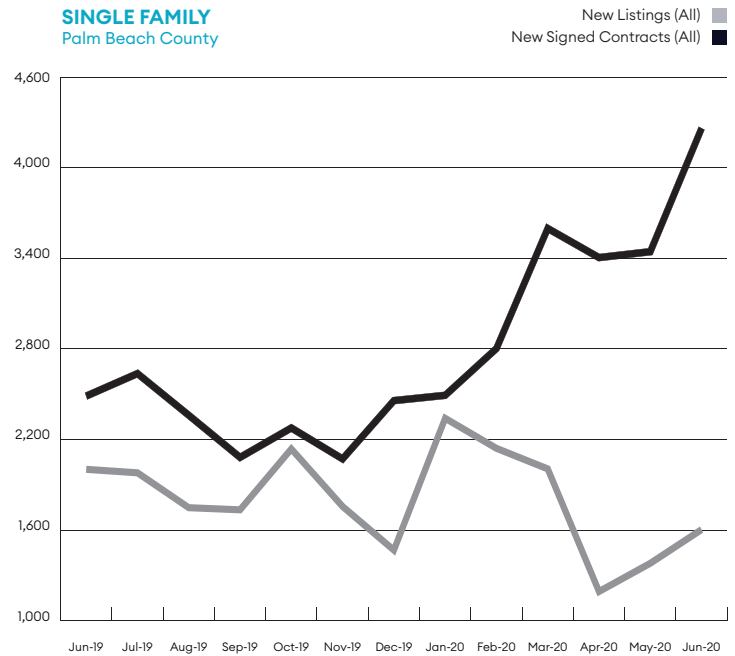
June 2020 New Signed Contracts

Palm Beach County

“With the market opened in June, there was a surge in new signed contracts far exceeding year-ago levels, with excess demand coming from the Northeast. New inventory level gains have not kept pace with the growth in new contracts.”

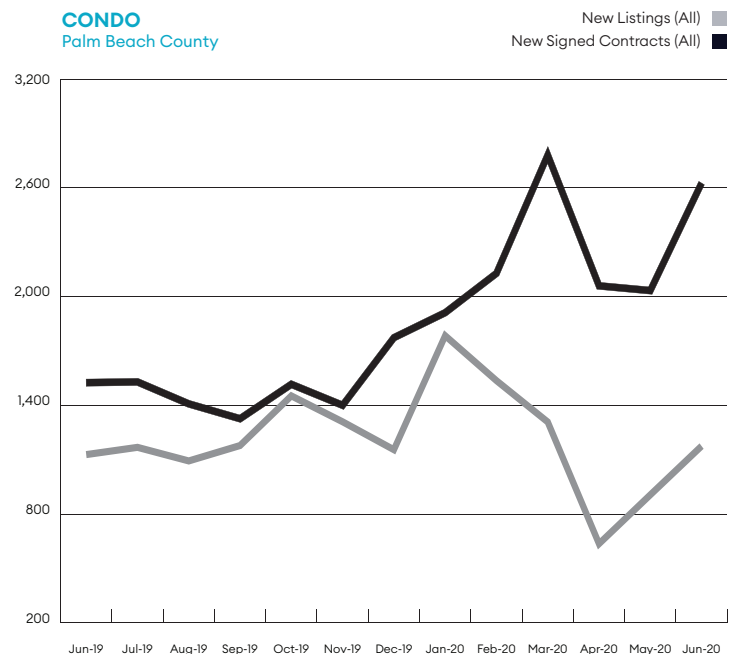
SINGLE FAMILY MATRIX Palm Beach County	JUNE 2020	JUNE 2019	%Δ (YR)
New Signed Contracts (All)	4,261	2,488	71.3%
< \$200K	231	164	40.9%
\$200K - \$299K	640	426	50.2%
\$300K - \$399K	1,014	648	56.5%
\$400K - \$499K	681	380	79.2%
\$500K - \$599K	425	246	72.8%
\$600K - \$799K	409	210	94.8%
\$800K - \$999K	219	115	90.4%
≥ \$1M	642	299	114.7%
New Listings (All)	1,604	2,003	-19.9%
< \$200K	79	144	-45.1%
\$200K - \$299K	203	374	-45.7%
\$300K - \$399K	358	557	-35.7%
\$400K - \$499K	257	299	-14.0%
\$500K - \$599K	174	181	-3.9%
\$600K - \$799K	185	175	5.7%
\$800K - \$999K	98	88	11.4%
≥ \$1M	250	185	35.1%

