

Miami 33180

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

BUYER'S MARKET

\$443K

MEDIAN SALE PRICE

-15.0%

1-YR CHANGE

701

SALES (12 MO)

\$494K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 39 / 100



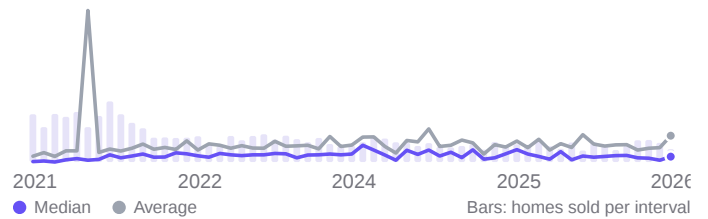
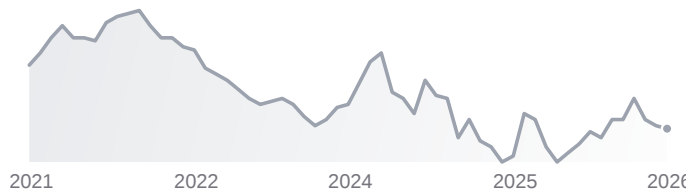
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

39 / 100

Sale prices

Median \$470K · Average \$802K

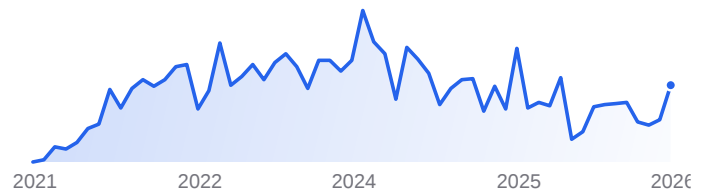
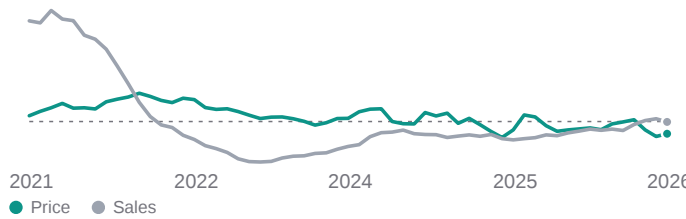


Growth (year over year)

Price -15.0% · Sales -0.4%

Price per square foot

\$367/ft²

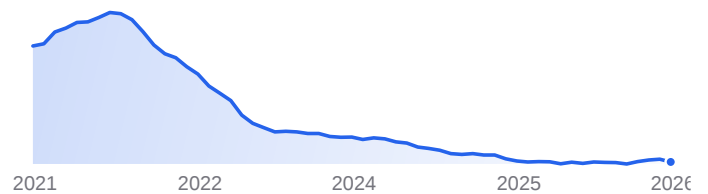
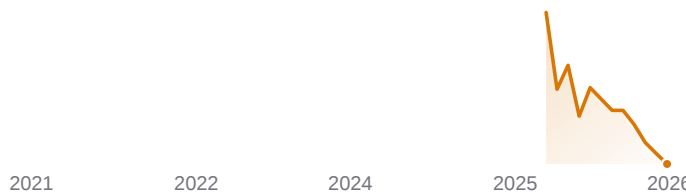


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

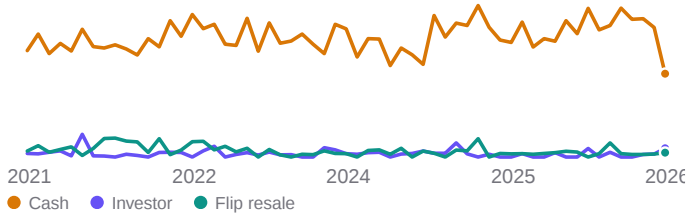
3.8%



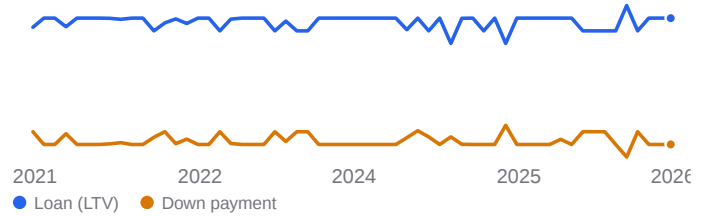
BUYERS & OUTCOMES

Buyer mix

Cash 42% · Investor 4.4% · Flip resale 2.2%

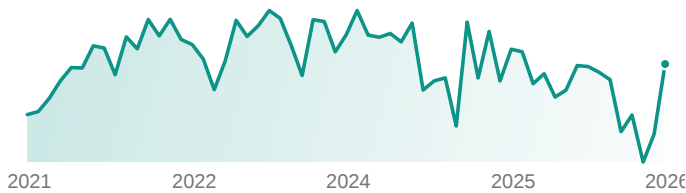


Financing (share of purchase price) Loan (LTV) 75% · Down payment 25%



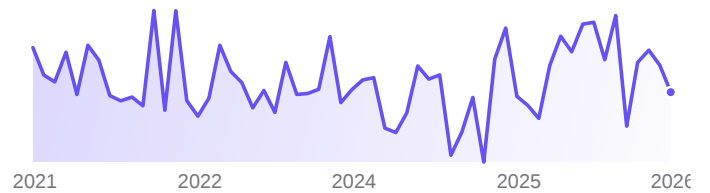
Sellers who sold at a gain

91%



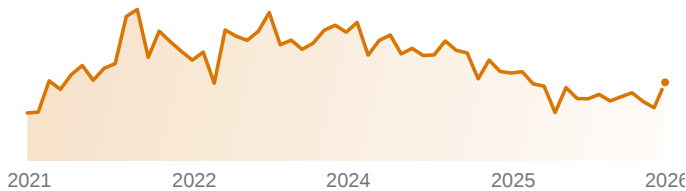
Typical hold before selling

8.2 yrs



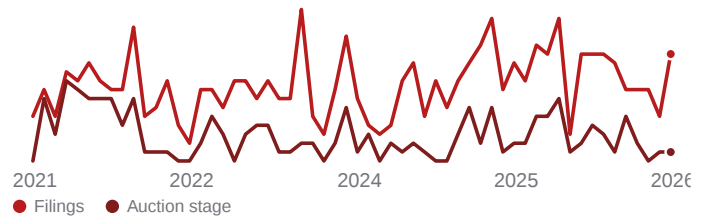
Median annualized return at resale

+3.6%



Preforeclosure filings

Filings 12 · Auction stage 1



HOUSING STOCK

Homes	18,611
Median value (AVM)	\$494K
Median size	1,365 ft²
Median bedrooms	2
Median year built	1990
Single family	7.7%
Condos	88%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	71%
Underwater (LTV 125% or more)	0.8%
Owner occupied	66%
Company owned	30%
Median loan-to-value	16%

Typical ownership tenure

9.9 yrs

COMMUNITY

Population	36,759
Density	9,720 / mi²
Median household income	\$82K
Average household income	\$123K
Crime index (US avg 100)	136
Air pollution index (US avg 100)	82
Earthquake index (US avg 100)	12
Homes occupied	76%
Bachelor's or higher	33%
Poverty rate	9.2%
Unemployment	0.7%
Average temp	75°F
Annual precip	60 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.