

Fort Lauderdale

OCEANFRONT CONDO REPORT

Report Date:

5/8/2023

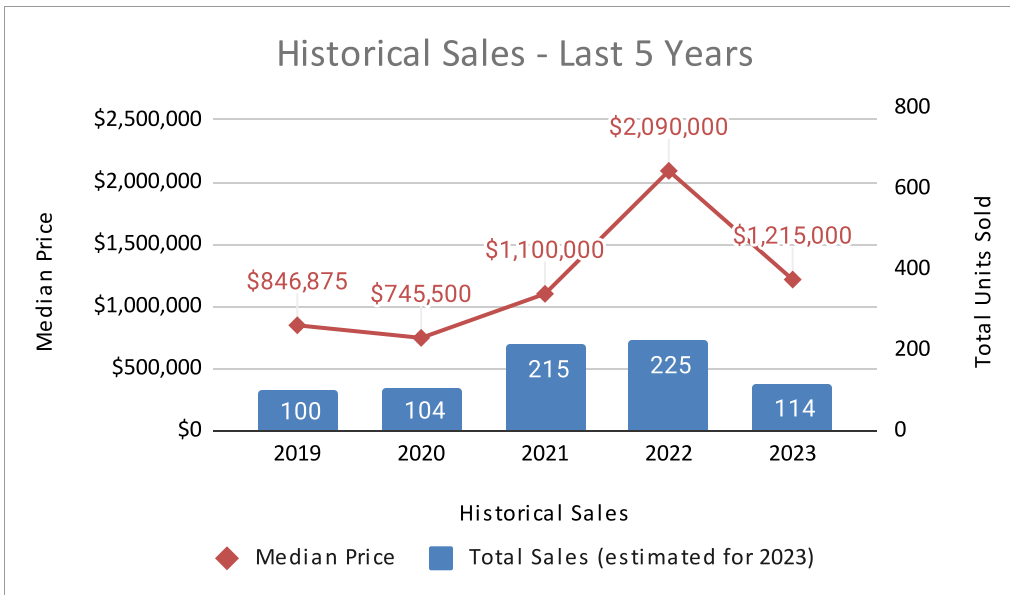
**This report includes all oceanfront condos in the city of Fort Lauderdale (excluding Galt Ocean Mile). NOTE: Median sales price in 2022 is inflated due to a high number of new construction sales in the Auberge and Four Seasons condo projects.*

ACTIVE OCEANFRONT CONDO LISTINGS				INVENTORY SUMMARY	
Listings	High Price	Low Price	Median Price	Sales/month	Months of Supply
76	\$15,500,000	\$265,000	\$2,372,500	8.8	8.6

**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	11/8/2021 - 5/8/2022	11/8/2022 - 5/8/2023	CHANGE
Units Sold	144	53	-63.2%
Median Sale Price	\$2,225,000	\$1,500,000	-32.6%
Sq. Ft. Living	2,034	1,880	-7.6%
Price per Sq.Ft.	\$978	\$781	-20.1%
Sale Price vs. List Price	96%	93%	-3.1%
Days on Market	95	61	-35.8%

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



PRICE PER SQ FT	
2019	\$495
2020	\$458
2021	\$579
2022	\$1,053
2023	\$656
% change	32.53%
MEDIAN PRICE	
2019	\$846,875
2020	\$745,500
2021	\$1,100,000
2022	\$2,090,000
2023	\$1,215,000
% change	43.47%

What is your property worth?
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This report courtesy of:

Rich Barnhart

Broker

954-351-7007

info@bythesearealty.com

www.bythesearealty.com

