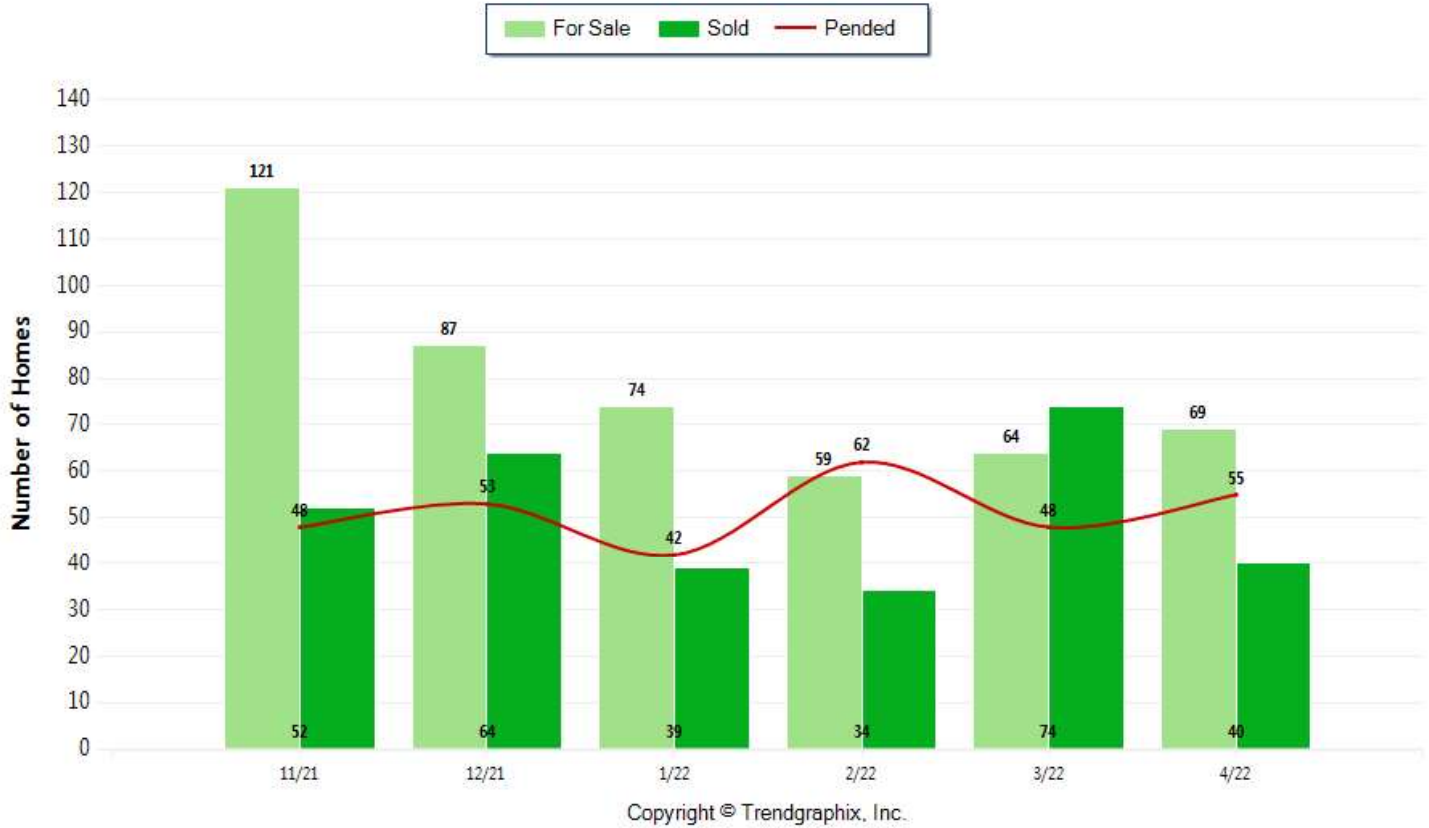




Location: Coral Gables
Property Types: Residential - Single Family Homes - All Properties - Non REO, Non Short Sale
Price Range: \$0 - No Limit **SQFT Range:** 0 - No Limit **Bedrooms:** 0 - No Limit
Full Baths: 0 - No Limit **Half Baths:** 0 - No Limit **Year Built:** 0 - No Limit

