

## Highland Beach

### Single Family

Key Metrics	July			Year to Date		
	2022	2023	% Change	7-2022	7-2023	% Change
Closed Sales	0	1	—	10	3	- 70.0%
Median Sales Price*	—	<b>\$4,650,000</b>	—	\$11,700,000	<b>\$4,650,000</b>	- 60.3%
Average Sales Price*	—	<b>\$4,650,000</b>	—	\$15,643,000	<b>\$5,716,667</b>	- 63.5%
Dollar Volume	—	<b>\$4,650,000</b>	—	\$156,430,000	<b>\$17,150,000</b>	- 89.0%
Percent of Original List Price Received*	—	<b>94.9%</b>	—	91.8%	<b>90.8%</b>	- 1.1%
Median Time to Contract	—	<b>14</b>	—	101	<b>13</b>	- 87.1%
Pending Sales	1	<b>0</b>	- 100.0%	10	<b>4</b>	- 60.0%
New Listings	2	<b>2</b>	0.0%	15	<b>7</b>	- 53.3%
Inventory of Homes for Sale	10	<b>5</b>	- 50.0%	—	—	—
Months Supply of Inventory	5.7	<b>4.0</b>	- 29.8%	—	—	—

### Townhouse/Condo

Key Metrics	July			Year to Date		
	2022	2023	% Change	7-2022	7-2023	% Change
Closed Sales	11	<b>10</b>	- 9.1%	144	<b>77</b>	- 46.5%
Median Sales Price*	\$1,250,000	<b>\$957,500</b>	- 23.4%	\$844,500	<b>\$950,000</b>	+ 12.5%
Average Sales Price*	\$1,385,045	<b>\$1,394,700</b>	+ 0.7%	\$1,178,335	<b>\$1,413,012</b>	+ 19.9%
Dollar Volume	\$15,235,500	<b>\$13,947,000</b>	- 8.5%	\$169,680,273	<b>\$108,801,900</b>	- 35.9%
Percent of Original List Price Received*	91.9%	<b>92.6%</b>	+ 0.8%	96.5%	<b>91.5%</b>	- 5.2%
Median Time to Contract	34	<b>54</b>	+ 58.8%	33	<b>62</b>	+ 87.9%
Pending Sales	10	<b>10</b>	0.0%	144	<b>87</b>	- 39.6%
New Listings	15	<b>13</b>	- 13.3%	176	<b>156</b>	- 11.4%
Inventory of Homes for Sale	47	<b>60</b>	+ 27.7%	—	—	—
Months Supply of Inventory	2.4	<b>5.4</b>	+ 125.0%	—	—	—

\* Does not account for seller concessions. Percent change may be extreme due to small sample size. Dash (—) means no activity to report on for specified time period.

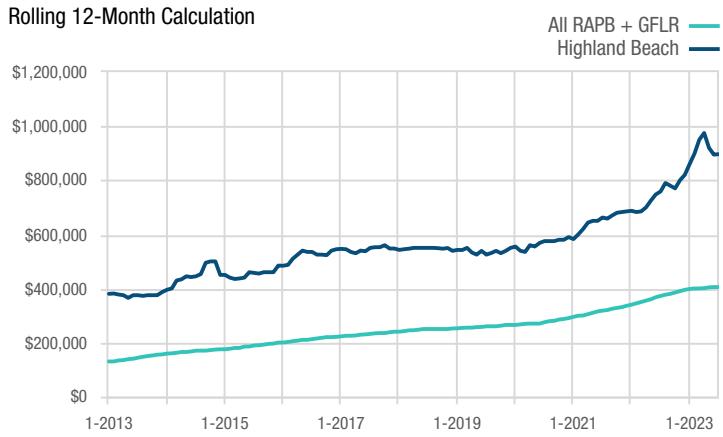
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.