SINGLE FAMILY
Palm Beach County



CONDO MATRIX Palm Beach County	JUNE 2020	JUNE 2019	%Δ (YR)
New Signed Contracts (All)	2,626	1,492	76.0%
< \$200K	1415	859	64.7%
\$200K - \$299K	467	225	107.6%
\$300K - \$399K	204	111	83.8%
\$400K - \$499K	124	65	90.8%
\$500K - \$599K	87	48	81.3%
\$600K - \$799K	110	54	103.7%
\$800K - \$999K	53	33	60.6%
≥ \$1M	166	97	71.1%
New Listings (All)	1,175	1,128	4.2%
< \$200K	587	702	-16.4%
\$200K - \$299K	220	175	25.7%
\$300K - \$399K	93	76	22.4%
\$400K - \$499K	59	46	28.3%
\$500K - \$599K	49	37	32.4%
\$600K - \$799K	51	31	64.5%
\$800K - \$999K	29	15	93.3%
≥ \$1M	87	46	89.1%

CONDO
Palm Beach County

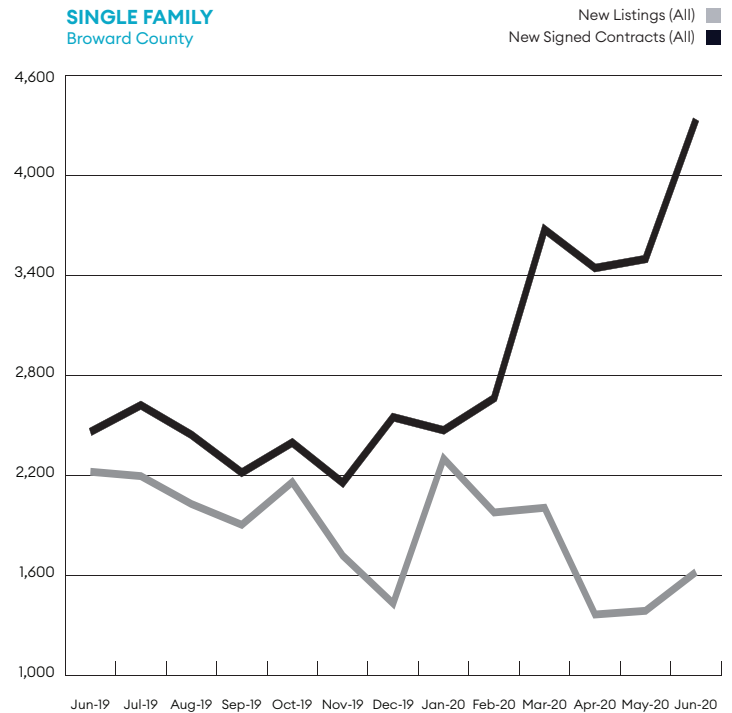


Source: BeachesMLS

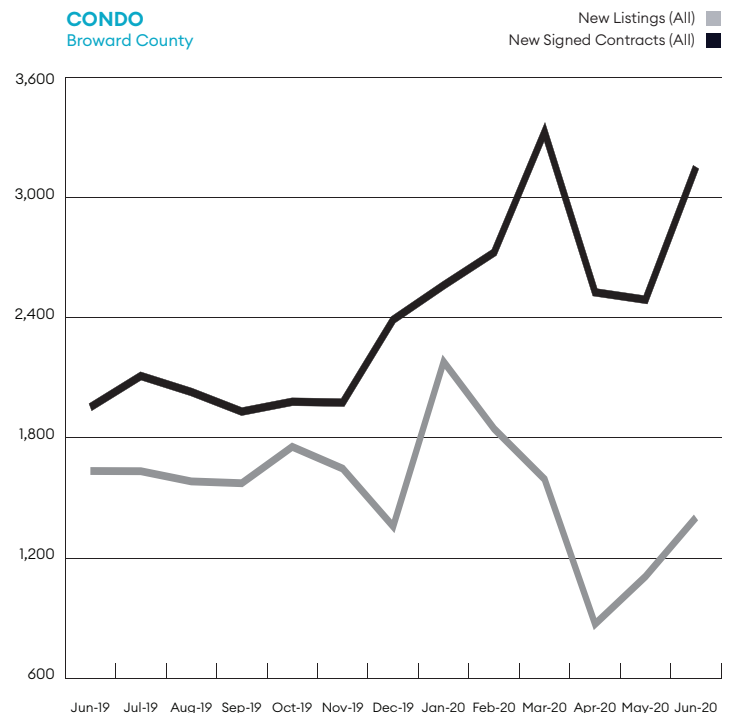
Broward County

“With the market opened in June, there was a surge in new signed contracts far exceeding year-ago levels, with excess demand coming from the Northeast. New inventory level gains have not kept pace with the growth in new contracts.”

SINGLE FAMILY MATRIX Broward County	JUNE 2020	JUNE 2019	%Δ (YR)
New Signed Contracts (All)	4,336	2,462	76.1%