Number of Homes For Sale vs. Sold vs. Pended (Nov. 2021 - Apr. 2022)

Prepared for you by: Ashley Cusack



| | Curnt vs. Prev Month | | | Curnt vs. 6 Months Ago | | |
|----------|----------------------|---------|----------|------------------------|---------|----------|
| | Apr. 22 | Mar. 22 | % Change | Apr. 22 | Nov. 21 | % Change |
| For Sale | 69 | 64 | 7.8% ▲ | 69 | 121 | -43% ▼ |
| Sold | 40 | 74 | -45.9% ▼ | 40 | 52 | -23.1% ▼ |
| Pended | 55 | 48 | 14.6% ▲ | 55 | 48 | 14.6% ▲ |

| | TODAY'S STATS | | | | | | | | |
|----------|----------------------|------------------|----------|-------------------------------|------------------|----------|----------------------|------------------|----------|
| | Current vs. Prev MTD | | | Current vs. Same MTD 1 Yr Ago | | | Current vs. Prev YTD | | |
| | 5/1/22 - 5/26/22 | 4/1/22 - 4/26/22 | % Change | 5/1/22 - 5/26/22 | 5/1/21 - 5/26/21 | % Change | 1/1/22 - 5/26/22 | 1/1/21 - 5/26/21 | % Change |
| For Sale | 95 | 70 | 35.7% ▲ | 95 | 158 | -39.9% ▼ | 95 | 158 | -39.9% ▼ |
| Sold | 34 | 33 | 3% ▲ | 34 | 69 | -50.7% ▼ | 222 | 366 | -39.3% ▼ |
| Pended | 30 | 50 | -40% ▼ | 30 | 82 | -63.4% ▼ | 240 | 452 | -46.9% ▼ |

April 2022 is a Seller's market**

Home For Sale in April 2022 is 69 units. It is up **7.8%** compared to last month.
 Home Closed in April 2022 is 40 units. It is down **45.9%** compared to last month.
 Home Placed under Contract in April 2022 is 55 units. It is up **14.6%** compared to last month.

