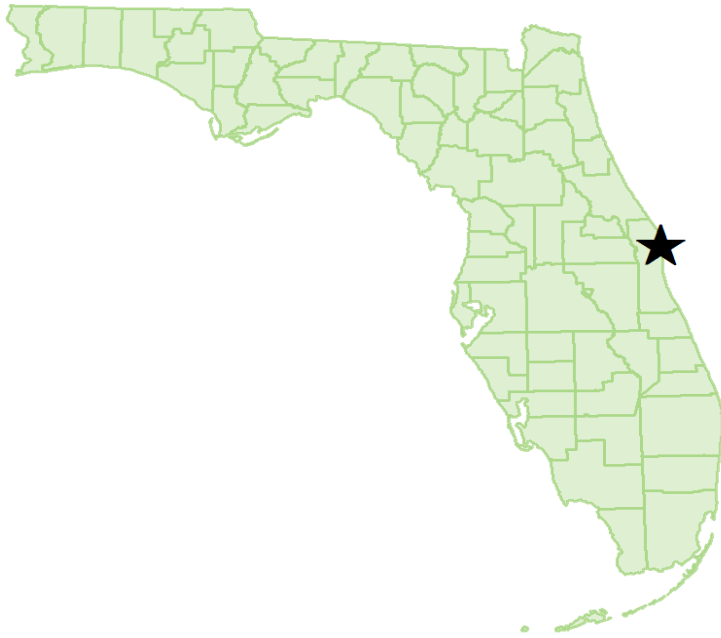


Monthly Market Detail - April 2026

Townhouses and Condos

Space Coast REALTORS®

This report describes member activity for the association and is not confined to any specific geographic area.



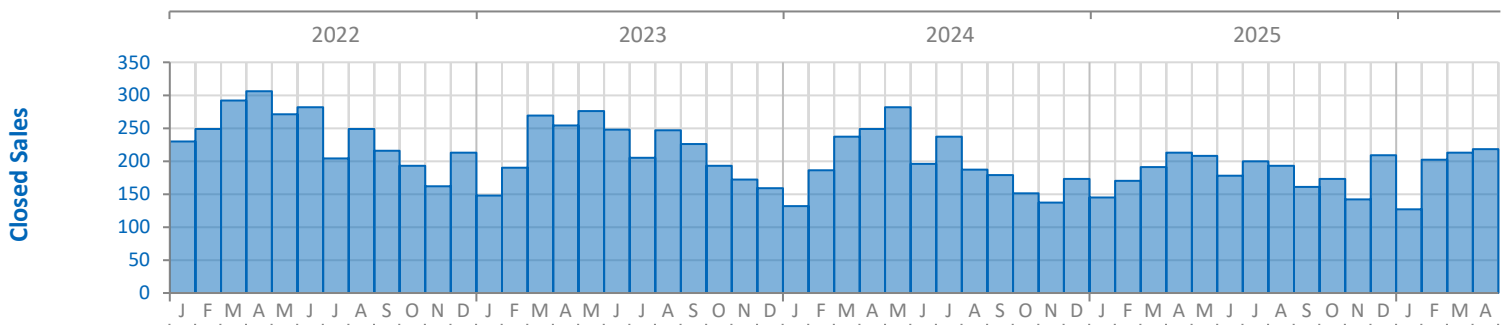
Summary Statistics	April 2026	April 2025	Percent Change Year-over-Year
Closed Sales	218	213	2.3%
Paid in Cash	109	110	-0.9%
Median Sale Price	\$286,000	\$285,000	0.4%
Average Sale Price	\$345,688	\$325,866	6.1%
Dollar Volume	\$75.4 Million	\$69.4 Million	8.6%
Median Percent of Original List Price Received	93.9%	92.3%	1.7%
Median Time to Contract	73 Days	58 Days	25.9%
Median Time to Sale	104 Days	88 Days	18.2%
New Pending Sales	254	214	18.7%
New Listings	360	384	-6.3%
Pending Inventory	306	277	10.5%
Inventory (Active Listings)	1,332	1,653	-19.4%
Months Supply of Inventory	7.2	8.8	-18.2%

Closed Sales

The number of sales transactions which closed during the month

Economists' note: Closed Sales are one of the simplest—yet most important—indicators for the residential real estate market. When comparing Closed Sales across markets of different sizes, we recommend comparing the percent changes in sales rather than the number of sales. Closed Sales (and many other market metrics) are affected by seasonal cycles, so actual trends are more accurately represented by year-over-year changes (i.e. comparing a month's sales to the amount of sales in the same month in the previous year), rather than changes from one month to the next.