< \$200K	205	170	20.6%
\$200K - \$299K	772	526	46.8%
\$300K - \$399K	1,081	652	65.8%
\$400K - \$499K	801	420	90.7%
\$500K - \$599K	424	209	102.9%
\$600K - \$799K	462	207	123.2%
\$800K - \$999K	212	97	118.6%
≥ \$1M	379	181	109.4%
New Listings (All)	1,622	2,223	-27.0%
< \$200K	64	128	-50.0%
\$200K - \$299K	286	450	-36.4%
\$300K - \$399K	387	593	-34.7%
\$400K - \$499K	293	408	-28.2%
\$500K - \$599K	165	189	-12.7%
\$600K - \$799K	194	221	-12.2%
\$800K - \$999K	82	90	-8.9%
≥ \$1M	151	144	4.9%



CONDO MATRIX Broward County	JUNE 2020	JUNE 2019	%Δ (YR)
New Signed Contracts (All)	3,154	1,954	61.4%
< \$200K	1913	1206	58.6%
\$200K - \$299K	511	299	70.9%
\$300K - \$399K	267	159	67.9%
\$400K - \$499K	134	82	63.4%
\$500K - \$599K	78	36	116.7%
\$600K - \$799K	88	58	51.7%
\$800K - \$999K	49	34	44.1%
> \$1M	114	80	42.5%
New Listings (All)	1,403	1,635	-14.2%
< \$200K	802	1040	-22.9%
\$200K - \$299K	245	254	-3.5%
\$300K - \$399K	131	116	12.9%
\$400K - \$499K	72	65	10.8%
\$500K - \$599K	35	29	20.7%
\$600K - \$799K	43	46	-6.5%
\$800K - \$999K	30	32	-6.3%
≥ \$1M	45	53	-15.1%