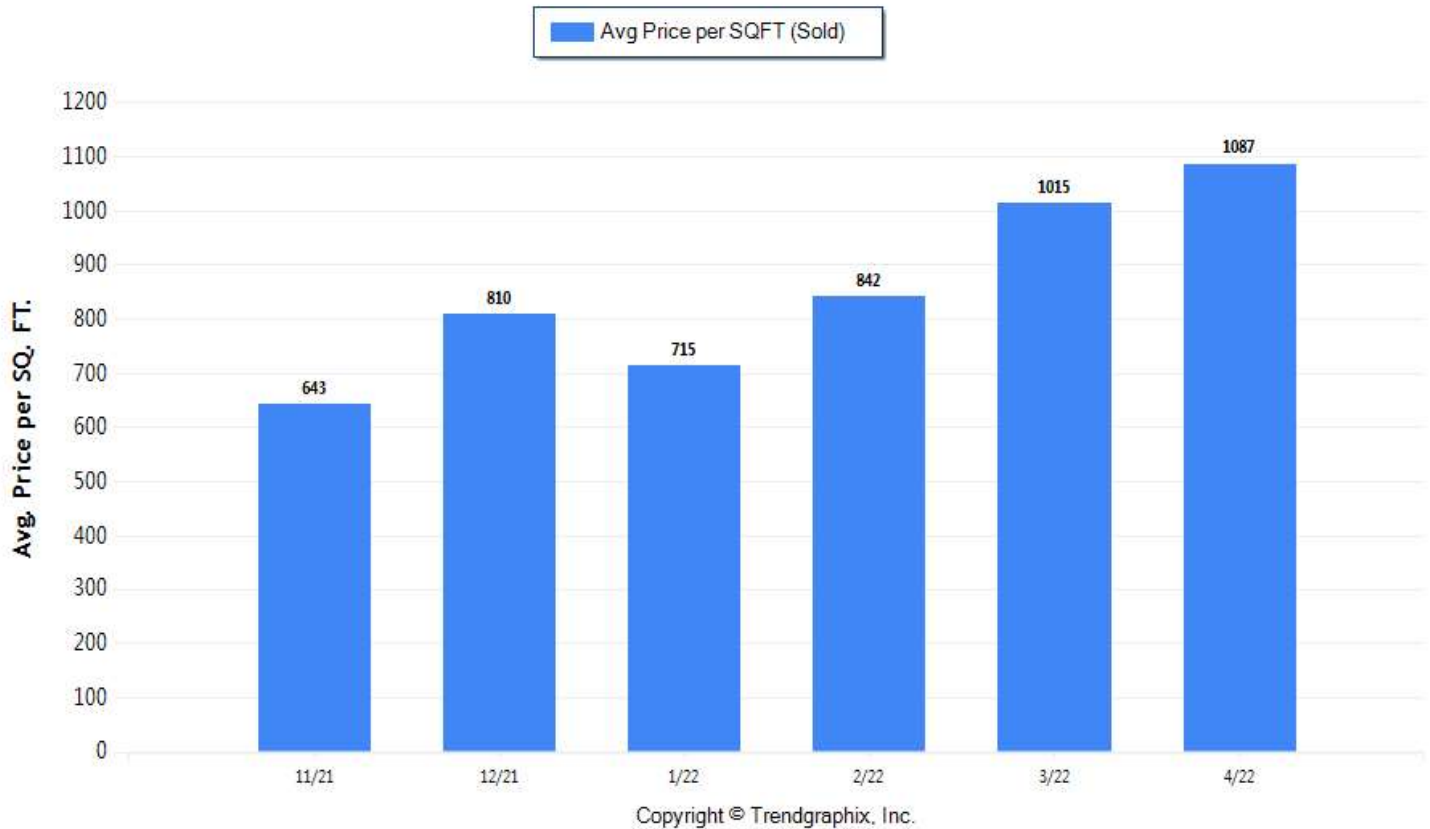
**Buyer's market: more than 6 months of inventory based on closed sales. Seller's market: less than 3 months of inventory based on closed sales. Neutral market: 3 - 6 months of inventory based on closed sales.



Location: Coral Gables
Property Types: Residential - Single Family Homes - All Properties - Non REO, Non Short Sale
Price Range: \$0 - No Limit **SQFT Range:** 0 - No Limit **Bedrooms:** 0 - No Limit
Full Baths: 0 - No Limit **Half Baths:** 0 - No Limit **Year Built:** 0 - No Limit

Average Price per SQFT (Sold) (Nov. 2021 - Apr. 2022)

Prepared for you by: Ashley Cusack



| | Curnt vs. Prev Month | | | Curnt vs. 6 Months Ago | | |
|---------------------------|----------------------|---------|----------|------------------------|---------|----------|
| | Apr. 22 | Mar. 22 | % Change | Apr. 22 | Nov. 21 | % Change |
| Avg. Sq. Ft. Price (Sold) | 1087 | 1015 | 7.1% ▲ | 1087 | 643 | 69.1% ▲ |

| | TODAY'S STATS | | | | | | | | |
|---------------------------|----------------------|------------------|----------|-------------------------------|------------------|----------|----------------------|------------------|----------|
| | Current vs. Prev MTD | | | Current vs. Same MTD 1 Yr Ago | | | Current vs. Prev YTD | | |
| | 5/1/22 - 5/26/22 | 4/1/22 - 4/26/22 | % Change | 5/1/22 - 5/26/22 | 5/1/21 - 5/26/21 | % Change | 1/1/22 - 5/26/22 | 1/1/21 - 5/26/21 | % Change |
| Avg. Sq. Ft. Price (Sold) | 900 | 1178 | -23.6% ▼ | 900 | 677 | 32.9% ▲ | 933 | 654 | 42.7% ▲ |

April 2022 Average Sold Price per Square Footage is Appreciating**

Average Sold Price per Square Footage in April 2022 is \$1087. It is up 7.1% compared to last month.

