

State of South Florida Residential Real Estate Market

There are 107,527 condos, townhouses, and single-family houses for sale in the tri-county South Florida region of Miami-Dade, Broward, and Palm Beach counties as of Nov. 24, 2008. There are an additional 9,302 condos, townhouses, and single-family houses that are under contract and scheduled to close. Miami-Dade has the highest number of available properties, but also the greatest number of residences under contract.

For more information, please contact Peter Zalewski, Licensed Real Estate Broker of Condo Vultures® Realty LLC, at 305-865-5629 or by email at Peter@CondoVultures.com.

Running Total Through	11/24/08	
	Total	Percentage of Market
Active Listings Of Condos, Townhouses, Single-Family Houses		
South Florida Total	107,527	100%
Miami-Dade County Total	40,994	38%
Broward County Total	36,926	34%
Palm Beach County Total	29,607	28%
Pending Sales Of Condos, Townhouses, Single-Family Houses		
South Florida Total	9,302	100%
Miami-Dade County Total	4,245	46%
Broward County Total	3,295	35%
Palm Beach County Total	1,762	19%
Active Listings Of Single-Family Houses	46,599	100%
Miami-Dade County	16,554	36%
Broward County	15,831	34%
Palm Beach County	14,214	31%
Pending Sales Of Single-Family Houses	4,868	100%
Miami-Dade County	2,074	43%
Broward County	1,804	37%
Palm Beach County	990	20%
Active Listings Of Condos and Townhouses	60,928	100%
Miami-Dade County	24,440	40%
Broward County	21,095	35%
Palm Beach County	15,393	25%
Pending Sales Of Condos and Townhouses	4,434	100%
Miami-Dade County	2,171	49%
Broward County	1,491	34%
Palm Beach County	772	17%

Source: Condo Vultures® Realty LLC compiled this data using the Multiple Listing Service.