Month	Closed Sales	Percent Change Year-over-Year
Year-to-Date	760	5.7%
April 2026	218	2.3%
March 2026	213	11.5%
February 2026	202	18.8%
January 2026	127	-12.4%
December 2025	209	20.8%
November 2025	142	3.6%
October 2025	173	14.6%
September 2025	161	-10.1%
August 2025	193	3.2%
July 2025	200	-15.6%
June 2025	178	-9.2%
May 2025	208	-26.2%
April 2025	213	-14.5%



Monthly Market Detail - April 2026

Townhouses and Condos

Space Coast REALTORS®

This report describes member activity for the association and is not confined to any specific geographic area.

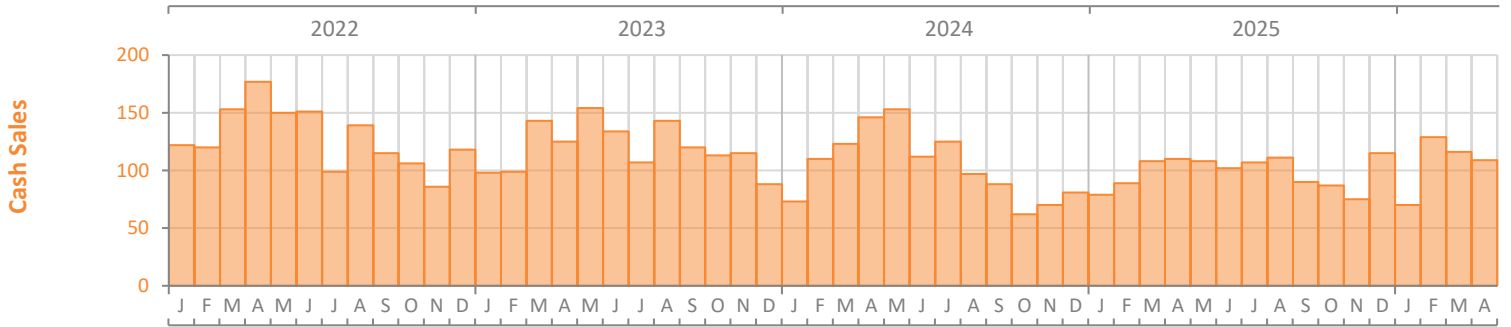


Cash Sales

The number of Closed Sales during the month in which buyers exclusively paid in cash

Economists' note: Cash Sales can be a useful indicator of the extent to which investors are participating in the market. Why? Investors are far more likely to have the funds to purchase a home available up front, whereas the typical homebuyer requires a mortgage or some other form of financing. There are, of course, many possible exceptions, so this statistic should be interpreted with care.

Month	Cash Sales	Percent Change Year-over-Year
Year-to-Date	424	9.8%
April 2026	109	-0.9%
March 2026	116	7.4%
February 2026	129	44.9%
January 2026	70	-11.4%
December 2025	115	42.0%
November 2025	75	7.1%
October 2025	87	40.3%
September 2025	90	2.3%
August 2025	111	14.4%
July 2025	107	-14.4%
June 2025	102	-8.9%
May 2025	108	-29.4%
April 2025	110	-24.7%