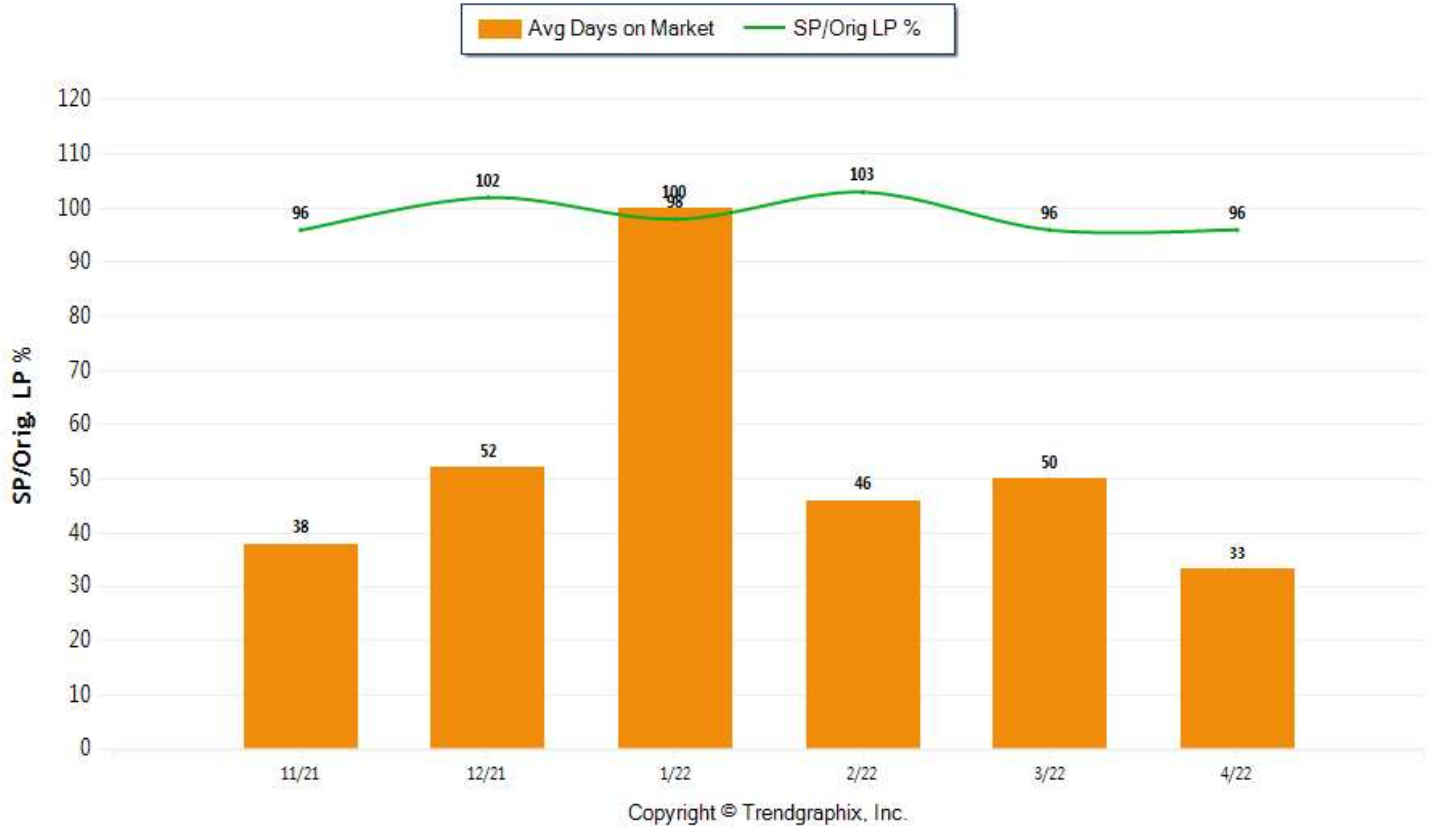
**Based on 6 month trend - Appreciating/Depreciating/Neutral.



