

Boca Raton 33434

ZIP code · FL · Florida > Palm Beach County > Boca Raton

BUYER'S MARKET

\$382K

MEDIAN SALE PRICE

-30.1%

1-YR CHANGE

774

SALES (12 MO)

\$372K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 31 / 100



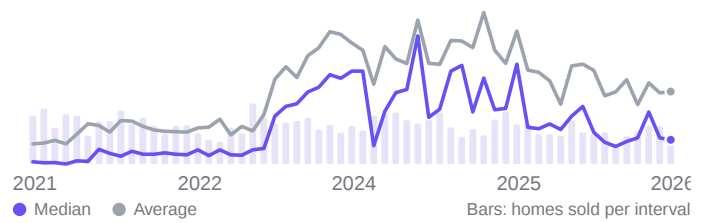
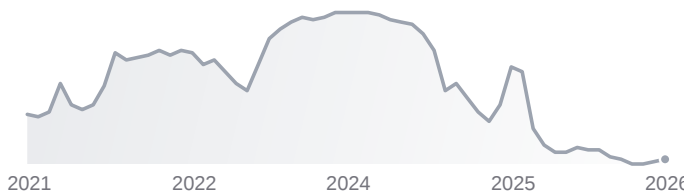
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

31 / 100

Sale prices

Median \$312K · Average \$655K

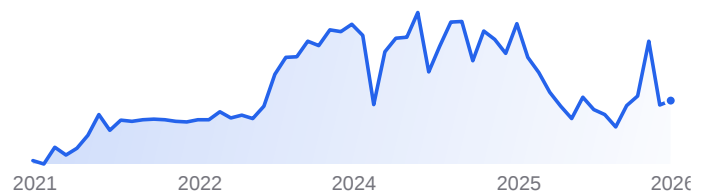
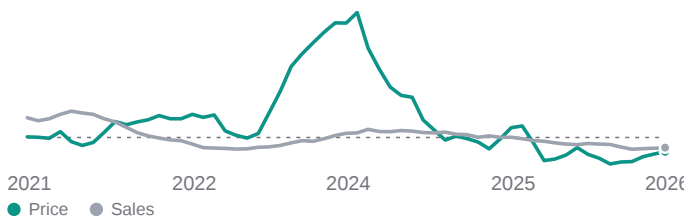


Growth (year over year)

Price -30.1% · Sales -21.4%

Price per square foot

\$248/ft²

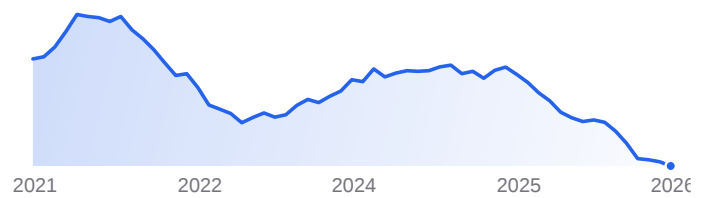
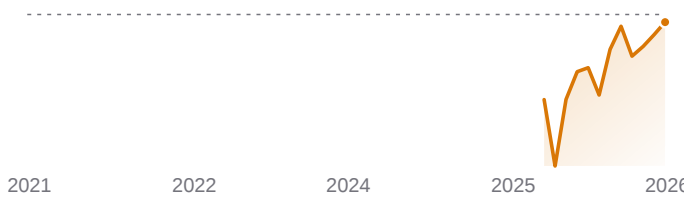


Sale premium vs estimated value

-0.4%

Annual turnover (share of homes sold)

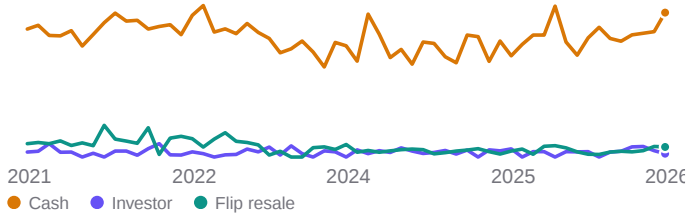
5.6%



BUYERS & OUTCOMES

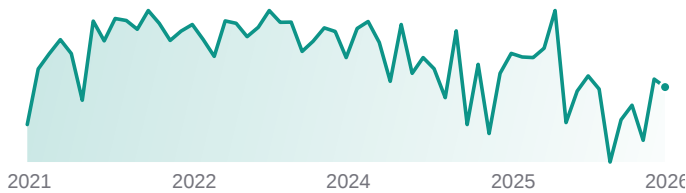
Buyer mix

Cash 86% · Investor 2.0% · Flip resale 6.0%



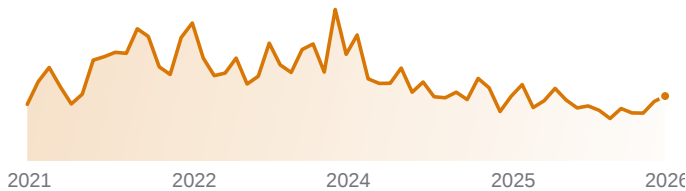
Sellers who sold at a gain

88%

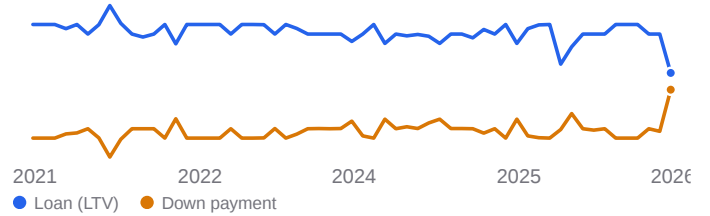


Median annualized return at resale

+6.8%

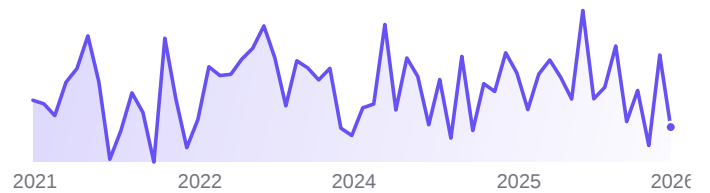


Financing (share of purchase price) Loan (LTV) 54% · Down payment 46%



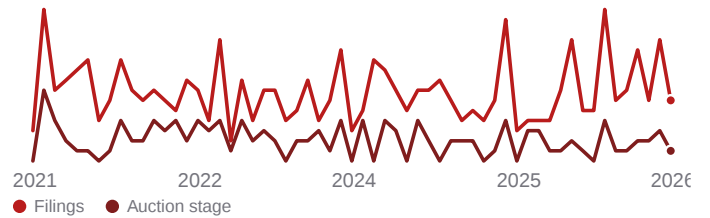
Typical hold before selling

6.1 yrs



Preforeclosure filings

Filings 6 · Auction stage 1



HOUSING STOCK

Homes	13,903
Median value (AVM)	\$372K
Median size	1,255 ft²
Median bedrooms	2
Median year built	1981
Single family	26%
Condos	62%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	84%
Underwater (LTV 125% or more)	0.5%
Owner occupied	67%
Company owned	23%
Median loan-to-value	0%

Typical ownership tenure

8.1 yrs

COMMUNITY

Population	22,545
Density	2,994 / mi²
Median household income	\$85K
Average household income	\$115K
Crime index (US avg 100)	109
Air pollution index (US avg 100)	80
Earthquake index (US avg 100)	14
Homes occupied	82%
Bachelor's or higher	30%
Poverty rate	7.1%
Unemployment	0.7%
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.