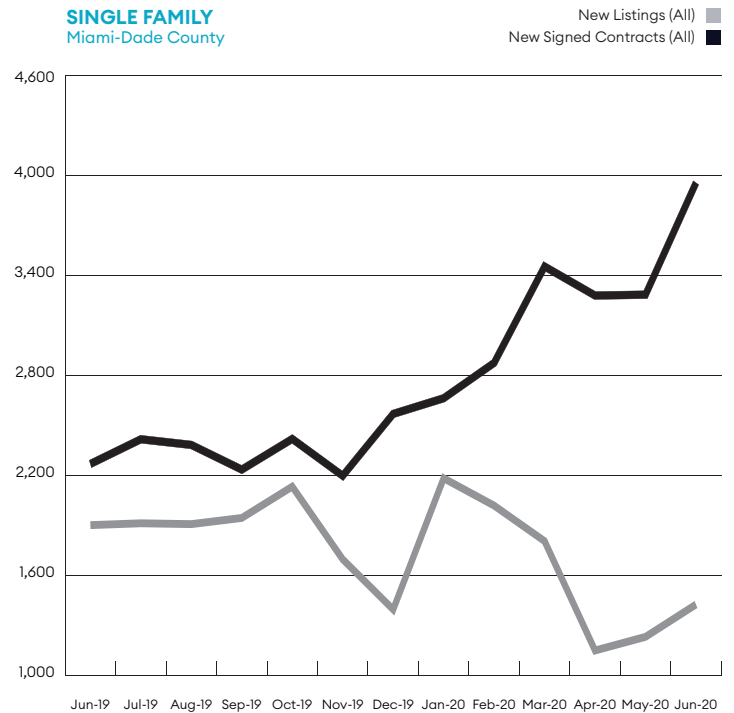


Source: BeachesMLS

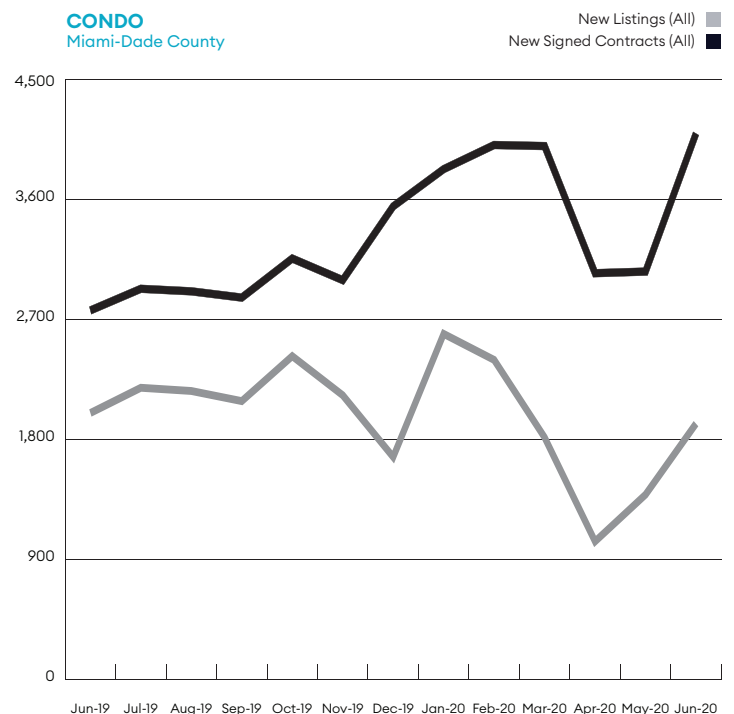
Miami-Dade County

“With the market opened in June, there was a surge in new signed contracts far exceeding year-ago levels, with excess demand coming from the Northeast. New inventory level gains have not kept pace with the growth in new contracts.”

SINGLE FAMILY MATRIX Miami-Dade County	JUNE 2020	JUNE 2019	%Δ (YR)
New Signed Contracts (All)	3,955	2,269	74.3%
< \$200K	147	115	27.8%
\$200K - \$299K	553	423	30.7%
\$300K - \$399K	1,024	607	68.7%
\$400K - \$499K	713	338	110.9%
\$500K - \$599K	400	188	112.8%
\$600K - \$799K	397	195	103.6%
\$800K - \$999K	172	77	123.4%
≥ \$1M	549	326	68.4%
New Listings (All)	1,426	1,902	-25.0%
< \$200K	64	100	-36.0%
\$200K - \$299K	162	353	-54.1%
\$300K - \$399K	363	502	-27.7%
\$400K - \$499K	245	304	-19.4%
\$500K - \$599K	148	159	-6.9%
\$600K - \$799K	157	169	-7.1%
\$800K - \$999K	64	84	-23.8%
≥ \$1M	223	231	-3.5%



