

# Elliman Report

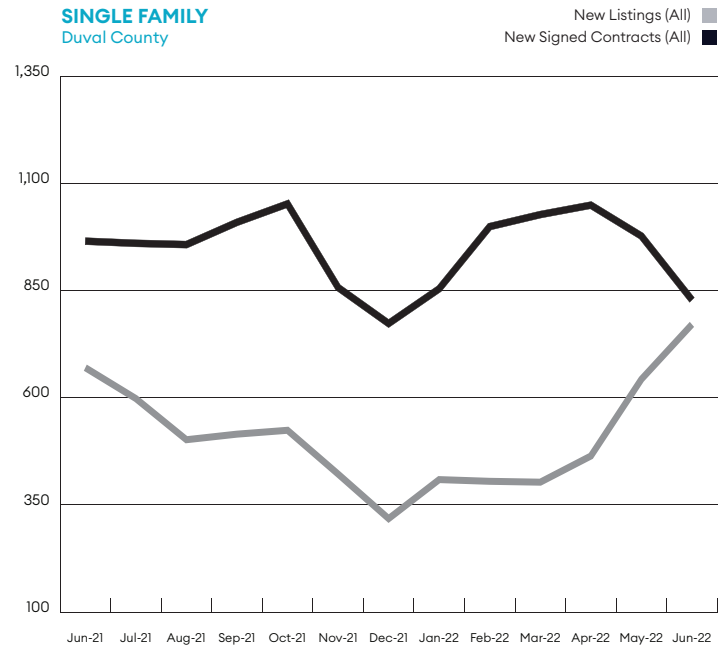
## Florida

### June 2022 New Signed Contracts

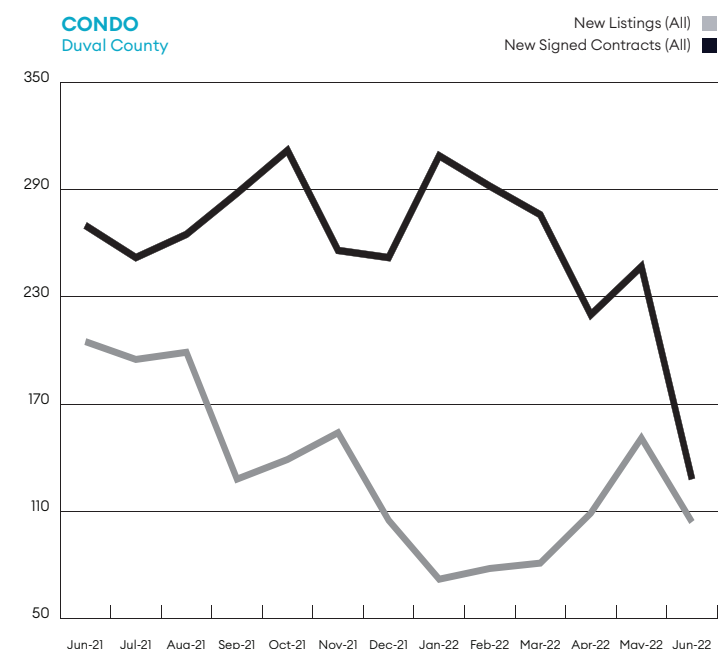
#### Duval County

"Overall new signed contracts have been falling annually since October 2021 compared to the previous year's unusually elevated activity. However, month over month, newly signed contracts have fallen for the third month as the recent spike in mortgage rates has slowed demand and expanded new listings."

SINGLE FAMILY MATRIX Duval County	JUN 2022	JUN 2021	%Δ (YR)
<b>New Signed Contracts (All)</b>	<b>828</b>	<b>965</b>	<b>-14.2%</b>
< \$200K	139	191	-27.2%
\$200K-\$299K	182	324	-43.8%
\$300K-\$399K	246	239	2.9%
\$400K-\$499K	145	90	61.1%
\$500K-\$599K	43	47	-8.5%
\$600K-\$799K	39	43	-9.3%
\$800K-\$999K	13	20	-35.0%
≥ \$1M	21	11	90.9%
<b>New Listings (All)</b>	<b>771</b>	<b>670</b>	<b>15.1%</b>
< \$200K	84	156	-46.2%
\$200K-\$299K	143	168	-14.9%
\$300K-\$399K	201	183	9.8%
\$400K-\$499K	154	76	102.6%
\$500K-\$599K	61	21	190.5%
\$600K-\$799K	61	31	96.8%
\$800K-\$999K	26	12	116.7%
≥ \$1M	41	23	78.3%



CONDO MATRIX Duval County	JUN 2022	JUN 2021	%Δ (YR)
<b>New Signed Contracts (All)</b>	<b>128</b>	<b>270</b>	<b>-52.6%</b>
< \$200K	43	109	-60.6%
\$200K-\$299K	61	123	-50.4%
\$300K-\$399K	11	23	-52.2%
\$400K-\$499K	4	4	0.0%
\$500K-\$599K	1	6	-83.3%
\$600K-\$799K	2	1	100.0%
\$800K-\$999K	2	3	-33.3%
≥ \$1M	4	1	300.0%
<b>New Listings (All)</b>	<b>104</b>	<b>205</b>	<b>-49.3%</b>
< \$200K	32	61	-47.5%
\$200K-\$299K	42	95	-55.8%
\$300K-\$399K	9	28	-67.9%
\$400K-\$499K	3	7	-57.1%
\$500K-\$599K	4	3	33.3%
\$600K-\$799K	5	3	66.7%
\$800K-\$999K	2	2	0.0%
≥ \$1M	7	6	16.7%

