

Elliman Report

Florida

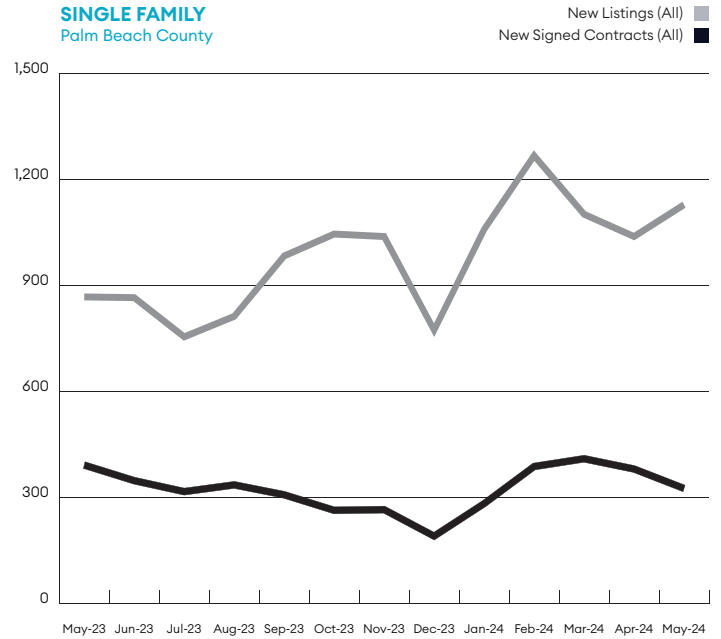
May 2024 New Signed Contracts

Palm Beach County

"Newly signed single family and condo contracts declined year over year for the third time. Since September, new listings have been added annually to the market."

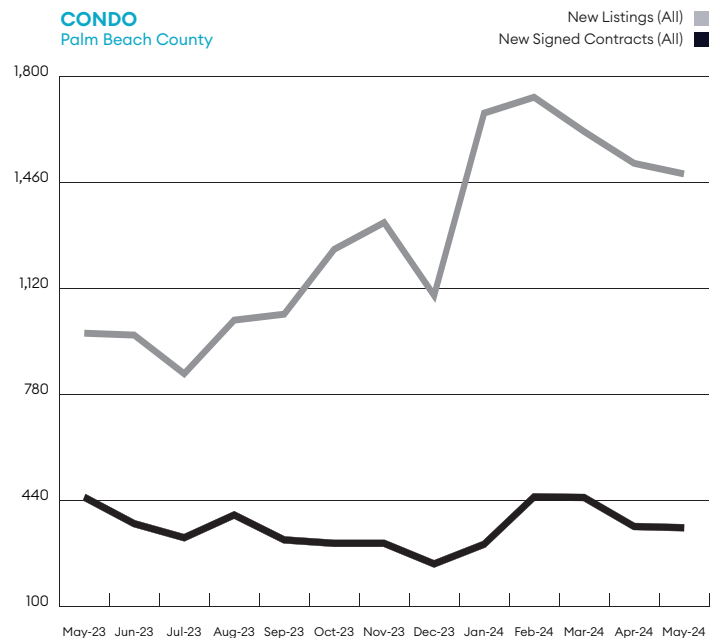
SINGLE FAMILY MATRIX Palm Beach County	MAY 2024	MAY 2023	%Δ (YR)
New Signed Contracts (All)	325	391	-16.9%
< \$300K	15	16	-6.3%
\$300K - \$399K	25	37	-32.4%
\$400K - \$499K	33	59	-44.1%
\$500K - \$999K	146	165	-11.5%
\$1M - \$2.99M	75	72	4.2%
\$3M - \$4.99M	18	22	-18.2%
\$5M - \$9.99M	12	16	-25.0%
≥ \$10M	1	4	-75.0%
New Listings (All)	1,128	867	30.1%
< \$300K	20	24	-16.7%
\$300K - \$399K	45	52	-13.5%
\$400K - \$499K	94	73	28.8%
\$500K - \$999K	595	415	43.4%
\$1M - \$2.99M	284	222	27.9%
\$3M - \$4.99M	39	47	-17.0%
\$5M - \$9.99M	28	19	47.4%
≥ \$10M	23	15	53.3%

SINGLE FAMILY Palm Beach County



CONDO MATRIX Palm Beach County	MAY 2024	MAY 2023	%Δ (YR)
New Signed Contracts (All)	353	451	-21.7%
< \$200K	70	95	-26.3%
\$200K - \$299K	79	120	-34.2%
\$300K - \$399K	64	98	-34.7%
\$400K - \$599K	61	60	1.7%
\$600K - \$999K	36	35	2.9%
\$1M - \$2.99M	30	29	3.4%
\$3M - \$4.99M	7	10	-30.0%
≥ \$5M	6	4	50.0%
New Listings (All)	1,488	977	52.3%
< \$200K	344	193	78.2%
\$200K - \$299K	335	228	46.9%
\$300K - \$399K	303	190	59.5%
\$400K - \$599K	250	163	53.4%
\$600K - \$999K	158	114	38.6%
\$1M - \$2.99M	71	64	10.9%
\$3M - \$4.99M	17	14	21.4%
≥ \$5M	10	11	-9.1%

