

Hialeah 33014

ZIP code · FL · Florida > Miami-Dade County > Hialeah

BUYER'S MARKET

\$467K

MEDIAN SALE PRICE

-3.4%

1-YR CHANGE

249

SALES (12 MO)

\$383K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 38 / 100



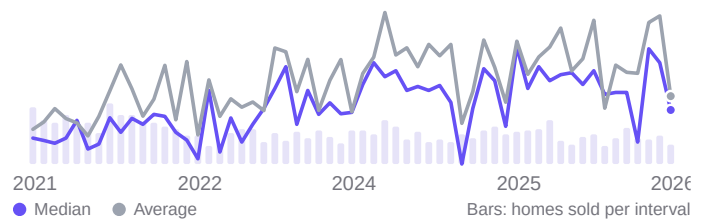
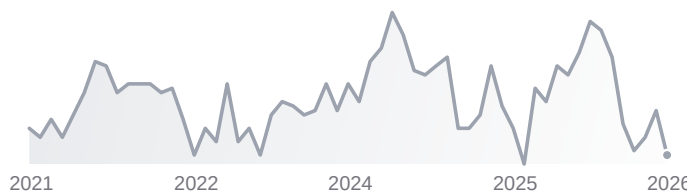
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

38 / 100

Sale prices

Median \$376K · Average \$411K

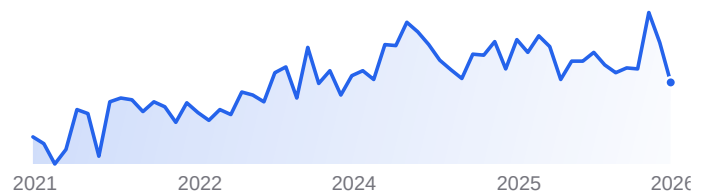
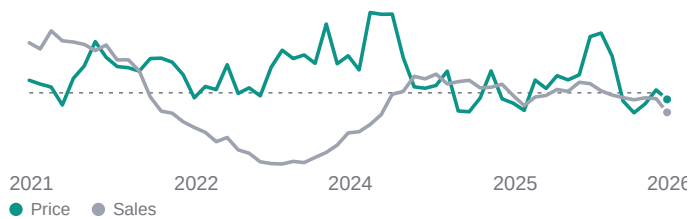


Growth (year over year)

Price -3.4% · Sales -10.1%

Price per square foot

\$296/ft²

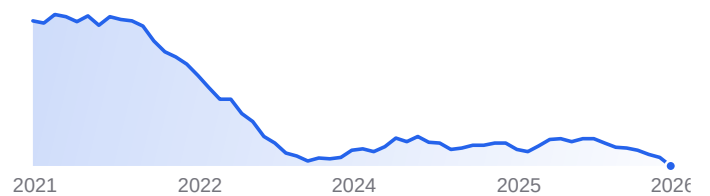


Sale premium vs estimated value

-2.1%

Annual turnover (share of homes sold)

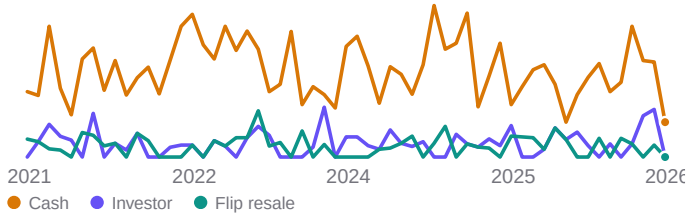
2.5%



BUYERS & OUTCOMES

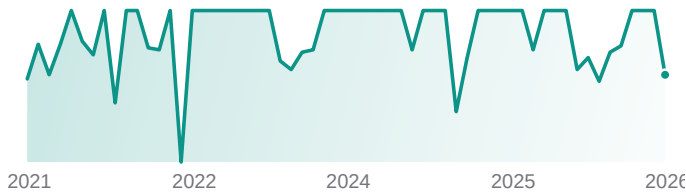
Buyer mix

Cash 13% · Investor 0% · Flip resale 0%



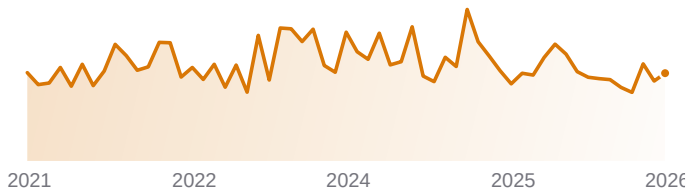
Sellers who sold at a gain

91%

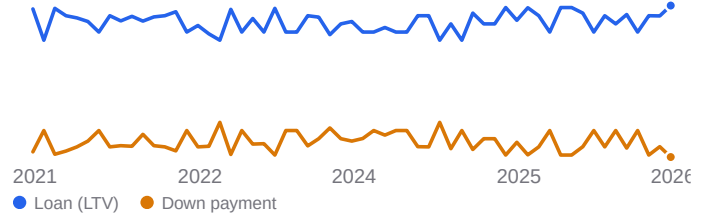


Median annualized return at resale

+6.2%

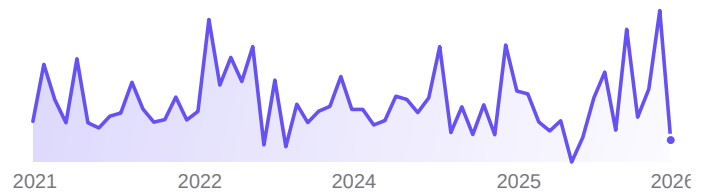


Financing (share of purchase price) Loan (LTV) 96% · Down payment 3.8%



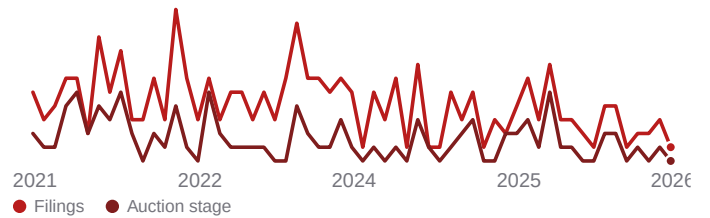
Typical hold before selling

5.8 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	9,985
Median value (AVM)	\$383K
Median size	1,333 ft²
Median bedrooms	3
Median year built	1971
Single family	34%
Condos	33%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	65%
Underwater (LTV 125% or more)	0.9%
Owner occupied	74%
Company owned	18%
Median loan-to-value	36%

Typical ownership tenure

14.4 yrs

COMMUNITY

Population	40,897
Density	6,127 / mi ²
Median household income	\$66K
Average household income	\$84K
Crime index (US avg 100)	96
Air pollution index (US avg 100)	87
Earthquake index (US avg 100)	14
Homes occupied	95%
Bachelor's or higher	18%
Poverty rate	10.4%
Unemployment	0.8%
Average temp	75°F
Annual precip	62 in
Sunshine	70%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.