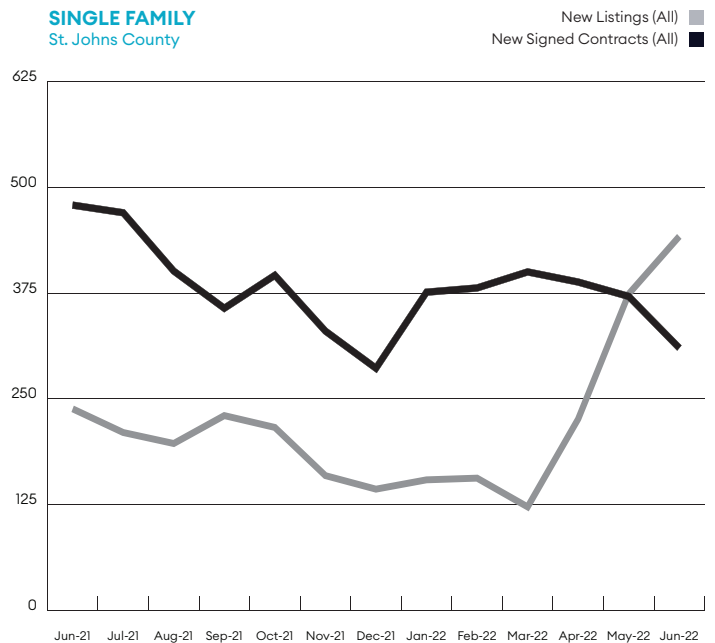


Source: Northeast Florida MLS

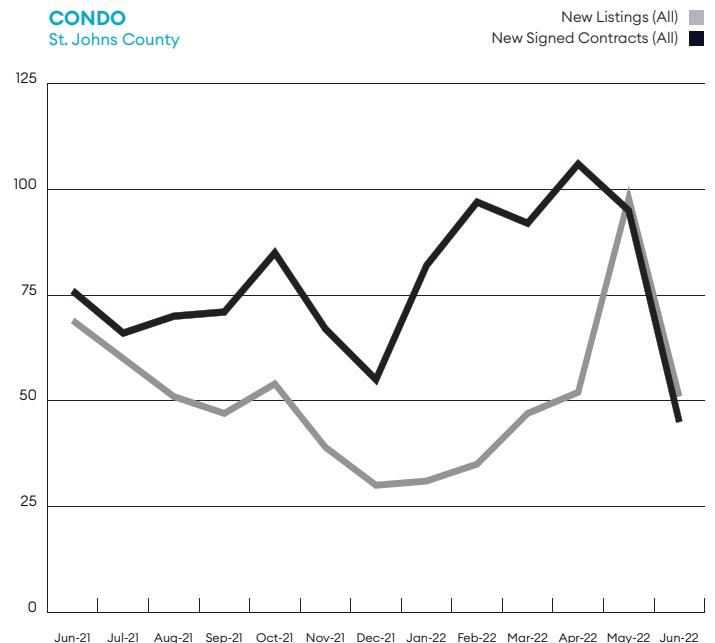
# St. Johns County

"Overall new signed contracts have been falling annually since at least August 2021 compared to the previous year's unusually elevated activity. However, month over month, newly signed contracts have fallen for the second month as the recent spike in mortgage rates has slowed demand and expanded new listings."

SINGLE FAMILY MATRIX St. Johns County	JUN 2022	JUN 2021	%Δ (YR)
<b>New Signed Contracts (All)</b>	<b>310</b>	<b>479</b>	<b>-35.3%</b>
< \$200K	2	5	-60.0%
\$200K-\$299K	6	29	-79.3%
\$300K-\$399K	37	98	-62.2%
\$400K-\$499K	68	137	-50.4%
\$500K-\$599K	64	69	-7.2%
\$600K-\$799K	67	82	-18.3%
\$800K-\$999K	35	25	40.0%
≥ \$1M	31	34	-8.8%
<b>New Listings (All)</b>	<b>442</b>	<b>238</b>	<b>85.7%</b>
< \$200K	2	1	100.0%
\$200K-\$299K	5	7	-28.6%
\$300K-\$399K	24	52	-53.8%
\$400K-\$499K	68	74	-8.1%
\$500K-\$599K	86	31	177.4%
\$600K-\$799K	115	39	194.9%
\$800K-\$999K	73	19	284.2%
≥ \$1M	69	15	360.0%



CONDO MATRIX St. Johns County	JUN 2022	JUN 2021	%Δ (YR)
<b>New Signed Contracts (All)</b>	<b>45</b>	<b>76</b>	<b>-40.8%</b>
< \$200K	2	13	-84.6%
\$200K-\$299K	14	34	-58.8%
\$300K-\$399K	8	13	-38.5%
\$400K-\$499K	7	7	0.0%
\$500K-\$599K	7	3	133.3%
\$600K-\$799K	2	2	0.0%
\$800K-\$999K	2	3	-33.3%
≥ \$1M	3	1	200.0%
<b>New Listings (All)</b>	<b>51</b>	<b>69</b>	<b>-26.1%</b>
< \$200K	1	7	-85.7%
\$200K-\$299K	12	19	-36.8%
\$300K-\$399K	7	20	-65.0%
\$400K-\$499K	11	8	37.5%
\$500K-\$599K	5	9	-44.4%
\$600K-\$799K	11	3	266.7%
\$800K-\$999K	4	0	-100.0%
≥ \$1M	0	3	-100.0%