Location: Coral Gables
Property Types: Residential - Single Family Homes - All Properties - Non REO, Non Short Sale
Price Range: \$0 - No Limit **SQFT Range:** 0 - No Limit **Bedrooms:** 0 - No Limit
Full Baths: 0 - No Limit **Half Baths:** 0 - No Limit **Year Built:** 0 - No Limit

Avg Days On Market & SP/Orig LP % (Nov. 2021 - Apr. 2022)

Prepared for you by: Ashley Cusack



| | Curnt vs. Prev Month | | | Curnt vs. 6 Months Ago | | |
|----------------------|----------------------|---------|----------|------------------------|---------|----------|
| | Apr. 22 | Mar. 22 | % Change | Apr. 22 | Nov. 21 | % Change |
| Avg Days on Market | 33 | 50 | -34% ▼ | 33 | 38 | -13.2% ▼ |
| Sold/Orig LP Diff. % | 96 | 96 | 0% | 96 | 96 | 0% |

| | TODAY'S STATS | | | | | | | | |
|----------------------|----------------------|------------------|----------|-------------------------------|------------------|----------|----------------------|------------------|----------|
| | Current vs. Prev MTD | | | Current vs. Same MTD 1 Yr Ago | | | Current vs. Prev YTD | | |
| | 5/1/22 - 5/26/22 | 4/1/22 - 4/26/22 | % Change | 5/1/22 - 5/26/22 | 5/1/21 - 5/26/21 | % Change | 1/1/22 - 5/26/22 | 1/1/21 - 5/26/21 | % Change |
| Avg Days on Market | 25 | 28 | -10.7% ▼ | 25 | 74 | -66.2% ▼ | 53 | 88 | -39.8% ▼ |
| Sold/Orig LP Diff. % | 104 | 97 | 7.2% ▲ | 104 | 93 | 11.8% ▲ | 98 | 92 | 6.5% ▲ |

April 2022 Average Days on Market trend is Falling**

Average Days on Market in April 2022 is 33. It is down 34% compared to last month.

April 2022 Sold/Original List Price Ratio is Falling**

Sold/Original List Price % in April 2022 is 96%. It is the same as compared to last month.

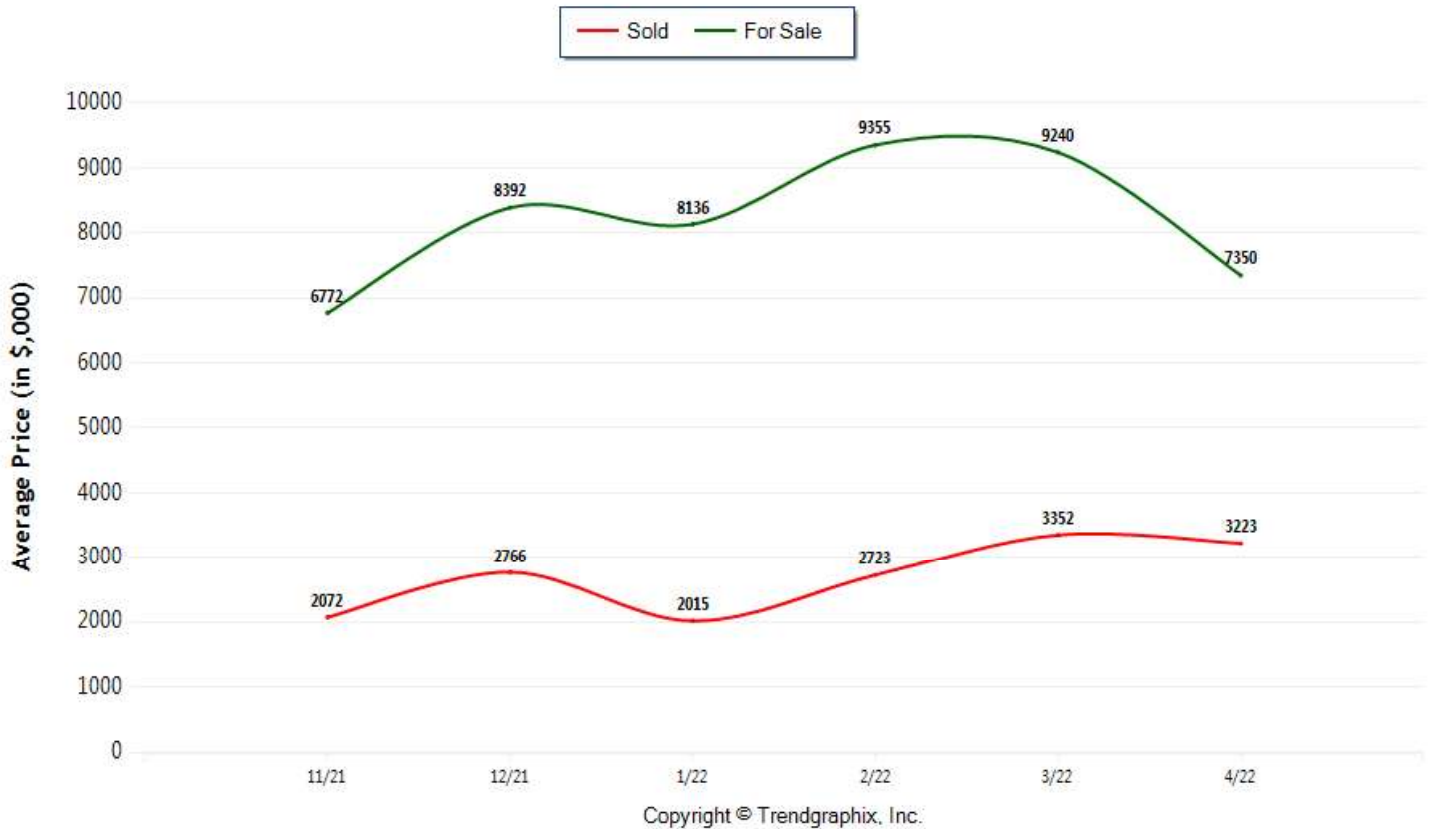
**Based on 6 month trend - Rising/Falling/Remains Steady.