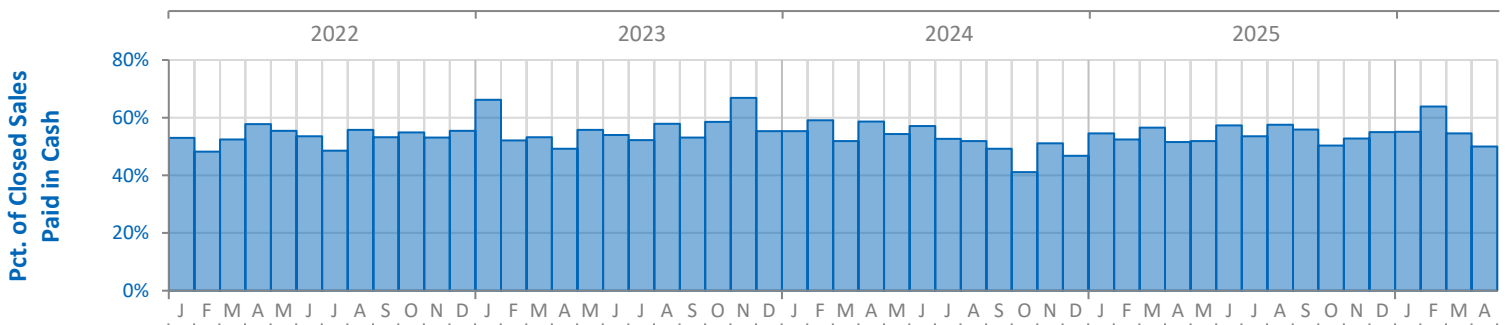


Cash Sales as a Percentage of Closed Sales

The percentage of Closed Sales during the month which were Cash Sales

Economists' note: This statistic is simply another way of viewing Cash Sales. The remaining percentages of Closed Sales (i.e. those not paid fully in cash) each month involved some sort of financing, such as mortgages, owner/seller financing, assumed loans, etc.

Month	Percent of Closed Sales Paid in Cash	Percent Change Year-over-Year
Year-to-Date	55.8%	3.9%
April 2026	50.0%	-3.1%
March 2026	54.5%	-3.5%
February 2026	63.9%	21.9%
January 2026	55.1%	1.1%
December 2025	55.0%	17.5%
November 2025	52.8%	3.3%
October 2025	50.3%	22.4%
September 2025	55.9%	13.6%
August 2025	57.5%	10.8%
July 2025	53.5%	1.5%
June 2025	57.3%	0.4%
May 2025	51.9%	-4.4%
April 2025	51.6%	-11.9%



Monthly Market Detail - April 2026

Townhouses and Condos

Space Coast REALTORS®

This report describes member activity for the association and is not confined to any specific geographic area.

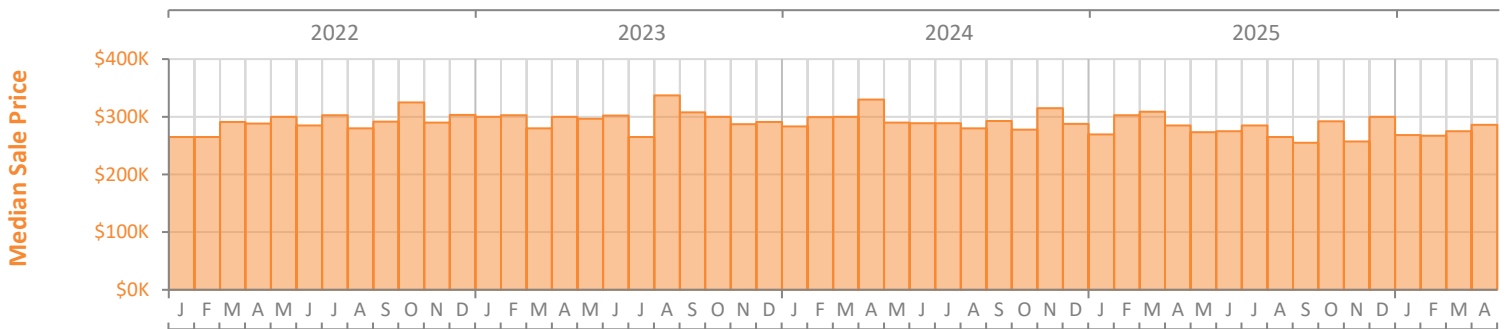


Median Sale Price

The median sale price reported for the month (i.e. 50% of sales were above and 50% of sales were below)

Economists' note: Median Sale Price is our preferred summary statistic for price activity because, unlike Average Sale Price, Median Sale Price is not sensitive to high sale prices for small numbers of homes that may not be characteristic of the market area. Keep in mind that median price trends over time are not always solely caused by changes in the general value of local real estate. Median sale price only reflects the values of the homes that *sold* each month, and the mix of the types of homes that sell can change over time.