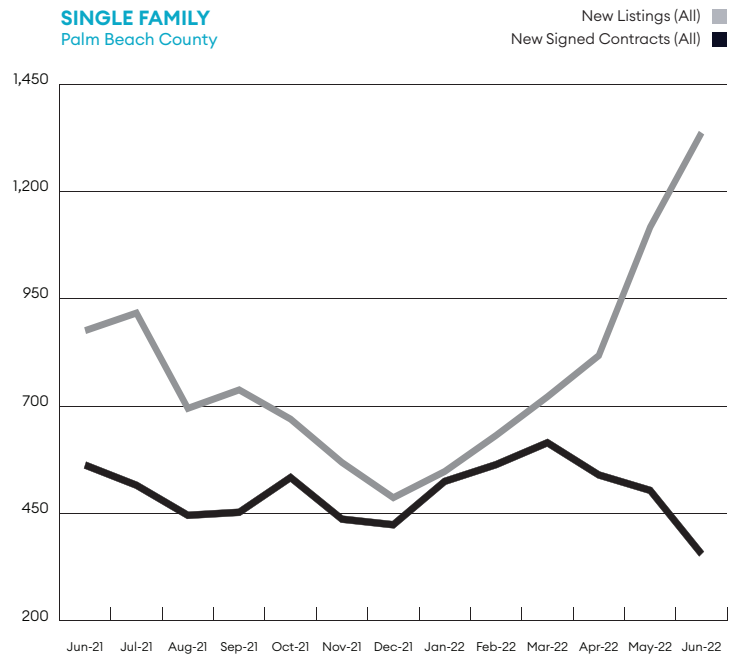


Northeast Florida MLS

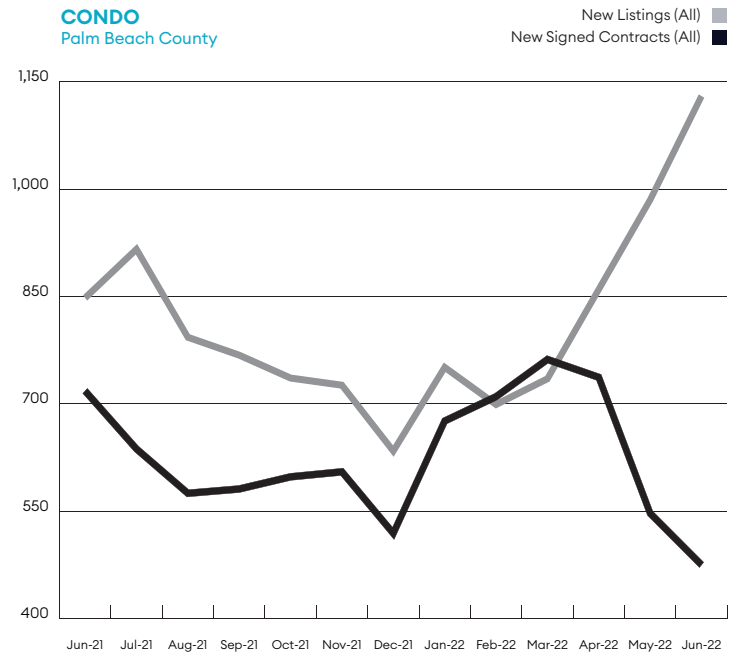
# Palm Beach County

"Overall new signed contracts have been falling annually since November 2021 compared to the previous year's unusually elevated activity. However, month over month, newly signed contracts have fallen for the third month as the recent spike in mortgage rates has slowed demand and expanded new listings."

SINGLE FAMILY MATRIX Palm Beach County	JUN 2022	JUN 2021	%Δ (YR)
<b>New Signed Contracts (All)</b>	<b>356</b>	<b>563</b>	<b>-36.8%</b>
< \$300K	18	74	-75.7%
\$300K - \$399K	47	105	-55.2%
\$400K - \$499K	61	121	-49.6%
\$500K - \$999K	168	174	-3.4%
\$1M - \$2.99M	51	62	-17.7%
\$3M - \$4.99M	7	14	-50.0%
\$5M - \$9.99M	4	8	-50.0%
≥ \$10M	0	5	-100.0%
<b>New Listings (All)</b>	<b>1,337</b>	<b>876</b>	<b>52.6%</b>
< \$300K	33	58	-43.1%
\$300K - \$399K	105	141	-25.5%
\$400K - \$499K	119	179	-33.5%
\$500K - \$999K	642	308	108.4%
\$1M - \$2.99M	326	127	156.7%
\$3M - \$4.99M	58	29	100.0%
\$5M - \$9.99M	24	20	20.0%
≥ \$10M	30	14	114.3%



CONDO MATRIX Palm Beach County	JUN 2022	JUN 2021	%Δ (YR)
<b>New Signed Contracts (All)</b>	<b>475</b>	<b>718</b>	<b>-33.8%</b>
< \$200K	158	301	-47.5%
\$200K - \$299K	124	162	-23.5%
\$300K - \$399K	79	114	-30.7%
\$400K - \$599K	56	62	-9.7%
\$600K - \$999K	40	34	17.6%
\$1M - \$2.99M	13	41	-68.3%
\$3M - \$4.99M	4	4	0.0%
≥ \$5M	1	0	
<b>New Listings (All)</b>	<b>1,130</b>	<b>848</b>	<b>33.3%</b>
< \$200K	213	305	-30.2%
\$200K - \$299K	242	214	13.1%
\$300K - \$399K	237	128	85.2%
\$400K - \$599K	206	88	134.1%
\$600K - \$999K	126	57	121.1%
\$1M - \$2.99M	94	41	129.3%
\$3M - \$4.99M	6	6	0.0%
≥ \$5M	6	9	-33.3%