Location: Coral Gables
Property Types: Residential - Single Family Homes - All Properties - Non REO, Non Short Sale
Price Range: \$0 - No Limit **SQFT Range:** 0 - No Limit **Bedrooms:** 0 - No Limit
Full Baths: 0 - No Limit **Half Baths:** 0 - No Limit **Year Built:** 0 - No Limit

Average Price of For Sale and Sold (Nov. 2021 - Apr. 2022)

Prepared for you by: Ashley Cusack



| | Curnt vs. Prev Month | | | Curnt vs. 6 Months Ago | | |
|-------------------|----------------------|---------|----------|------------------------|---------|----------|
| | Apr. 22 | Mar. 22 | % Change | Apr. 22 | Nov. 21 | % Change |
| Avg. Active Price | 7350 | 9240 | -20.5% ▼ | 7350 | 6772 | 8.5% ▲ |
| Avg. Sold Price | 3223 | 3352 | -3.8% ▼ | 3223 | 2072 | 55.6% ▲ |

| | TODAY'S STATS | | | | | | | | |
|-------------------|----------------------|------------------|----------|-------------------------------|------------------|----------|----------------------|------------------|----------|
| | Current vs. Prev MTD | | | Current vs. Same MTD 1 Yr Ago | | | Current vs. Prev YTD | | |
| | 5/1/22 - 5/26/22 | 4/1/22 - 4/26/22 | % Change | 5/1/22 - 5/26/22 | 5/1/21 - 5/26/21 | % Change | 1/1/22 - 5/26/22 | 1/1/21 - 5/26/21 | % Change |
| Avg. Active Price | 5866 | 7617 | -23% ▼ | 5866 | 5759 | 1.9% ▲ | 5866 | 5759 | 1.9% ▲ |
| Avg. Sold Price | 2191 | 3533 | -38% ▼ | 2191 | 2425 | -9.6% ▼ | 2829 | 2154 | 31.3% ▲ |

April 2022 Average For Sale Price is Neutral**

Average For Sale Price (in thousand) in April 2022 is \$7350. It is down **20.5%** compared to last month.

April 2022 Average Sold Price is Neutral**

Average Sold Price (in thousand) in April 2022 is \$3223. It is down **3.8%** compared to last month.

