

Elliman Report

Q2-2021 Jupiter, FL and Palm Beach Gardens, FL Sales

Jupiter Single Family Dashboard

YEAR-OVER-YEAR

+ 27.1%
Prices Median Sales Price

+ 51.8%
Sales Closed Sales

- 2.2%
Negotiability Listing Discount

- 19 days
Marketing Time Days on Market

Jupiter Condo Dashboard

YEAR-OVER-YEAR

+ 10.8%
Prices Median Sales Price

+ 24.7%
Sales Closed Sales

- 3.1%
Negotiability Listing Discount

- 19 days
Marketing Time Days on Market

- Single family price trend indicators and the number of sales surged year over year
- Condo price trend indicators jumped annually as listing inventory fell to a record low
- **Juno Beach** price trend indicators rose as the number of sales nearly doubled year over year
- **Tequesta** price trend indicators surged year over year as listing inventory fell to a record low

Jupiter Single Family Matrix	Q2-2021	%Δ (QTR)	Q1-2021	%Δ (YR)	Q2-2020
Average Sales Price	\$1,328,604	7.5%	\$1,235,340	53.6%	\$864,874
Average Price Per Sq Ft	\$468	7.6%	\$435	36.4%	\$343
Median Sales Price	\$702,500	-2.1%	\$717,500	27.1%	\$552,500
Number of Sales (Closed)	378	21.9%	310	51.8%	249
Days on Market (From Last List Date)	31	-42.6%	54	-38.0%	50
Listing Discount (From Last List Price)	3.4%		3.7%		5.6%
Listing Inventory	137	29.2%	106	-54.3%	300
Months of Supply	1.1	10.0%	1.0	-69.4%	3.6
Jupiter Condo Matrix	Q2-2021	%Δ (QTR)	Q1-2021	%Δ (YR)	Q2-2020
Average Sales Price	\$471,674	-0.5%	\$474,229	19.8%	\$393,624
Average Price Per Sq Ft	\$329	10.0%	\$299	28.0%	\$257
Median Sales Price	\$374,000	2.5%	\$365,000	10.8%	\$337,500
Number of Sales (Closed)	227	-33.6%	342	24.7%	182
Days on Market (From Last List Date)	28	-45.1%	51	-40.4%	47
Listing Discount (From Last List Price)	1.2%		3.3%		4.3%
Listing Inventory	77	-9.4%	85	-71.5%	270
Months of Supply	1.0	42.9%	0.7	-77.8%	4.5
Jupiter Luxury Single Family Matrix	Q2-2021	%Δ (QTR)	Q1-2021	%Δ (YR)	Q2-2020
Average Sales Price	\$5,950,671	18.4%	\$5,025,221	78.4%	\$3,336,179
Average Price Per Sq Ft	\$818	3.5%	\$790	26.4%	\$647
Median Sales Price	\$4,497,500	20.3%	\$3,737,500	95.5%	\$2,300,000
Number of Sales (Closed)	38	18.8%	32	52.0%	25
Jupiter Luxury Condo Matrix	Q2-2021	%Δ (QTR)	Q1-2021	%Δ (YR)	Q2-2020
Average Sales Price	\$1,248,772	-12.5%	\$1,426,575	26.8%	\$984,474
Average Price Per Sq Ft	\$529	-0.4%	\$531	30.9%	\$404
Median Sales Price	\$1,150,000	-4.2%	\$1,200,000	56.9%	\$733,000
Number of Sales (Closed)	23	-34.3%	35	21.1%	19
Juno Beach Single Family & Condo Matrix	Q2-2021	%Δ (QTR)	Q1-2021	%Δ (YR)	Q2-2020
Average Sales Price	\$881,280	11.7%	\$789,194	3.8%	\$849,033
Average Price Per Sq Ft	\$465	16.0%	\$401	14.3%	\$407
Median Sales Price	\$580,000	12.9%	\$513,750	4.0%	\$557,500
Number of Sales (Closed)	57	-10.9%	64	90.0%	30
Tequesta Single Family & Condo Matrix	Q2-2021	%Δ (QTR)	Q1-2021	%Δ (YR)	Q2-2020
Average Sales Price	\$813,635	2.7%	\$792,217	49.7%	\$543,508
Average Price Per Sq Ft	\$414	7.0%	\$387	48.4%	\$279
Median Sales Price	\$520,000	6.0%	\$490,375	26.8%	\$410,000
Number of Sales (Closed)	101	-4.7%	106	21.7%	83