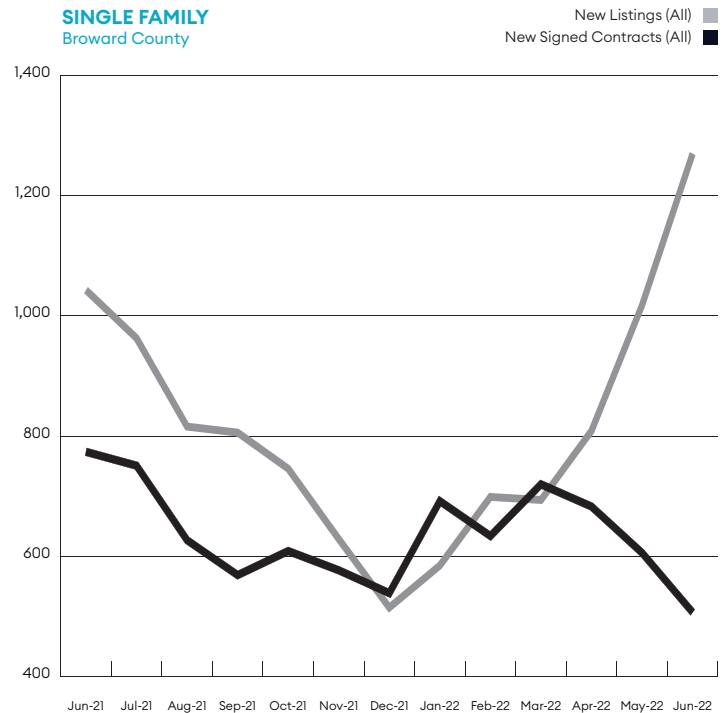


Source: BeachesMLS

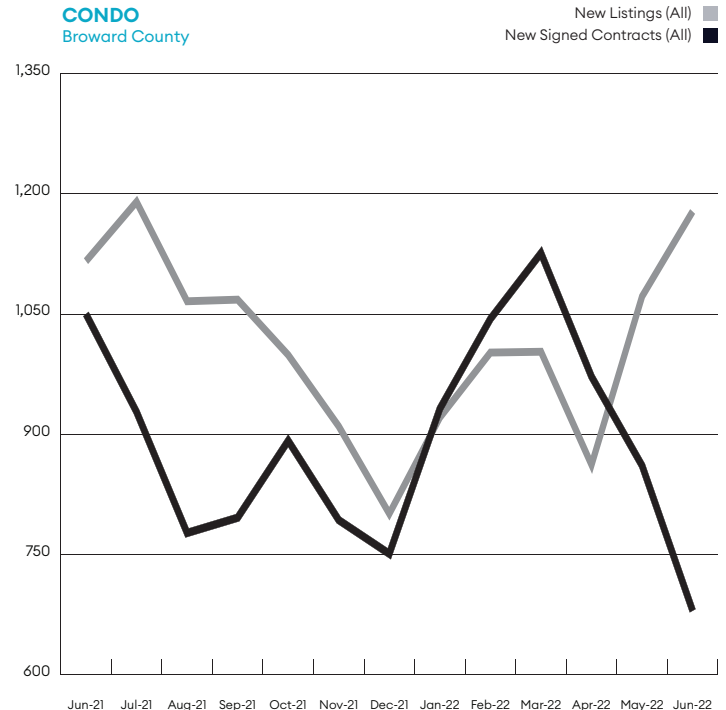
# Broward County

"Overall new signed contracts have been falling annually since June 2021 compared to the previous year's unusually elevated activity. However, month over month, newly signed contracts have fallen for the third month as the recent spike in mortgage rates has slowed demand and expanded new listings."

SINGLE FAMILY MATRIX Broward County	JUN 2022	JUN 2021	%Δ (yr)
<b>New Signed Contracts (All)</b>	<b>507</b>	<b>774</b>	<b>-34.5%</b>
< \$300K	48	100	-52.0%
\$300K - \$399K	74	189	-60.8%
\$400K - \$499K	103	168	-38.7%
\$500K - \$999K	213	237	-10.1%
\$1M - \$2.99M	60	70	-14.3%
\$3M - \$4.99M	5	5	0.0%
\$5M - \$9.99M	2	4	-50.0%
≥ \$10M	2	1	100.0%
<b>New Listings (All)</b>	<b>1,270</b>	<b>1,043</b>	<b>21.8%</b>
< \$300K	30	73	-58.9%
\$300K - \$399K	127	229	-44.5%
\$400K - \$499K	181	180	0.6%
\$500K - \$999K	618	395	56.5%
\$1M - \$2.99M	253	123	105.7%
\$3M - \$4.99M	30	22	36.4%
\$5M - \$9.99M	21	15	40.0%
≥ \$10M	10	6	66.7%



CONDO MATRIX Broward County	JUN 2022	JUN 2021	%Δ (yr)
<b>New Signed Contracts (All)</b>	<b>680</b>	<b>1,050</b>	<b>-35.2%</b>
< \$200K	267	505	-47.1%
\$200K - \$299K	167	247	-32.4%
\$300K - \$399K	113	154	-26.6%
\$400K - \$599K	83	73	13.7%
\$600K - \$999K	30	41	-26.8%
\$1M - \$2.99M	19	23	-17.4%
\$3M - \$4.99M	1	7	-85.7%
≥ \$5M	0	0	
<b>New Listings (All)</b>	<b>1,178</b>	<b>1,116</b>	<b>5.6%</b>
< \$200K	299	424	-29.5%
\$200K - \$299K	287	292	-1.7%
\$300K - \$399K	179	151	18.5%
\$400K - \$599K	219	134	63.4%
\$600K - \$999K	113	61	85.2%
\$1M - \$2.99M	64	50	28.0%
\$3M - \$4.99M	11	3	266.7%
≥ \$5M	6	1	500.0%