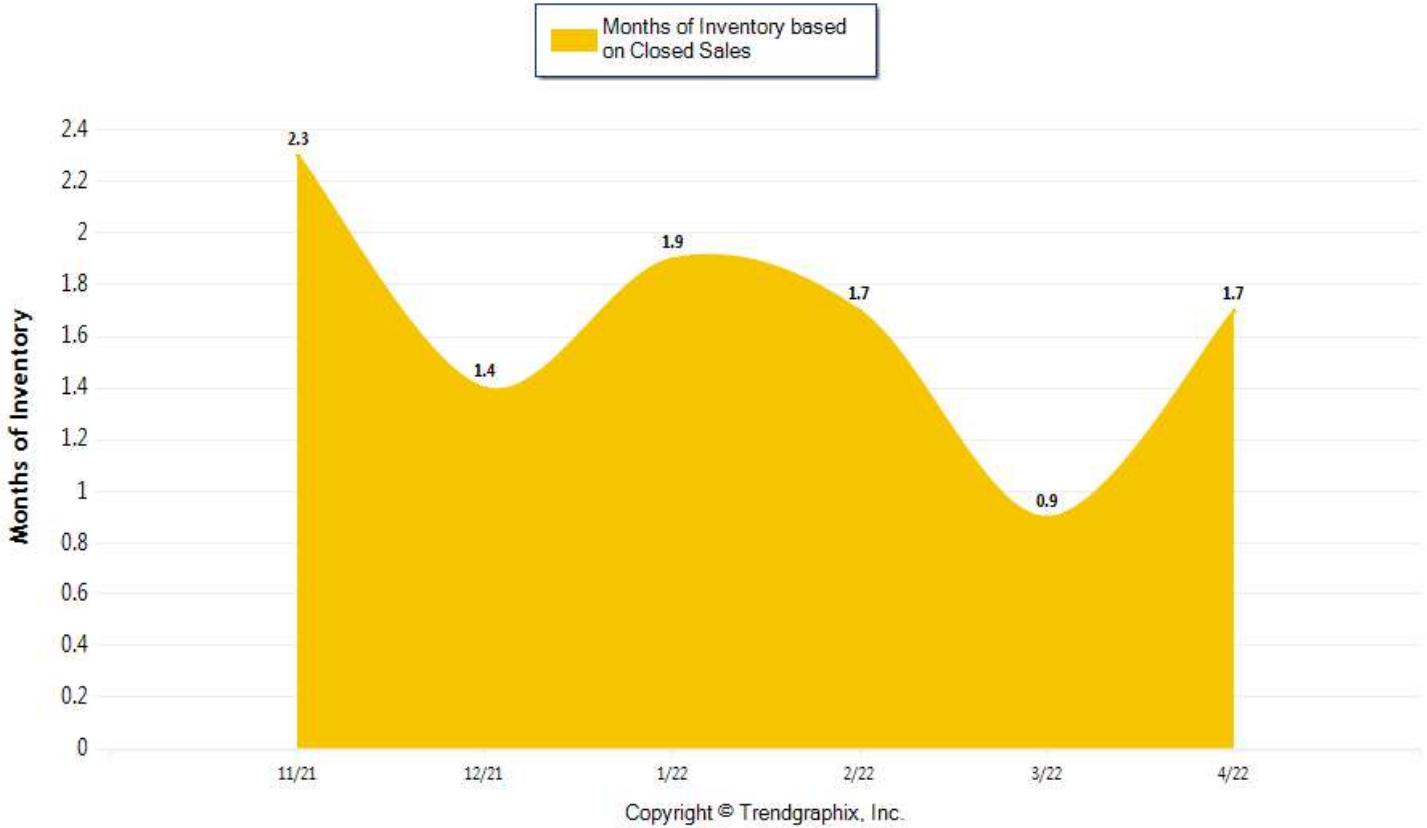
**Based on 6 month trend - Appreciating/Depreciating/Neutral.



Location: Coral Gables
Property Types: Residential - Single Family Homes - All Properties - Non REO, Non Short Sale
Price Range: \$0 - No Limit **SQFT Range:** 0 - No Limit **Bedrooms:** 0 - No Limit
Full Baths: 0 - No Limit **Half Baths:** 0 - No Limit **Year Built:** 0 - No Limit

Months of Inventory Based on Closed Sales (Nov. 2021 - Apr. 2022)

