

Homestead 33031

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

BALANCED MARKET

\$713K

MEDIAN SALE PRICE

-24.8%

1-YR CHANGE

78

SALES (12 MO)

\$882K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 42 / 100



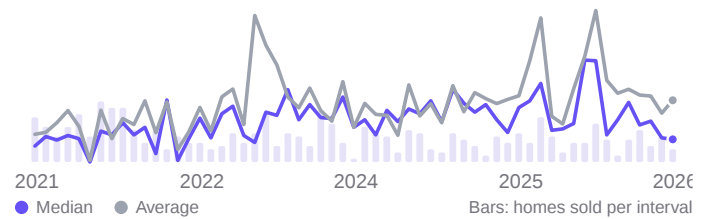
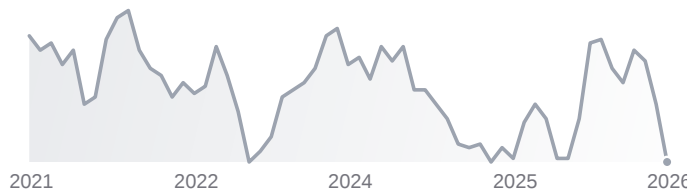
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

42 / 100

Sale prices

Median \$670K · Average \$929K

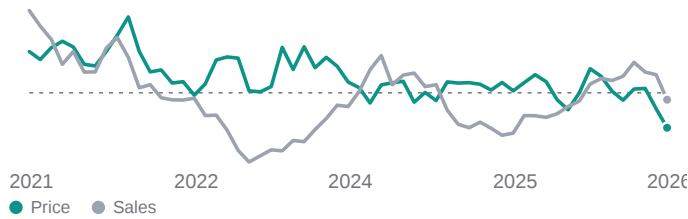


Growth (year over year)

Price -24.8% · Sales -4.9%

Price per square foot

\$301/ft²

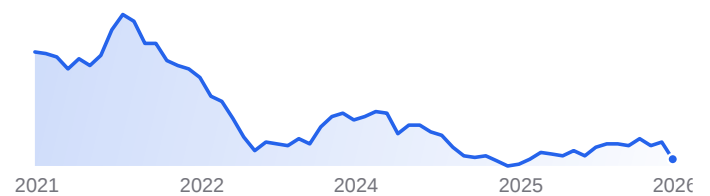
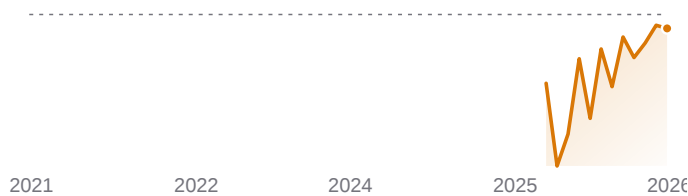


Sale premium vs estimated value

-0.2%

Annual turnover (share of homes sold)

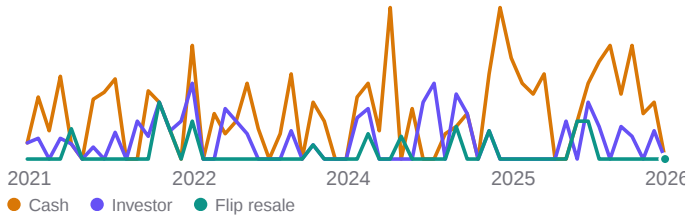
3.8%



BUYERS & OUTCOMES

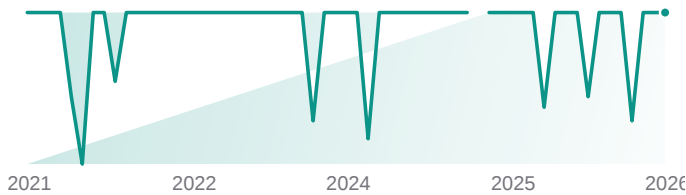
Buyer mix

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



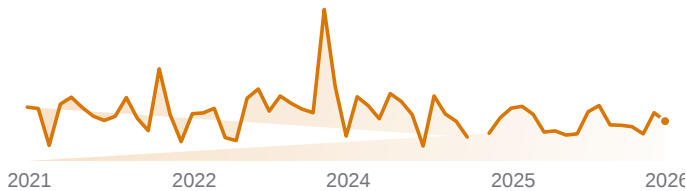
Sellers who sold at a gain

100%

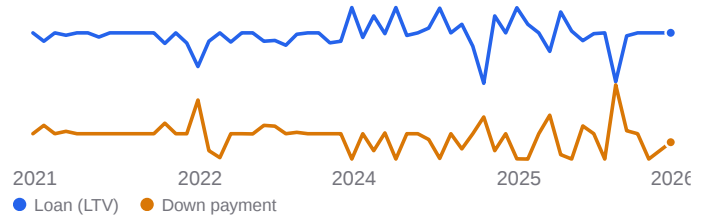


Median annualized return at resale

+9.2%

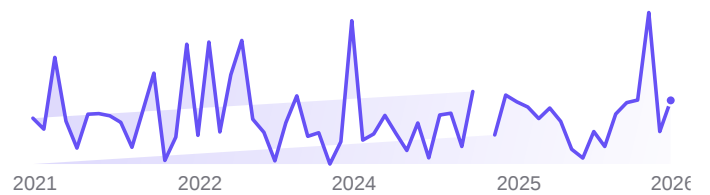


Financing (share of purchase price) Loan (LTV) 80% · Down payment 15%



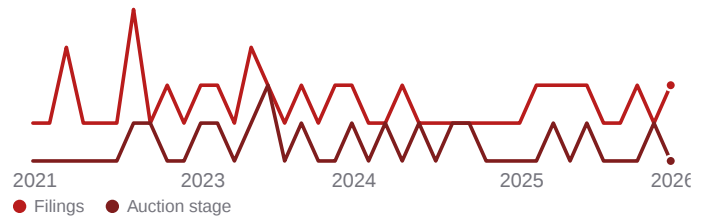
Typical hold before selling

10.3 yrs



Preforeclosure filings

Filings 2 · Auction stage 0



HOUSING STOCK

Homes	2,037
Median value (AVM)	\$882K
Median size	2,313 ft²
Median bedrooms	3
Median year built	1982
Single family	74%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	69%
Underwater (LTV 125% or more)	0.6%
Owner occupied	87%
Company owned	16%
Median loan-to-value	34%
Typical ownership tenure	10.0 yrs

COMMUNITY

Population	7,433
Density	318 / mi²
Median household income	\$95K
Average household income	\$135K
Crime index (US avg 100)	69
Air pollution index (US avg 100)	81
Earthquake index (US avg 100)	9
Homes occupied	95%
Bachelor's or higher	14%
Poverty rate	12.9%
Unemployment	0.8%
Average temp	75°F
Annual precip	59 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.