CONDO MATRIX Miami-Dade County	JUNE 2020	JUNE 2019	%Δ (YR)
New Signed Contracts (All)	4,093	2,648	54.6%
< \$200K	983	655	50.1%
\$200K - \$299K	900	549	63.9%
\$300K - \$399K	643	344	86.9%
\$400K - \$499K	346	221	56.6%
\$500K - \$599K	229	174	31.6%
\$600K - \$799K	284	216	31.5%
\$800K - \$999K	190	137	38.7%
≥ \$1M	518	352	47.2%
New Listings (All)	1,918	1,998	-4.0%
< \$200K	419	524	-20.0%
\$200K - \$299K	407	415	-1.9%
\$300K - \$399K	325	281	15.7%
\$400K - \$499K	171	171	0.0%
\$500K - \$599K	117	107	9.3%
\$600K - \$799K	128	132	-3.0%
\$800K - \$999K	84	112	-25.0%
≥ \$1M	267	256	4.3%

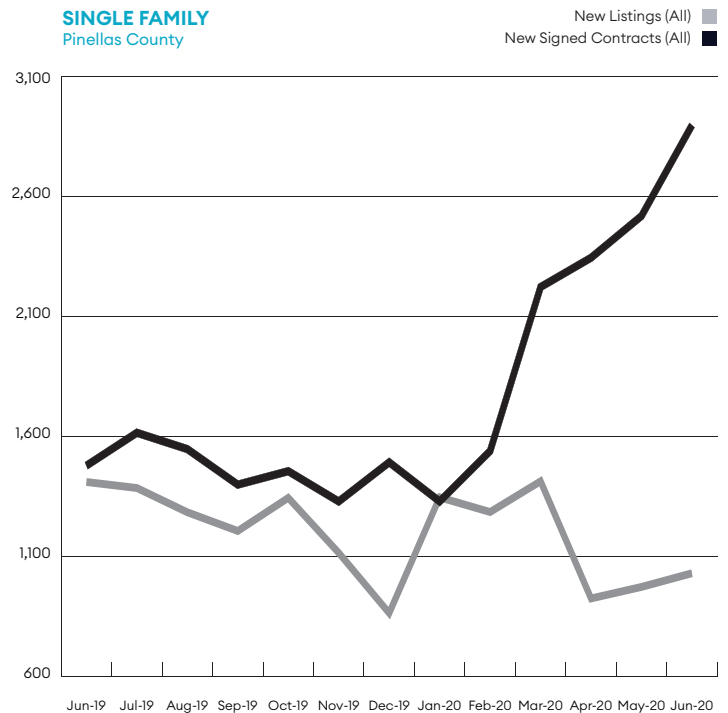


Source: Miami Association of REALTORS, INC. MLS

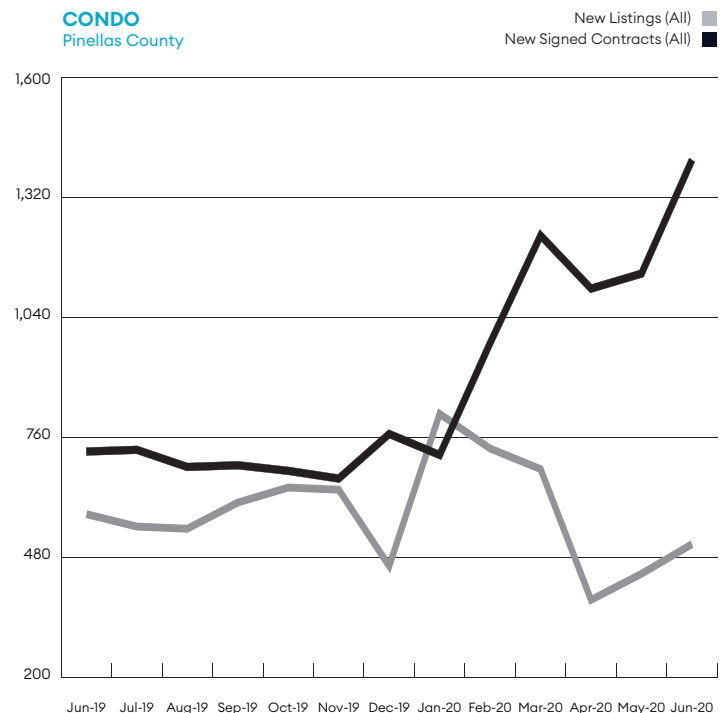
Pinellas County

“With the market opened in June, there was a surge in new signed contracts far exceeding year-ago levels, with excess demand coming from the Northeast. New inventory level gains have not kept pace with the growth in new contracts.”

