

Fort Lauderdale 33323

ZIP code · FL · Florida > Broward County > Fort Lauderdale

BALANCED MARKET

\$550K

MEDIAN SALE PRICE

+3.1%

1-YR CHANGE

293

SALES (12 MO)

\$526K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 56 / 100



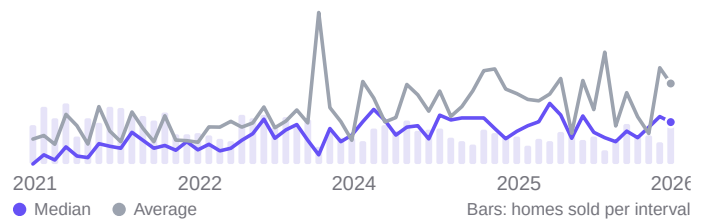
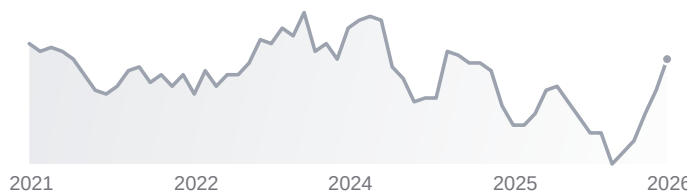
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

56 / 100

Sale prices

Median \$549K · Average \$695K

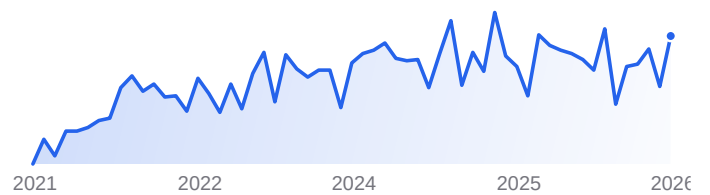
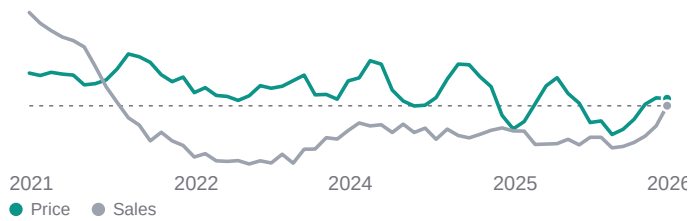


Growth (year over year)

Price +3.1% · Sales +0.0%

Price per square foot

\$353/ft²



Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

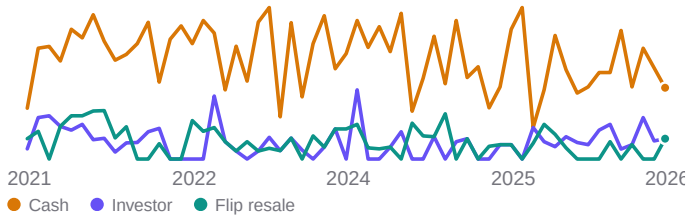
3.8%



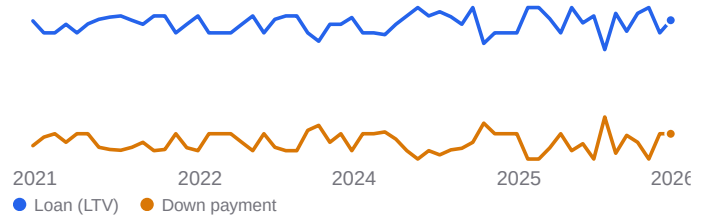
BUYERS & OUTCOMES

Buyer mix

Cash 21% · Investor 5.9% · Flip resale 5.9%

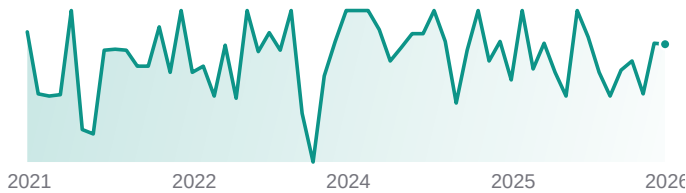


Financing (share of purchase price) Loan (LTV) 87% · Down payment 20%



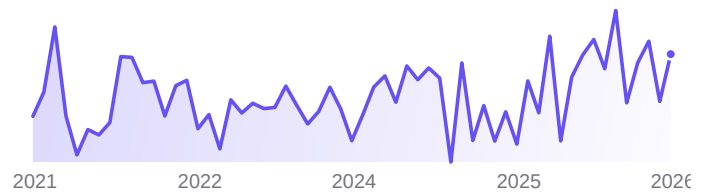
Sellers who sold at a gain

94%



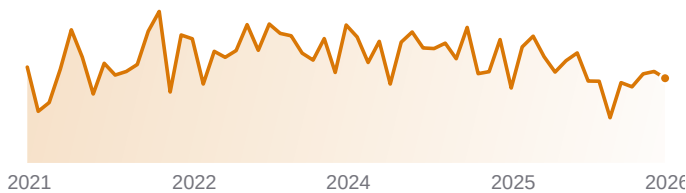
Typical hold before selling

9.2 yrs



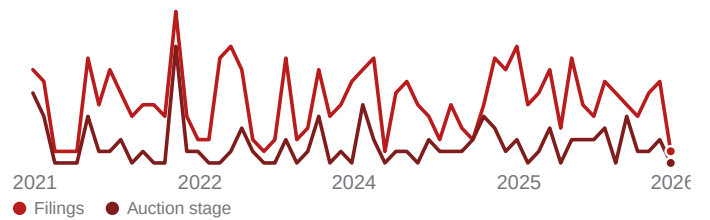
Median annualized return at resale

+5.5%



Preforeclosure filings

Filings 1 · Auction stage 0



HOUSING STOCK

Homes	7,620
Median value (AVM)	\$526K
Median size	1,603 ft²
Median bedrooms	3
Median year built	1991
Single family	66%
Condos	19%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	59%
Underwater (LTV 125% or more)	0.6%
Owner occupied	79%
Company owned	19%
Median loan-to-value	43%

Typical ownership tenure

8.9 yrs

COMMUNITY

Population	23,780
Density	2,835 / mi²
Median household income	\$102K
Average household income	\$138K
Crime index (US avg 100)	66
Air pollution index (US avg 100)	84
Earthquake index (US avg 100)	12
Homes occupied	92%
Bachelor's or higher	33%
Poverty rate	5.4%
Unemployment	1.1%
Average temp	75°F
Annual precip	61 in
Sunshine	66%

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.