Month	Median Sale Price	Percent Change Year-over-Year
Year-to-Date	\$275,000	-6.8%
April 2026	\$286,000	0.4%
March 2026	\$275,000	-11.0%
February 2026	\$267,000	-11.7%
January 2026	\$268,500	-0.3%
December 2025	\$299,900	4.3%
November 2025	\$257,450	-18.3%
October 2025	\$292,000	5.2%
September 2025	\$255,000	-12.8%
August 2025	\$265,000	-5.4%
July 2025	\$285,000	-1.3%
June 2025	\$275,000	-4.8%
May 2025	\$273,500	-5.7%
April 2025	\$285,000	-13.6%

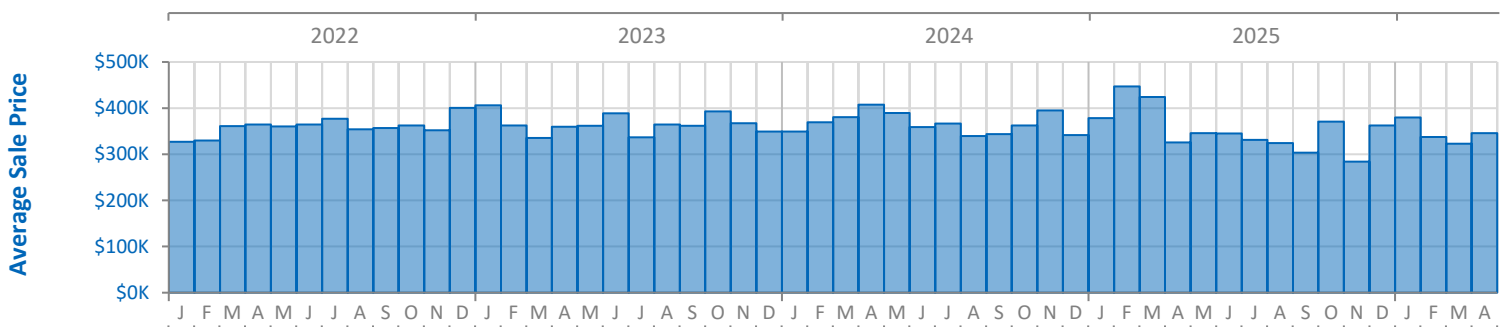


Average Sale Price

The average sale price reported for the month (i.e. total sales in dollars divided by the number of sales)

Economists' note: Usually, we prefer Median Sale Price over Average Sale Price as a summary statistic for home prices. However, Average Sale Price does have its uses—particularly when it is analyzed alongside the Median Sale Price. For one, the relative difference between the two statistics can provide some insight into the market for higher-end homes in an area.

Month	Average Sale Price	Percent Change Year-over-Year
Year-to-Date	\$342,736	-12.4%
April 2026	\$345,688	6.1%
March 2026	\$322,690	-23.9%
February 2026	\$337,397	-24.5%
January 2026	\$379,780	0.4%
December 2025	\$362,714	6.1%
November 2025	\$284,044	-28.1%
October 2025	\$370,577	2.3%
September 2025	\$303,739	-11.7%
August 2025	\$324,156	-4.5%
July 2025	\$331,241	-9.6%
June 2025	\$344,900	-3.8%
May 2025	\$345,515	-11.3%
April 2025	\$325,866	-20.0%



Monthly Market Detail - April 2026

Townhouses and Condos

Space Coast REALTORS®

This report describes member activity for the association and is not confined to any specific geographic area.

