

Fort Lauderdale Ocean Access

SINGLE FAMILY REPORT

Report Date: **10/18/2022**

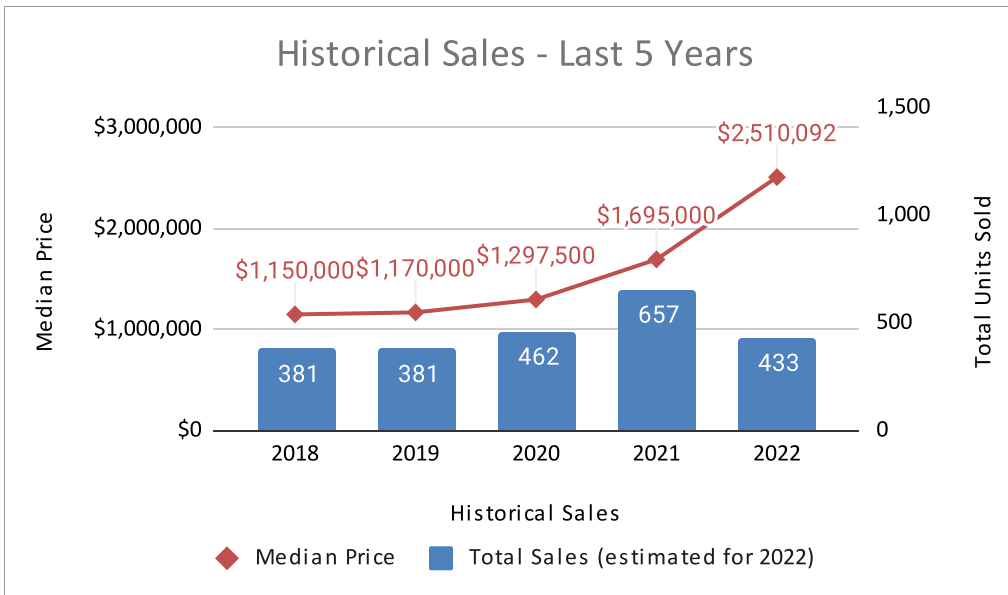
**This report includes all single family waterfront homes with ocean access in Fort Lauderdale.*

ACTIVE SINGLE FAMILY LISTINGS				INVENTORY SUMMARY	
Listings	High Price	Low Price	Median Price	Sales/month	Months of Supply
218	\$34,995,000	\$669,900	\$3,712,500	31.0	7.0

**Sales per month are based on an average of the past 6 months.*

TRAILING 6 MONTH SALES ANALYSIS (LAST YEAR VS. CURRENT YEAR)			
DATE RANGE	4/18/2021 - 10/18/2021	4/18/2022 - 10/18/2022	CHANGE
Units Sold	324	186	-42.6%
Median Sale Price	\$1,833,500	\$2,600,000	41.8%
Sq. Ft. Living	2,729	2,788	2.2%
Price per Sq.Ft.	\$625	\$832	33.1%
Sale Price vs. List Price	96%	96%	0.0%
Days on Market	28	34	21.4%

**The Trailing 6 Month chart compares data from the most recent 6 months to the same period last year.*



PRICE PER SQ FT	
2018	\$420
2019	\$407
2020	\$456
2021	\$584
2022	\$833
% change	98.33%
MEDIAN PRICE	
2018	\$1,150,000
2019	\$1,170,000
2020	\$1,297,500
2021	\$1,695,000
2022	\$2,510,092
% change	118.27%

What is your property worth?
 Contact me today for a free Comparative Market Analysis of your property.

This report courtesy of:

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