

# Local Market Watch



## Pompano Beach Ocean Access

### SINGLE FAMILY REPORT

Report Date:

2/4/2024

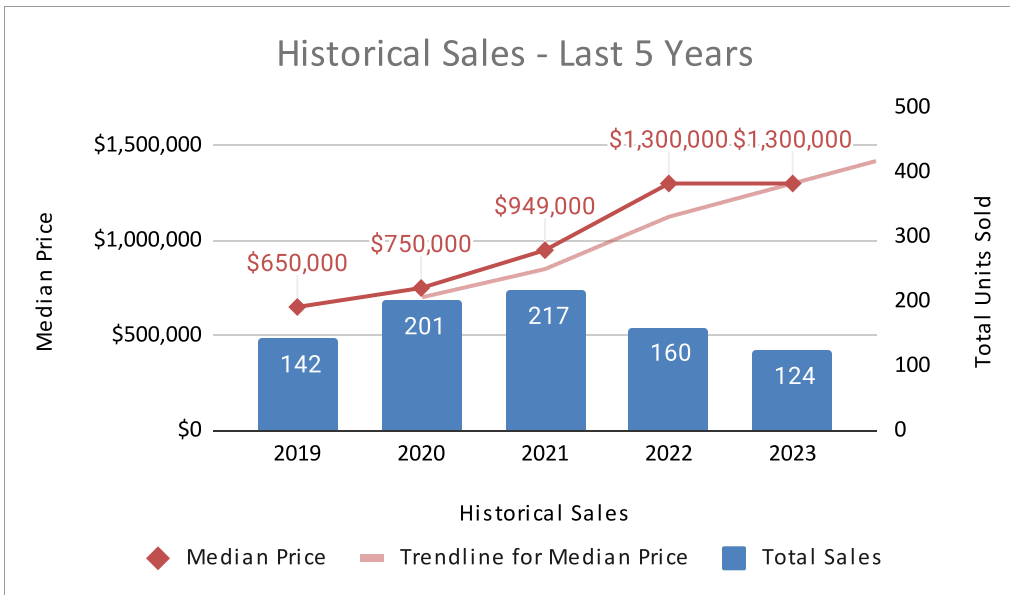
*\*This report includes all single family waterfront homes with ocean access in the city of Pompano Beach*

ACTIVE SINGLE FAMILY LISTINGS				INVENTORY SUMMARY	
Listings	High Price	Low Price	Median Price	Sales/month	Months of Supply
73	\$7,300,000	\$924,000	\$1,950,000	8.0	9.1

*\*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	8/4/2022 - 2/4/2023	8/4/2023 - 2/4/2024	CHANGE
Units Sold	56	48	-14.3%
Median Sale Price	\$1,157,500	\$1,550,000	33.9%
Sq. Ft. Living	1,872	2,001	6.9%
Price per Sq.Ft.	\$557	\$731	31.2%
Sale Price vs. List Price	94%	94%	0.0%
Days on Market	34	50	47.1%

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



PRICE PER SQ FT	
2019	\$345
2020	\$394
2021	\$480
2022	\$675
2023	\$655
% change	89.86%
MEDIAN PRICE	
2019	\$650,000
2020	\$750,000
2021	\$949,000
2022	\$1,300,000
2023	\$1,300,000
% change	100.00%

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

*This report courtesy of:*

**By The Sea Realty**

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