SINGLE FAMILY MATRIX Pinellas County	JUNE 2020	JUNE 2019	%Δ (YR)
New Signed Contracts (All)	2,897	1,479	95.9%
< \$200K	416	347	19.9%
\$200K - \$299K	923	445	107.4%
\$300K - \$399K	623	269	131.6%
\$400K - \$499K	308	130	136.9%
\$500K - \$599K	214	86	148.8%
\$600K - \$799K	195	94	107.4%
\$800K - \$999K	83	41	102.4%
≥ \$1M	135	67	101.5%
New Listings (All)	1,031	1,411	-26.9%
< \$200K	124	283	-56.2%
\$200K - \$299K	333	506	-34.2%
\$300K - \$399K	225	254	-11.4%
\$400K - \$499K	111	118	-5.9%
\$500K - \$599K	86	91	-5.5%
\$600K - \$799K	74	76	-2.6%
\$800K - \$999K	31	33	-6.1%
≥ \$1M	47	50	-6.0%



CONDO MATRIX Pinellas County	JUNE 2020	JUNE 2019	%Δ (YR)
New Signed Contracts (All)	1,408	728	93.4%
< \$200K	772	419	84.2%
\$200K - \$299K	215	104	106.7%
\$300K - \$399K	143	68	110.3%
\$400K - \$499K	86	36	138.9%
\$500K - \$599K	54	27	100.0%
\$600K - \$799K	68	39	74.4%
\$800K - \$999K	28	8	250.0%
≥ \$1M	42	27	55.6%
New Listings (All)	512	582	-12.0%
< \$200K	285	353	-19.3%
\$200K - \$299K	84	98	-14.3%
\$300K - \$399K	51	34	50.0%
\$400K - \$499K	29	30	-3.3%
\$500K - \$599K	17	17	0.0%
\$600K - \$799K	23	19	21.1%
\$800K - \$999K	9	12	-25.0%
≥ \$1M	14	19	-26.3%