CONDO Palm Beach County

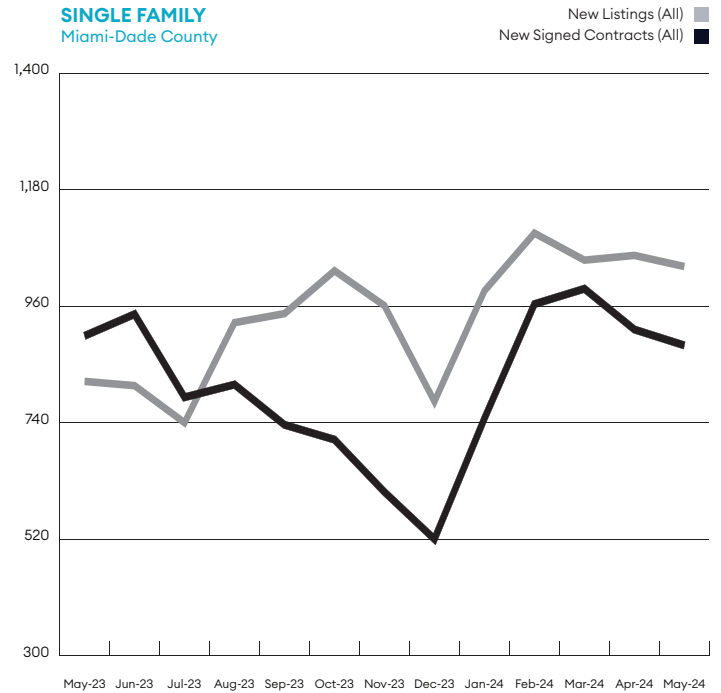


Source: BeachesMLS

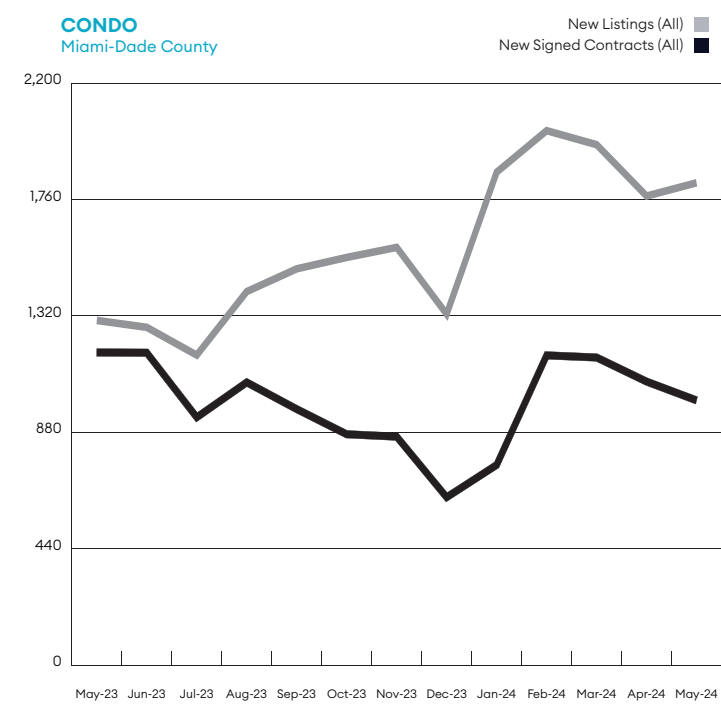
Miami-Dade County

"Newly signed single family and condo contracts declined year over year for the third time. Condo contracts rose annually above the \$3 million threshold for the second time in three months. Since September, new listings have been added annually to the market."

SINGLE FAMILY MATRIX Miami-Dade County	MAY 2024	MAY 2023	%Δ (YR)
New Signed Contracts (All)	886	904	-2.0%
< \$300K	11	26	-57.7%
\$300K - \$399K	39	59	-33.9%
\$400K - \$499K	126	192	-34.4%
\$500K - \$999K	508	423	20.1%
\$1M - \$2.99M	153	165	-7.3%
\$3M - \$4.99M	24	28	-14.3%
\$5M - \$9.99M	14	5	180.0%
≥ \$10M	11	6	83.3%
New Listings (All)	1,035	818	26.5%
< \$300K	19	24	-20.8%
\$300K - \$399K	22	33	-33.3%
\$400K - \$499K	88	89	-1.1%
\$500K - \$999K	508	367	38.4%
\$1M - \$2.99M	285	206	38.3%
\$3M - \$4.99M	51	42	21.4%
\$5M - \$9.99M	38	31	22.6%
≥ \$10M	24	26	-7.7%



CONDO MATRIX Miami-Dade County	MAY 2024	MAY 2023	%Δ (YR)
New Signed Contracts (All)	1,001	1,182	-15.3%
< \$200K	49	77	-36.4%
\$200K - \$299K	213	245	-13.1%
\$300K - \$399K	211	258	-18.2%
\$400K - \$599K	281	292	-3.8%
\$600K - \$999K	123	174	-29.3%
\$1M - \$2.99M	99	115	-13.9%
\$3M - \$4.99M	15	11	36.4%
≥ \$5M	10	10	0.0%
New Listings (All)	1,823	1,303	39.9%
< \$200K	87	60	45.0%
\$200K - \$299K	282	179	57.5%
\$300K - \$399K	293	200	46.5%
\$400K - \$599K	472	328	43.9%
\$600K - \$999K	343	266	28.9%
\$1M - \$2.99M	246	203	21.2%
\$3M - \$4.99M	54	31	74.2%
≥ \$5M	46	36	27.8%



Source: Miami Association of REALTORS, INC. MLS

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

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