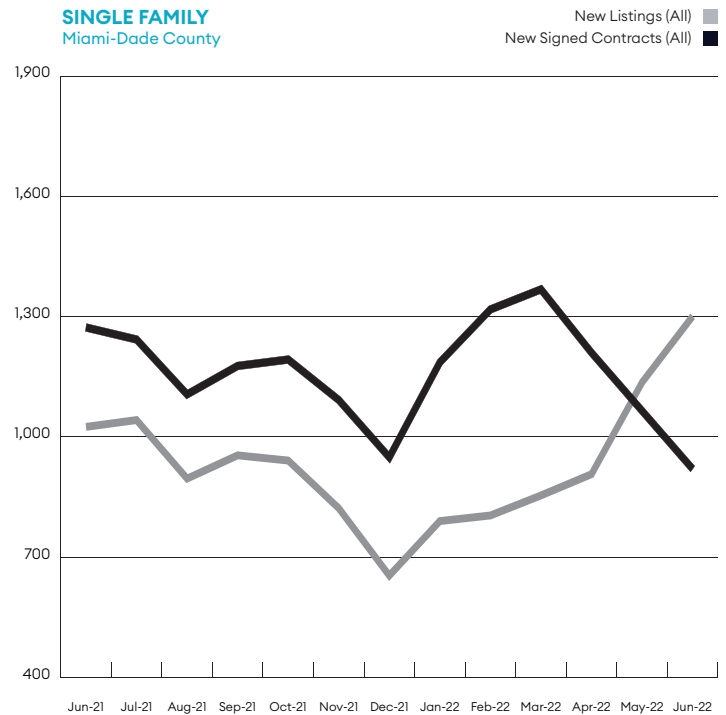


Source: BeachesMLS

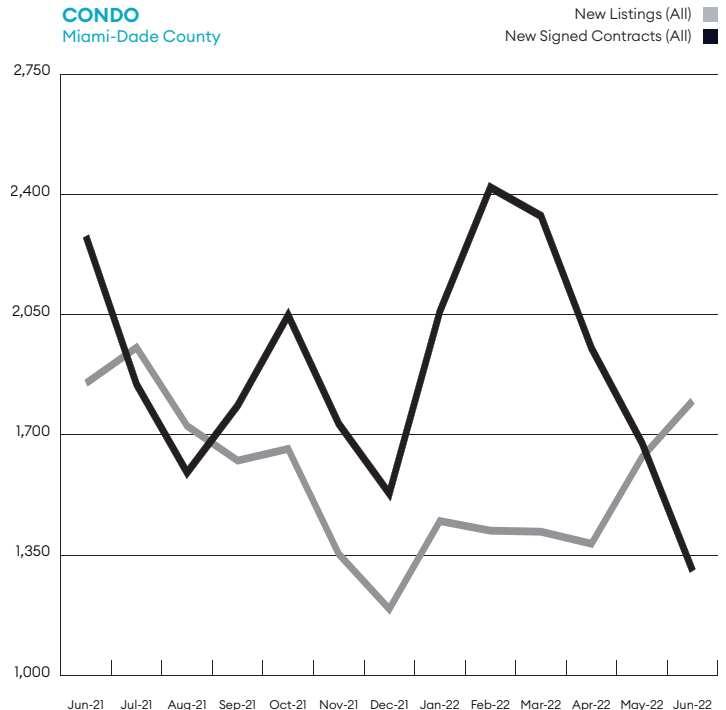
# Miami-Dade County

"Overall new signed contracts have been falling annually since January 2022 compared to the previous year's unusually elevated activity. However, month over month, newly signed contracts have fallen for the fourth straight month as the recent spike in mortgage rates has slowed demand and expanded new listings."

SINGLE FAMILY MATRIX Miami-Dade County	JUN 2022	JUN 2021	%Δ (YR)
<b>New Signed Contracts (All)</b>	<b>920</b>	<b>1,273</b>	<b>-27.7%</b>
< \$300K	42	77	-45.5%
\$300K - \$399K	117	289	-59.5%
\$400K - \$499K	223	332	-32.8%
\$500K - \$999K	396	382	3.7%
\$1M - \$2.99M	114	147	-22.4%
\$3M - \$4.99M	20	26	-23.1%
\$5M - \$9.99M	4	13	-69.2%
≥ \$10M	4	7	-42.9%
<b>New Listings (All)</b>	<b>1,301</b>	<b>1,025</b>	<b>26.9%</b>
< \$300K	25	61	-59.0%
\$300K - \$399K	72	141	-48.9%
\$400K - \$499K	177	246	-28.0%
\$500K - \$999K	578	370	56.2%
\$1M - \$2.99M	316	129	145.0%
\$3M - \$4.99M	59	34	73.5%
\$5M - \$9.99M	47	22	113.6%
≥ \$10M	27	22	22.7%



CONDO MATRIX Miami-Dade County	JUN 2022	JUN 2021	%Δ (YR)
<b>New Signed Contracts (All)</b>	<b>1,304</b>	<b>2,278</b>	<b>-42.8%</b>
< \$200K	141	398	-64.6%
\$200K - \$299K	325	586	-44.5%
\$300K - \$399K	277	487	-43.1%
\$400K - \$599K	289	393	-26.5%
\$600K - \$999K	156	229	-31.9%
\$1M - \$2.99M	102	149	-31.5%
\$3M - \$4.99M	4	20	-80.0%
≥ \$5M	10	16	-37.5%
<b>New Listings (All)</b>	<b>1,799</b>	<b>1,850</b>	<b>-2.8%</b>
< \$200K	101	225	-55.1%
\$200K - \$299K	265	399	-33.6%
\$300K - \$399K	301	348	-13.5%
\$400K - \$599K	426	324	31.5%
\$600K - \$999K	337	259	30.1%
\$1M - \$2.99M	268	229	17.0%
\$3M - \$4.99M	56	39	43.6%
≥ \$5M	45	27	66.7%