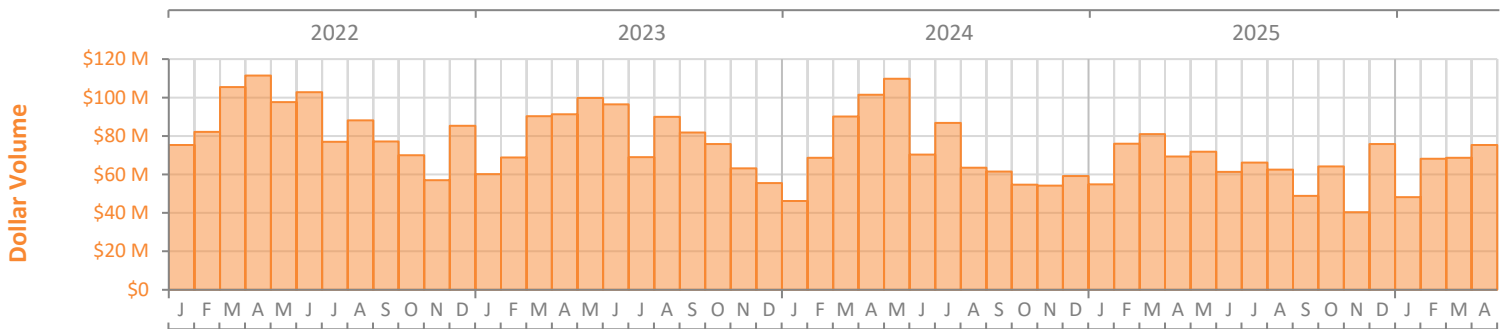


Dollar Volume

The sum of the sale prices for all sales which closed during the month

Economists' note: Dollar Volume is simply the sum of all sale prices in a given time period, and can quickly be calculated by multiplying Closed Sales by Average Sale Price. It is a strong indicator of the health of the real estate industry in a market, and is of particular interest to real estate professionals, investors, analysts, and government agencies. Potential home sellers and home buyers, on the other hand, will likely be better served by paying attention to trends in the two components of Dollar Volume (i.e. sales and prices) individually.

Month	Dollar Volume	Percent Change Year-over-Year
Year-to-Date	\$260.5 Million	-7.4%
April 2026	\$75.4 Million	8.6%
March 2026	\$68.7 Million	-15.2%
February 2026	\$68.2 Million	-10.3%
January 2026	\$48.2 Million	-12.1%
December 2025	\$75.8 Million	28.2%
November 2025	\$40.3 Million	-25.5%
October 2025	\$64.1 Million	17.2%
September 2025	\$48.9 Million	-20.6%
August 2025	\$62.6 Million	-1.4%
July 2025	\$66.2 Million	-23.7%
June 2025	\$61.4 Million	-12.7%
May 2025	\$71.9 Million	-34.6%
April 2025	\$69.4 Million	-31.6%

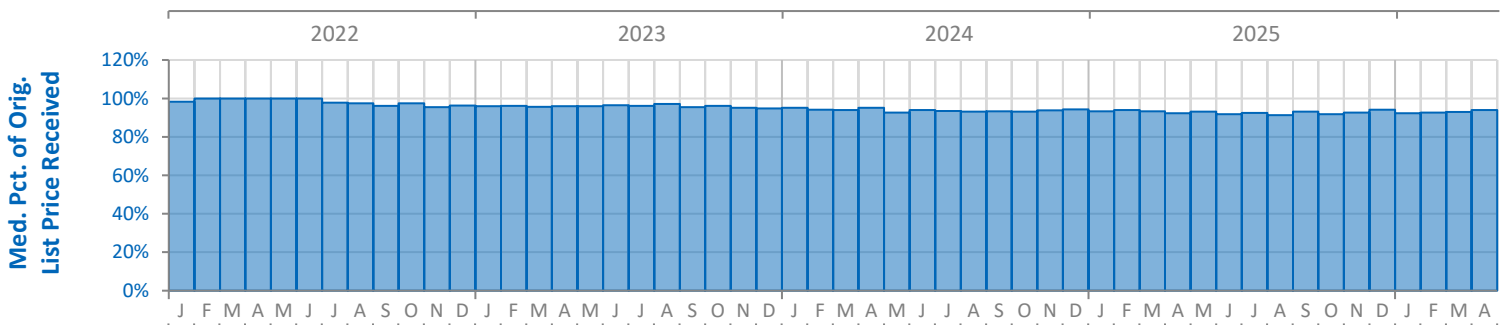


Median Percent of Original List Price Received

The median of the sale price (as a percentage of the original list price) across all properties selling during the month