Prepared by Miller Samuel Real Estate Appraisers & Consultants

Palm Beach Gardens Single Family

Dashboard

YEAR-OVER-YEAR

+ **49.6%**
Prices Median Sales Price

+ **109.9%**
Sales Closed Sales

- **3.9%**
Negotiability Listing Discount

- **21 days**
Marketing Time Days on Market

Palm Beach Gardens Condo

Dashboard

YEAR-OVER-YEAR

+ **3.0%**
Prices Median Sales Price

- **25.2%**
Sales Closed Sales

- **2.8%**
Negotiability Listing Discount

- **23 days**
Marketing Time Days on Market

- Single family price trend indicators and the number of sales rose to a new record
- Condo price trend indicators increased annually as listing inventory fell to a new low

SINGER ISLAND

- The number of sales more than doubled annually as listing inventory fell to a new low
- Price trend indicators were skewed lower by a large decline in average sales size

Palm Beach Gardens Single Family Matrix	Q2-2021	%Δ (QTR)	Q1-2021	%Δ (YR)	Q2-2020
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Average Sales Price	\$1,198,961	7.6%	\$1,114,435	53.1%	\$783,028
Average Price Per Sq Ft	\$387	8.1%	\$358	33.9%	\$289
Median Sales Price	\$723,500	1.9%	\$710,000	49.6%	\$483,750
Number of Sales (Closed)	403	7.5%	375	109.9%	192
Days on Market (From Last List Date)	44	-38.0%	71	-32.3%	65
Listing Discount (From Last List Price)	3.8%		6.0%		7.7%
Listing Inventory	129	6.6%	121	-68.8%	413
Months of Supply	1.0	0.0%	1.0	-84.6%	6.5

Palm Beach Gardens Condo Matrix	Q2-2021	%Δ (QTR)	Q1-2021	%Δ (YR)	Q2-2020
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Average Sales Price	\$355,875	5.5%	\$337,441	26.0%	\$282,350
Average Price Per Sq Ft	\$254	18.1%	\$215	34.4%	\$189
Median Sales Price	\$259,500	-10.5%	\$289,900	3.0%	\$252,000
Number of Sales (Closed)	122	-51.0%	249	-25.2%	163
Days on Market (From Last List Date)	36	-20.0%	45	-39.0%	59
Listing Discount (From Last List Price)	2.2%		3.0%		5.0%
Listing Inventory	78	-11.4%	88	-65.6%	227
Months of Supply	1.9	72.7%	1.1	-54.8%	4.2

Palm Beach Gardens Luxury Single Family Matrix	Q2-2021	%Δ (QTR)	Q1-2021	%Δ (YR)	Q2-2020
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Average Sales Price	\$4,520,578	5.2%	\$4,296,848	67.9%	\$2,692,185
Average Price Per Sq Ft	\$685	9.8%	\$624	36.7%	\$501
Median Sales Price	\$3,710,000	4.6%	\$3,547,211	58.0%	\$2,347,500
Number of Sales (Closed)	41	7.9%	38	105.0%	20

Palm Beach Gardens Luxury Condo Matrix	Q2-2021	%Δ (QTR)	Q1-2021	%Δ (YR)	Q2-2020
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Average Sales Price	\$1,237,223	53.2%	\$807,465	112.6%	\$581,901
Average Price Per Sq Ft	\$455	47.2%	\$309	90.4%	\$239
Median Sales Price	\$830,000	53.7%	\$540,000	88.6%	\$440,000
Number of Sales (Closed)	13	-48.0%	25	-23.5%	17

Singer Island Condo Matrix	Q2-2021	%Δ (QTR)	Q1-2021	%Δ (YR)	Q2-2020
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Average Sales Price	\$1,188,724	-11.7%	\$1,345,930	-20.6%	\$1,497,075
Average Price Per Sq Ft	\$579	-5.9%	\$615	-2.9%	\$596
Median Sales Price	\$705,000	-3.4%	\$730,000	-11.3%	\$795,000
Number of Sales (Closed)	106	34.2%	79	158.5%	41
Days on Market (From Last List Date)	102	10.9%	92	32.5%	77
Listing Discount (From Last List Price)	5.7%		6.5%		5.1%
Listing Inventory	45	-55.9%	102	-68.5%	143
Months of Supply	1.3	-66.7%	3.9	-87.6%	10.5

Questions or comments? Email report author Jonathan Miller at jmiller@millersamuel.com
Methodology: millersamuel.com/research-reports/methodology

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