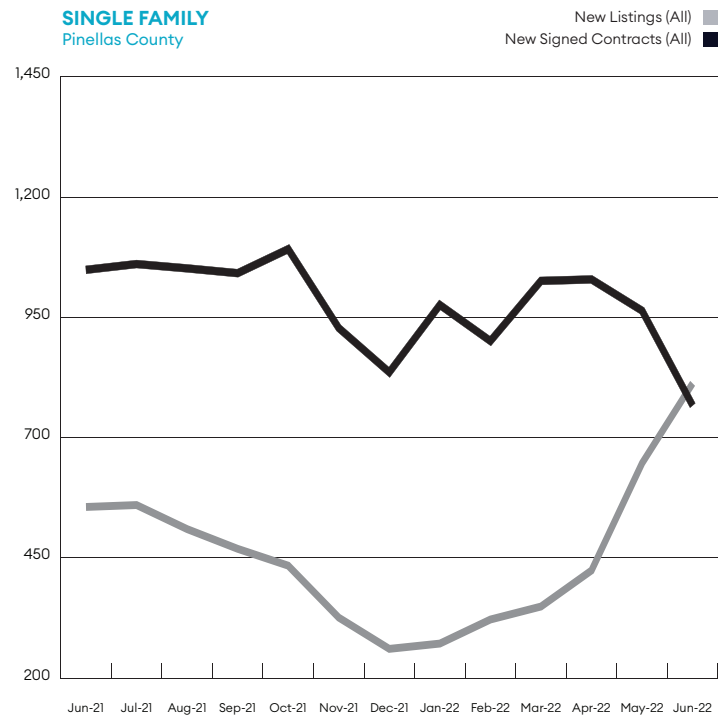


Source: Miami Association of REALTORS, INC. MLS

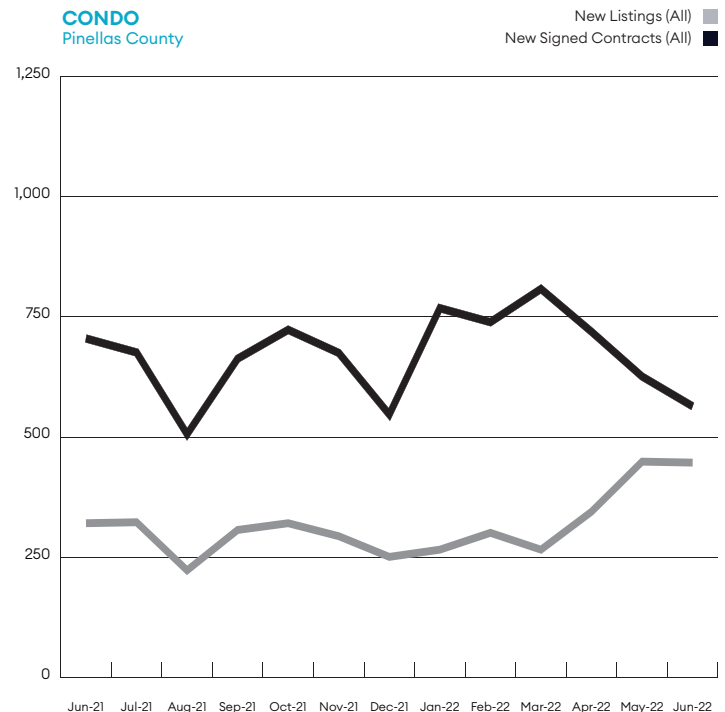
# Pinellas County

"Overall new signed contracts have been falling annually since May 2021 compared to the previous year's unusually elevated activity. However, month over month, newly signed contracts have fallen for the third month as the recent spike in mortgage rates has slowed demand and expanded new listings."

SINGLE FAMILY MATRIX Pinellas County	JUN 2022	JUN 2021	%Δ (YR)
<b>New Signed Contracts (All)</b>	<b>767</b>	<b>1,049</b>	<b>-26.9%</b>
< \$200K	15	62	-75.8%
\$200K - \$299K	78	277	-71.8%
\$300K - \$399K	204	286	-28.7%
\$400K - \$499K	166	164	1.2%
\$500K - \$599K	107	81	32.1%
\$600K - \$799K	97	80	21.3%
\$800K - \$999K	38	33	15.2%
≥ \$1M	62	66	-6.1%
<b>New Listings (All)</b>	<b>813</b>	<b>556</b>	<b>46.2%</b>
< \$200K	5	14	-64.3%
\$200K - \$299K	51	130	-60.8%
\$300K - \$399K	174	138	26.1%
\$400K - \$499K	167	96	74.0%
\$500K - \$599K	105	43	144.2%
\$600K - \$799K	107	48	122.9%
\$800K - \$999K	60	32	87.5%
≥ \$1M	144	55	161.8%



CONDO MATRIX Pinellas County	JUN 2022	JUN 2021	%Δ (YR)
<b>New Signed Contracts (All)</b>	<b>564</b>	<b>705</b>	<b>-20.0%</b>
< \$200K	141	306	-53.9%
\$200K - \$299K	183	164	11.6%
\$300K - \$399K	83	85	-2.4%
\$400K - \$499K	47	49	-4.1%
\$500K - \$599K	25	29	-13.8%
\$600K - \$799K	41	29	41.4%
\$800K - \$999K	16	18	-11.1%
≥ \$1M	28	25	12.0%
<b>New Listings (All)</b>	<b>447</b>	<b>321</b>	<b>39.3%</b>
< \$200K	66	127	-48.0%
\$200K - \$299K	115	61	88.5%
\$300K - \$399K	73	40	82.5%
\$400K - \$499K	52	21	147.6%
\$500K - \$599K	36	19	89.5%
\$600K - \$799K	53	23	130.4%
\$800K - \$999K	12	11	9.1%
≥ \$1M	40	19	110.5%

