## Quarterly Market Summary - Q2 2019

### Townhouses and Condos

**Florida**

<table>
<thead>
<tr>
<th></th>
<th>Q2 2019</th>
<th>Q2 2018</th>
<th>Percent Change Year-over-Year</th>
</tr>
</thead>
<tbody>
<tr>
<td>Closed Sales</td>
<td>34,128</td>
<td>34,623</td>
<td>-1.4%</td>
</tr>
<tr>
<td>Paid in Cash</td>
<td>16,946</td>
<td>18,113</td>
<td>-6.4%</td>
</tr>
<tr>
<td>Median Sale Price</td>
<td>$195,000</td>
<td>$189,500</td>
<td>2.9%</td>
</tr>
<tr>
<td>Average Sale Price</td>
<td>$277,785</td>
<td>$279,369</td>
<td>-0.6%</td>
</tr>
<tr>
<td>Dollar Volume</td>
<td>$9.5 Billion</td>
<td>$9.7 Billion</td>
<td>-2.0%</td>
</tr>
<tr>
<td>Med. Pct. of Orig. List Price Received</td>
<td>94.9%</td>
<td>95.1%</td>
<td>-0.2%</td>
</tr>
<tr>
<td>Median Time to Contract</td>
<td>52 Days</td>
<td>44 Days</td>
<td>18.2%</td>
</tr>
<tr>
<td>Median Time to Sale</td>
<td>91 Days</td>
<td>84 Days</td>
<td>8.3%</td>
</tr>
<tr>
<td>New Pending Sales</td>
<td>35,657</td>
<td>35,865</td>
<td>-0.6%</td>
</tr>
<tr>
<td>New Listings</td>
<td>39,618</td>
<td>41,486</td>
<td>-4.5%</td>
</tr>
<tr>
<td>Pending Inventory</td>
<td>16,982</td>
<td>16,563</td>
<td>2.5%</td>
</tr>
<tr>
<td>Inventory (Active Listings)</td>
<td>54,350</td>
<td>51,967</td>
<td>4.6%</td>
</tr>
<tr>
<td>Months Supply of Inventory</td>
<td>5.7</td>
<td>5.5</td>
<td>3.6%</td>
</tr>
</tbody>
</table>

### Chart Descriptions

- **Closed Sales**: Graph showing the number of closed sales from Q1 2015 to Q2 2018.
- **Median Sale Price**: Graph showing the median sale price from Q1 2015 to Q2 2018.
- **Inventory**: Graph showing the inventory from Q1 2015 to Q2 2018.

**Quarterly Market Summary**

Produced by Florida REALTORS® with data provided by Florida's multiple listing services. Statistics for each month compiled from MLS feeds on the 15th day of the following month. Data released on Wednesday, August 7, 2019. Next data release is Thursday, November 7, 2019.
## Quarterly Distressed Market - Q2 2019
**Townhouses and Condos**

**Florida Real Estate**

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### Statistics

<table>
<thead>
<tr>
<th>Category</th>
<th>Closed Sales</th>
<th>Median Sale Price</th>
<th>Percent Change YOY</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Traditional</strong></td>
<td>Q2 2019: 33,343</td>
<td>Q2 2018: 33,706</td>
<td>-1.1%</td>
</tr>
<tr>
<td></td>
<td>Median Sale Price: $195,000</td>
<td>$190,000</td>
<td>2.6%</td>
</tr>
<tr>
<td><strong>Foreclosure/REO</strong></td>
<td>Closed Sales: 679</td>
<td>751</td>
<td>-9.6%</td>
</tr>
<tr>
<td></td>
<td>Median Sale Price: $138,000</td>
<td>$130,000</td>
<td>6.2%</td>
</tr>
<tr>
<td><strong>Short Sale</strong></td>
<td>Closed Sales: 106</td>
<td>166</td>
<td>-36.1%</td>
</tr>
<tr>
<td></td>
<td>Median Sale Price: $152,500</td>
<td>$135,500</td>
<td>12.5%</td>
</tr>
</tbody>
</table>

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