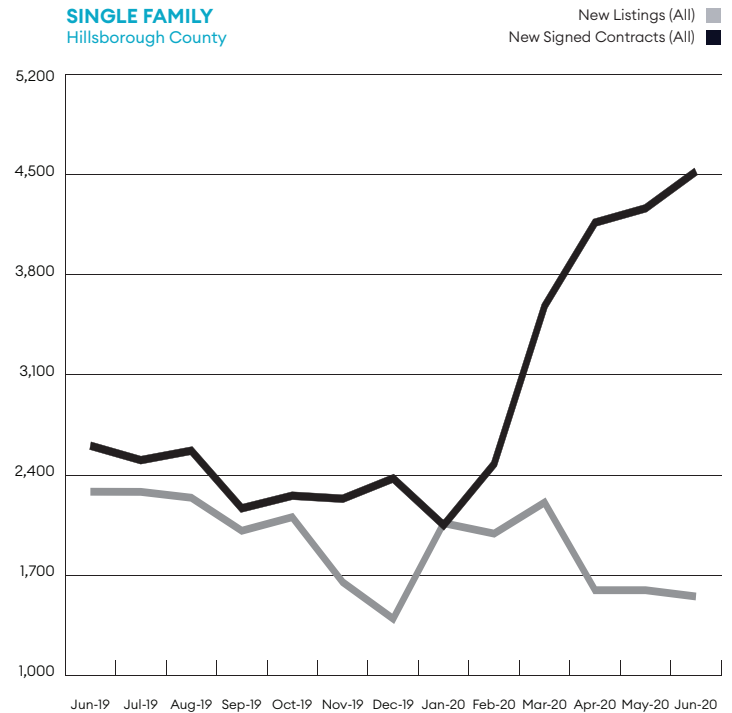


Source: Stellar MLS

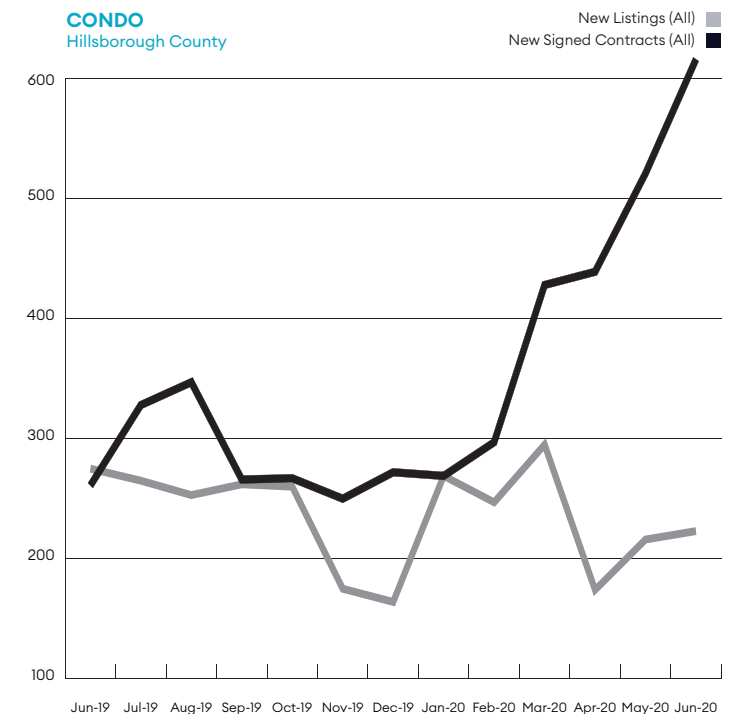
Hillsborough County

“With the market opened in June, there was a surge in new signed contracts far exceeding year-ago levels, with excess demand coming from the Northeast. New inventory level gains have not kept pace with the growth in new contracts.”

SINGLE FAMILY MATRIX Hillsborough County	JUNE 2020	JUNE 2019	%Δ (YR)
New Signed Contracts (All)	4,524	2,283	98.2%
< \$200K	545	447	21.9%
\$200K - \$299K	1,901	895	112.4%
\$300K - \$399K	946	428	121.0%
\$400K - \$499K	443	209	112.0%
\$500K - \$599K	228	123	85.4%
\$600K - \$799K	203	88	130.7%
\$800K - \$999K	109	47	131.9%
≥ \$1M	149	46	223.9%
New Listings (All)	1,550	2,283	-32.1%
< \$200K	145	447	-67.6%
\$200K - \$299K	607	895	-32.2%
\$300K - \$399K	370	428	-13.6%
\$400K - \$499K	171	209	-18.2%
\$500K - \$599K	86	123	-30.1%
\$600K - \$799K	69	88	-21.6%
\$800K - \$999K	43	47	-8.5%
≥ \$1M	59	46	28.3%



CONDO MATRIX Hillsborough County	JUNE 2020	JUNE 2019	%Δ (YR)
New Signed Contracts (All)	616	275	124.0%
< \$200K	391	208	88.0%
\$200K - \$299K	76	28	171.4%
\$300K - \$399K	42	21	100.0%
\$400K - \$499K	28	6	366.7%
\$500K - \$599K	3	2	50.0%
\$600K - \$799K	16	6	166.7%
\$800K - \$999K	8	1	700.0%
≥ \$1M	52	3	1633.3%
New Listings (All)	223	275	-18.9%
< \$200K	125	208	-39.9%
\$200K - \$299K	31	28	10.7%
\$300K - \$399K	13	21	-38.1%
\$400K - \$499K	14	6	133.3%
\$500K - \$599K	1	2	-50.0%
\$600K - \$799K	4	6	-33.3%
\$800K - \$999K	2	1	100.0%
≥ \$1M	33	3	1000.0%



Source: Stellar MLS

Questions or comments? Email report author
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Methodology: millersamuel.com/research-reports/methodology

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