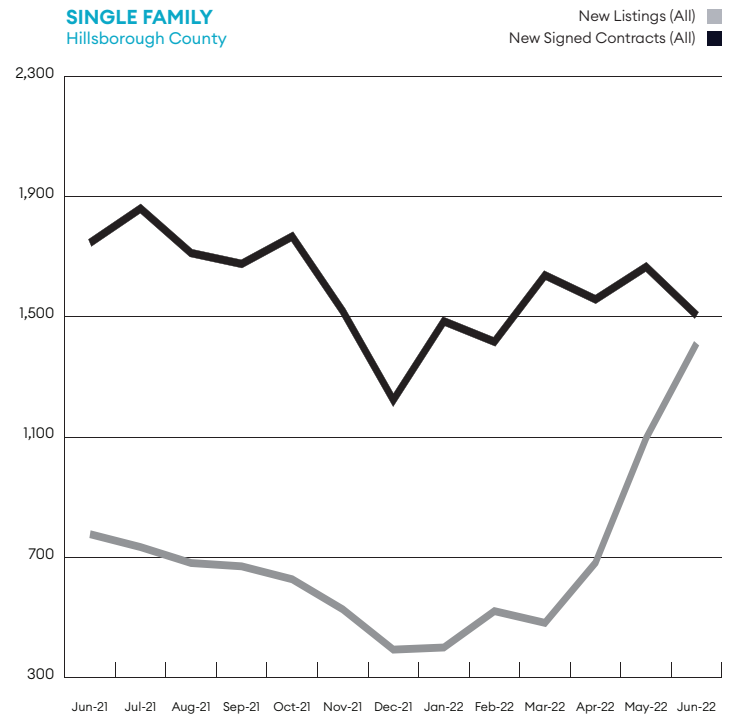


Source: Stellar MLS

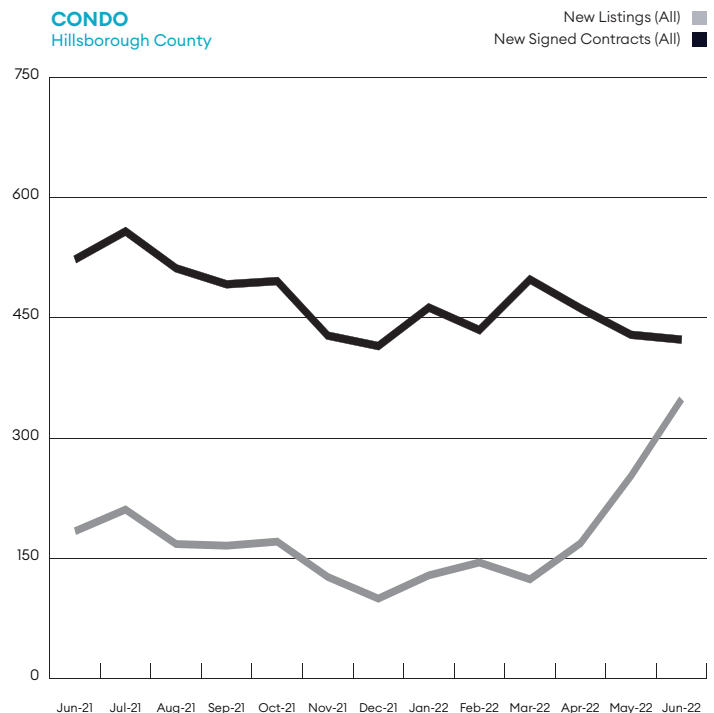
# Hillsborough County

"Overall new signed contracts have been falling annually since May 2021 compared to the previous year's unusually elevated activity. However, month over month, newly signed contracts have fallen for two of the past three months as the recent spike in mortgage rates has slowed demand and expanded new listings."

SINGLE FAMILY MATRIX Hillsborough County	JUN 2022	JUN 2021	%Δ (YR)
<b>New Signed Contracts (All)</b>	<b>1,505</b>	<b>1,746</b>	<b>-13.8%</b>
< \$200K	23	95	-75.8%
\$200K - \$299K	142	480	-70.4%
\$300K - \$399K	458	567	-19.2%
\$400K - \$499K	392	265	47.9%
\$500K - \$599K	209	140	49.3%
\$600K - \$799K	158	107	47.7%
\$800K - \$999K	47	45	4.4%
≥ \$1M	76	47	61.7%
<b>New Listings (All)</b>	<b>1,412</b>	<b>777</b>	<b>81.7%</b>
< \$200K	17	42	-59.5%
\$200K - \$299K	84	156	-46.2%
\$300K - \$399K	275	227	21.1%
\$400K - \$499K	421	96	338.5%
\$500K - \$599K	193	61	216.4%
\$600K - \$799K	200	86	132.6%
\$800K - \$999K	80	31	158.1%
≥ \$1M	142	78	82.1%



CONDO MATRIX Hillsborough County	JUN 2022	JUN 2021	%Δ (YR)
<b>New Signed Contracts (All)</b>	<b>423</b>	<b>523</b>	<b>-19.1%</b>
< \$200K	74	221	-66.5%
\$200K - \$299K	157	172	-8.7%
\$300K - \$399K	107	64	67.2%
\$400K - \$499K	46	29	58.6%
\$500K - \$599K	12	13	-7.7%
\$600K - \$799K	18	19	-5.3%
\$800K - \$999K	5	2	150.0%
≥ \$1M	4	3	33.3%
<b>New Listings (All)</b>	<b>349</b>	<b>184</b>	<b>89.7%</b>
< \$200K	54	50	8.0%
\$200K - \$299K	82	60	36.7%
\$300K - \$399K	94	21	347.6%
\$400K - \$499K	34	11	209.1%
\$500K - \$599K	11	13	-15.4%
\$600K - \$799K	33	12	175.0%
\$800K - \$999K	23	2	1,050.0%
≥ \$1M	18	15	20.0%