Prepared for you by: Ashley Cusack



| | Curnt vs. Prev Month | | | Curnt vs. 6 Months Ago | | |
|------------------------------------|----------------------|---------|----------|------------------------|---------|----------|
| | Apr. 22 | Mar. 22 | % Change | Apr. 22 | Nov. 21 | % Change |
| Months of Inventory (Closed Sales) | 1.7 | 0.9 | 92.5% ▲ | 1.7 | 2.3 | -25.8% ▼ |

| | TODAY'S STATS | | | | | | | | |
|------------------------------------|----------------------|------------------|----------|-------------------------------|------------------|----------|----------------------|------------------|----------|
| | Current vs. Prev MTD | | | Current vs. Same MTD 1 Yr Ago | | | Current vs. Prev YTD | | |
| | 5/1/22 - 5/26/22 | 4/1/22 - 4/26/22 | % Change | 5/1/22 - 5/26/22 | 5/1/21 - 5/26/21 | % Change | 1/1/22 - 5/26/22 | 1/1/21 - 5/26/21 | % Change |
| Months of Inventory (Closed Sales) | 2.3 | 1.8 | 27.2% ▲ | 2.3 | 1.9 | 20.8% ▲ | 2 | 2 | 0% |

April 2022 is a Seller's market**

Months of Inventory based on Closed Sales in April 2022 is 1.7. It is up **92.5%** compared to last month.

**Buyer's market: more than 6 months of inventory based on closed sales. Seller's market: less than 3 months of inventory based on closed sales. Neutral market: 3 - 6 months of inventory based on closed sales.

Facts and TrendsTM - Published May 2022*



**BERKSHIRE
HATHAWAY**
HomeServices
EWM Realty

Location: Coral Gables

Property Types: Residential - Single Family Homes - All Properties - Non REO, Non Short Sale

Price Range: \$0 - No Limit

SQFT Range: 0 - No Limit

Bedrooms: 0 - No Limit

Full Baths: 0 - No Limit

Half Baths: 0 - No Limit

Year Built: 0 - No Limit

| Date | 11/21 | 12/21 | 1/22 | 2/22 | 3/22 | 4/22 |
|------------------------------------|-------|-------|------|-------|-------|------|
| For Sale | 121 | 87 | 74 | 59 | 64 | 69 |
| New Listing | 48 | 37 | 42 | 57 | 66 | 73 |
| Sold | 52 | 64 | 39 | 34 | 74 | 40 |
| Pended | 48 | 53 | 42 | 62 | 48 | 55 |
| Months of Inventory (Closed Sales) | 2.3 | 1.4 | 1.9 | 1.7 | 0.9 | 1.7 |
| Months of Inventory (Pended Sales) | 2.5 | 1.6 | 1.8 | 1 | 1.3 | 1.3 |
| Absorption Rate (Closed Sales) % | 43 | 73.6 | 52.7 | 57.6 | 115.6 | 58 |
| Absorption Rate (Pended Sales) % | 39.7 | 60.9 | 56.8 | 105.1 | 75 | 79.7 |
| Avg. Active Price | 6772 | 8392 | 8136 | 9355 | 9240 | 7350 |
| Avg. Sold Price | 2072 | 2766 | 2015 | 2723 | 3352 | 3223 |
| Avg. Sq. Ft. Price (Sold) | 643 | 810 | 715 | 842 | 1015 | 1087 |
| Sold/List Diff. % | 97 | 106 | 98 | 101 | 98 | 97 |
| Sold/Orig LP Diff. % | 96 | 102 | 98 | 103 | 96 | 96 |
| Avg Days on Market | 38 | 52 | 100 | 46 | 50 | 33 |
| Median Active Price | 2950 | 3150 | 2973 | 4250 | 3900 | 3800 |
| Median Sold Price | 1688 | 1660 | 1700 | 1813 | 1889 | 1961 |

All reports are published May 2022, based on data available at the end of April 2022, except for the today's stats. This representation is based in whole or in part on data supplied by the Realtor Association of Miami, the Greater Fort Lauderdale Realtors, or the Southeast Florida Multiple Listing Service (MLS). Neither the Associations nor their MLS guarantees, or are in any way responsible for its accuracy. Data maintained by the Associations or their MLS may not reflect all real estate activity in the market. This statistical information is produced by and for the exclusive use of EWM Realty International. Report reflects activity by all Brokers participating in the MLS.