

Miami 33122

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

SELLER'S MARKET

\$1.5M

MEDIAN SALE PRICE

-11.9%

1-YR CHANGE

9

SALES (12 MO)

\$1.5M

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 73 / 100



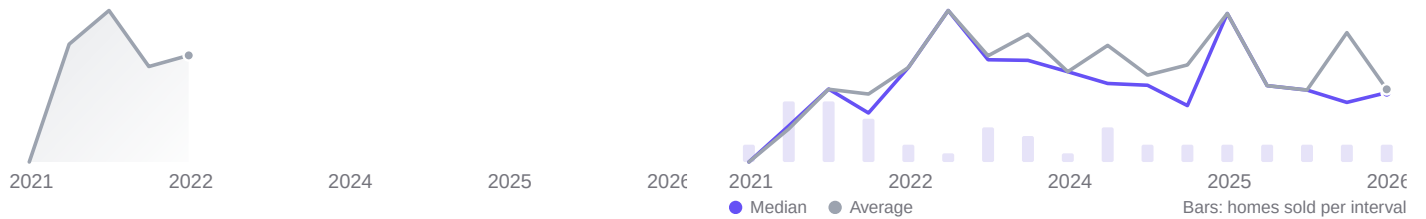
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

73 / 100

Sale prices

Median \$1.5M · Average \$1.6M

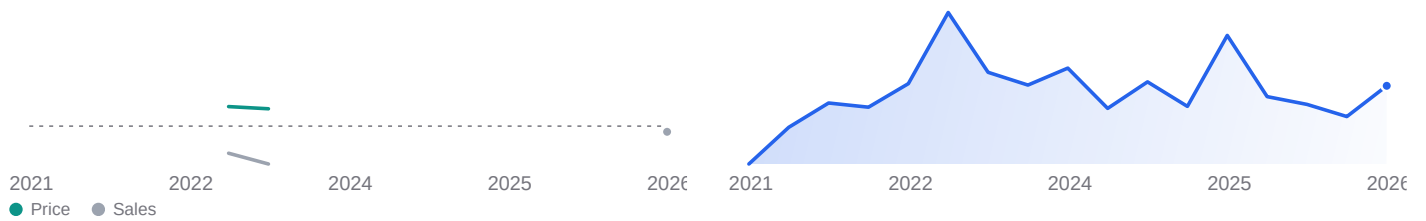


Growth (year over year)

Price -11.9% · Sales -10.0%

Price per square foot

\$441/ft²

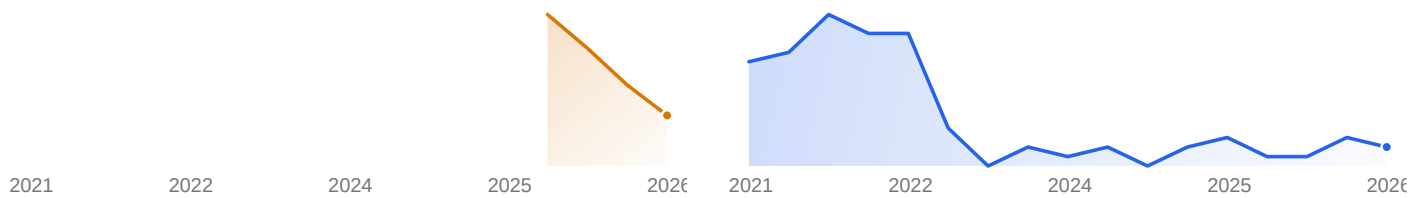


Sale premium vs estimated value

+1.7%

Annual turnover (share of homes sold)

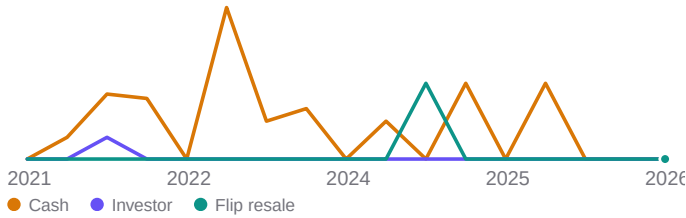
7.1%



BUYERS & OUTCOMES

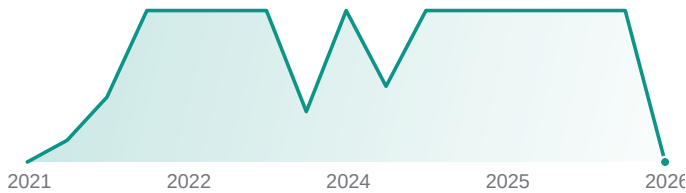
Buyer mix

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



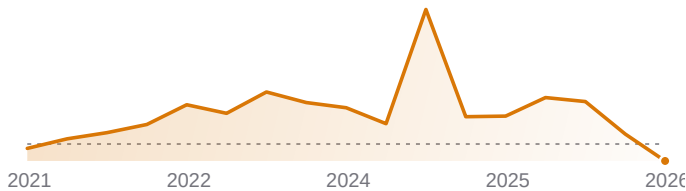
Sellers who sold at a gain

50%

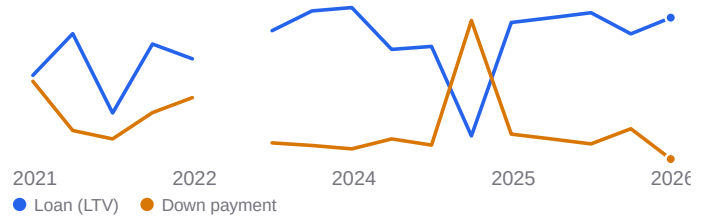


Median annualized return at resale

-2.4%

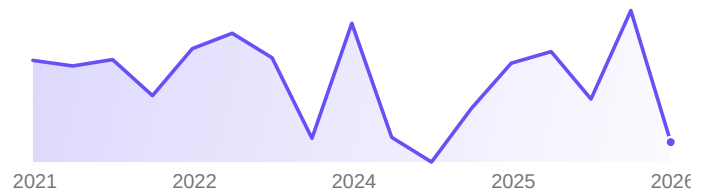


Financing (share of purchase price) Loan (LTV) 80% · Down payment 10%



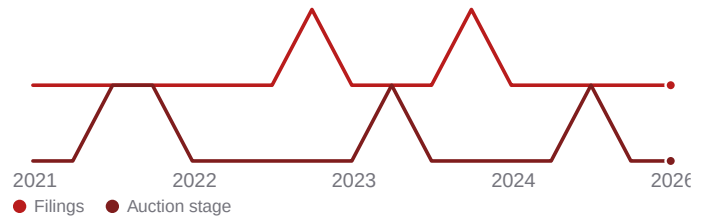
Typical hold before selling

1.4 yrs



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	127
Median value (AVM)	\$1.5M
Median size	3,874 ft²
Median bedrooms	5
Median year built	2015
Single family	100%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	62%
Underwater (LTV 125% or more)	0.8%
Owner occupied	58%
Company owned	39%
Median loan-to-value	34%
Typical ownership tenure	7.6 yrs

COMMUNITY

Population	1,896
Density	401 / mi²
Median household income	\$50K
Average household income	\$67K
Crime index (US avg 100)	124
Air pollution index (US avg 100)	84
Earthquake index (US avg 100)	10
Homes occupied	88%
Bachelor's or higher	22%
Poverty rate	11.1%
Unemployment	0.7%
Average temp	76°F
Annual precip	61 in
Sunshine	70%

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