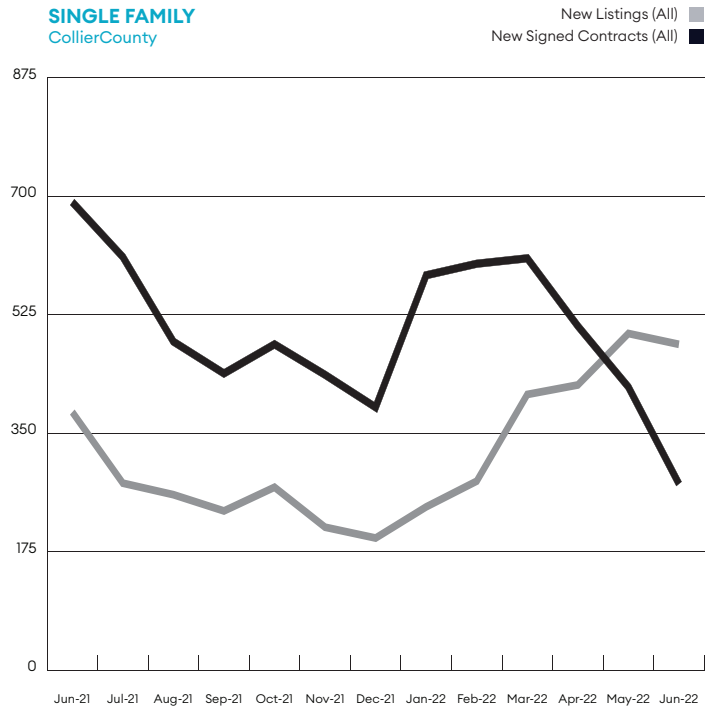


Source: Stellar MLS

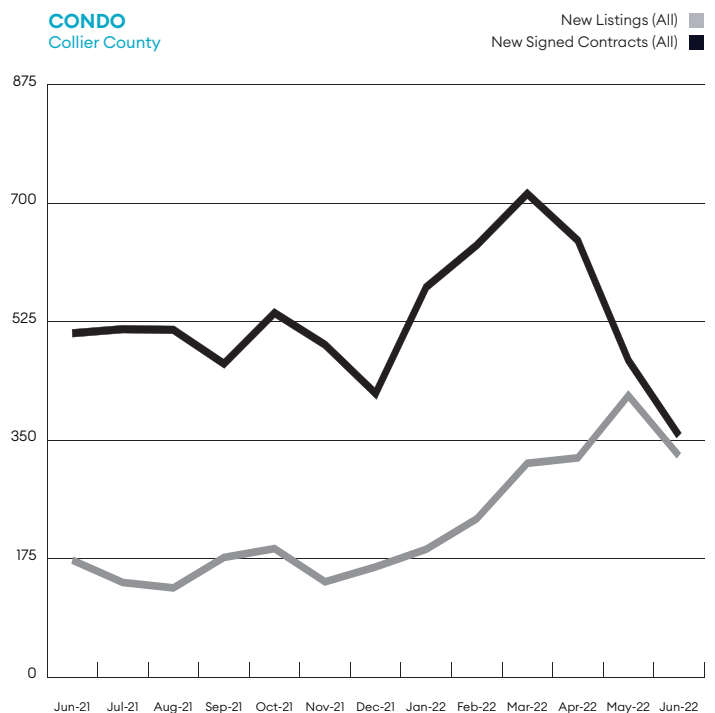
# Collier County

"Overall new signed contracts have been falling annually since March 2022 compared to the previous year's unusually elevated activity. However, month over month, newly signed contracts have also fallen for the third month as the recent spike in mortgage rates has slowed demand and expanded new listings."

SINGLE FAMILY MATRIX Collier County	JUN 2022	JUN 2021	%Δ (YR)
<b>New Signed Contracts (All)</b>	<b>275</b>	<b>691</b>	<b>-60.2%</b>
< \$300K	4	19	-78.9%
\$300K-\$499K	56	202	-72.3%
\$500K-\$699K	71	187	-62.0%
\$700K-\$899K	51	93	-45.2%
\$900K-\$999K	18	19	-5.3%
\$1M-\$1.99M	45	115	-60.9%
\$2M-\$4.99M	23	48	-52.1%
≥ \$5M	7	8	-12.5%
<b>New Listings (All)</b>	<b>481</b>	<b>381</b>	<b>26.2%</b>
< \$300K	1	10	-90.0%
\$300K-\$499K	49	69	-29.0%
\$500K-\$699K	108	91	18.7%
\$700K-\$899K	101	68	48.5%
\$900K-\$999K	37	13	184.6%
\$1M-\$1.99M	102	68	50.0%
\$2M-\$4.99M	61	47	29.8%
≥ \$5M	22	15	46.7%



CONDO MATRIX Collier County	JUN 2022	JUN 2021	%Δ (YR)
<b>New Signed Contracts (All)</b>	<b>357</b>	<b>508</b>	<b>-29.7%</b>
< \$300K	60	174	-65.5%
\$300K-\$499K	145	182	-20.3%
\$500K-\$599K	51	41	24.4%
\$600K-\$699K	24	28	-14.3%
\$700K-\$799K	16	11	45.5%
\$800K-\$999K	27	17	58.8%
\$1M-\$1.99M	21	29	-27.6%
≥ \$2M	13	26	-50.0%
<b>New Listings (All)</b>	<b>327</b>	<b>173</b>	<b>89.0%</b>
< \$300K	40	53	-24.5%
\$300K-\$499K	119	29	310.3%
\$500K-\$599K	44	17	158.8%
\$600K-\$699K	25	17	47.1%
\$700K-\$799K	19	17	11.8%
\$800K-\$999K	17	14	21.4%
\$1M-\$1.99M	35	21	66.7%
≥ \$2M	28	5	460.0%



Source: Southwest Florida MLS

Questions or comments? Email report author  
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