

Miami 33145

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

BALANCED MARKET

\$767K

MEDIAN SALE PRICE

+1.5%

1-YR CHANGE

304

SALES (12 MO)

\$720K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 57 / 100



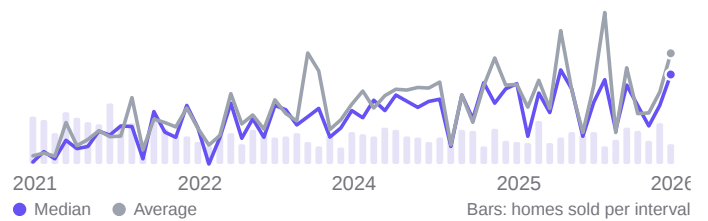
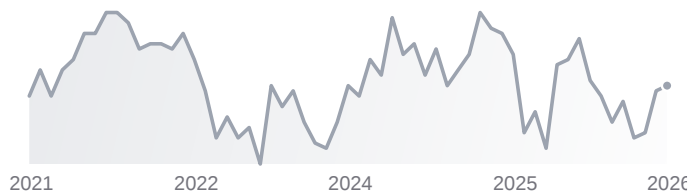
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

57 / 100

Sale prices

Median \$900K · Average \$1M

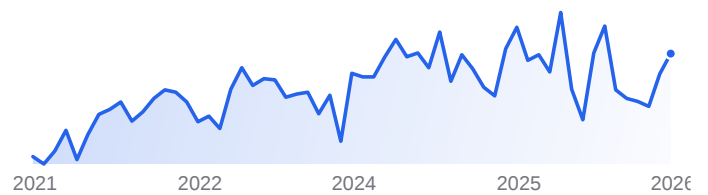
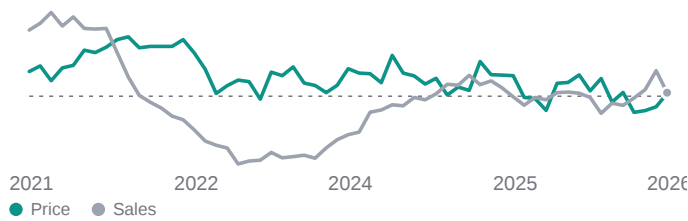


Growth (year over year)

Price +1.5% · Sales +2.0%

Price per square foot

\$505/ft²

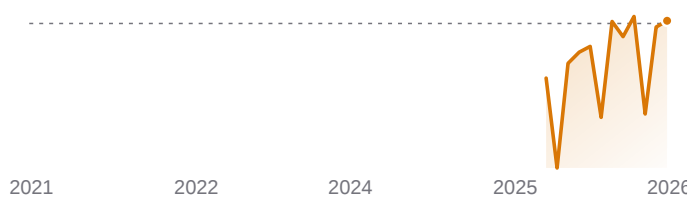


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

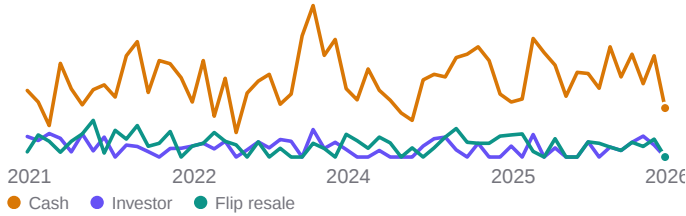
3.6%



BUYERS & OUTCOMES

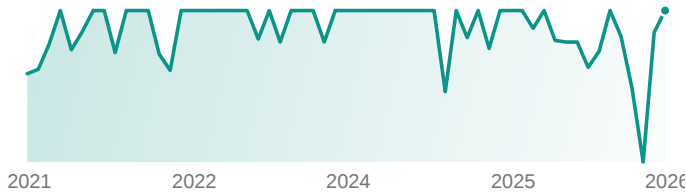
Buyer mix

Cash 22% · Investor 0% · Flip resale 0%



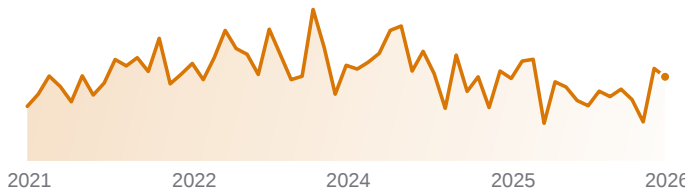
Sellers who sold at a gain

100%

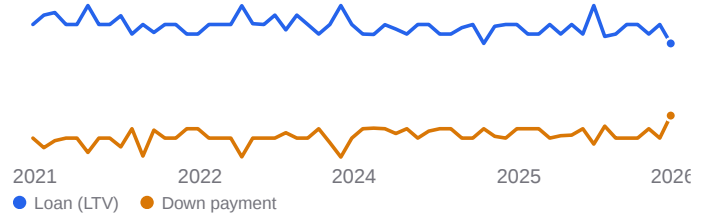


Median annualized return at resale

+8.0%

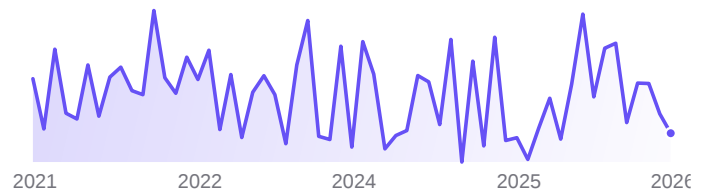


Financing (share of purchase price) Loan (LTV) 70% · Down payment 32%



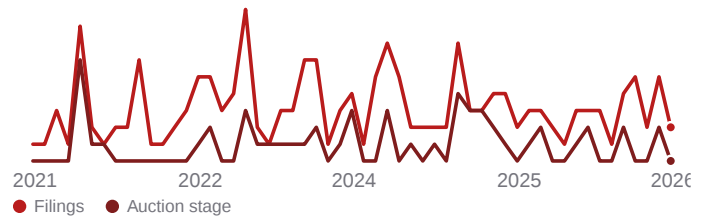
Typical hold before selling

4.4 yrs



Preforeclosure filings

Filings 2 · Auction stage 0



HOUSING STOCK

Homes	8,412
Median value (AVM)	\$720K
Median size	1,509 ft²
Median bedrooms	3
Median year built	1950
Single family	53%
Condos	26%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	69%
Underwater (LTV 125% or more)	1.1%
Owner occupied	71%
Company owned	21%
Median loan-to-value	32%

Typical ownership tenure

11.6 yrs

COMMUNITY

Population	29,869
Density	11,837 / mi²
Median household income	\$68K
Average household income	\$106K
Crime index (US avg 100)	98
Air pollution index (US avg 100)	85
Earthquake index (US avg 100)	16
Homes occupied	94%
Bachelor's or higher	27%
Poverty rate	11.2%
Unemployment	0.8%
Average temp	76°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.