Economists' note: The Median Percent of Original List Price Received is useful as an indicator of market recovery, since it typically rises as buyers realize that the market may be moving away from them and they need to match the selling price (or better it) in order to get a contract on the house. This is usually the last measure to indicate a market has shifted from down to up, so it is what we would call a *lagging* indicator.

Month	Med. Pct. of Orig. List Price Received	Percent Change Year-over-Year
Year-to-Date	93.0%	-0.2%
April 2026	93.9%	1.7%
March 2026	93.0%	-0.3%
February 2026	92.6%	-1.5%
January 2026	92.3%	-1.1%
December 2025	94.2%	-0.1%
November 2025	92.6%	-1.3%
October 2025	91.8%	-1.5%
September 2025	93.1%	-0.2%
August 2025	91.3%	-2.0%
July 2025	92.5%	-1.1%
June 2025	91.8%	-2.3%
May 2025	93.1%	0.5%
April 2025	92.3%	-3.0%



Monthly Market Detail - April 2026

Townhouses and Condos

Space Coast REALTORS®

This report describes member activity for the association and is not confined to any specific geographic area.

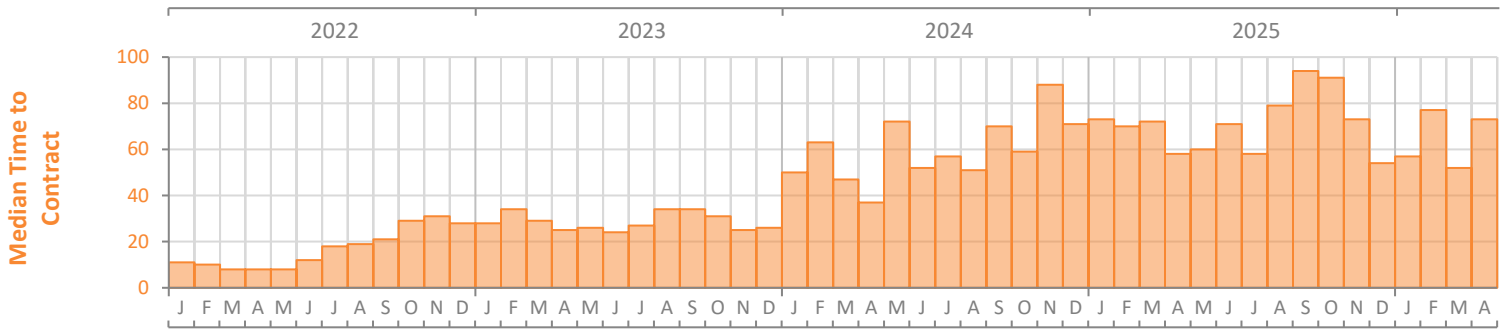


Median Time to Contract

The median number of days between the listing date and contract date for all Closed Sales during the month

Economists' note: Like Time to Sale, Time to Contract is a measure of the length of the home selling process calculated for sales which closed during the month. The difference is that Time to Contract measures the number of days between the initial listing of a property and the signing of the contract which eventually led to the closing of the sale. When the gap between Median Time to Contract and Median Time to Sale grows, it is usually a sign of longer closing times and/or declining numbers of cash sales.

Month	Median Time to Contract	Percent Change Year-over-Year
Year-to-Date	72 Days	0.0%
April 2026	73 Days	25.9%
March 2026	52 Days	-27.8%
February 2026	77 Days	10.0%
January 2026	57 Days	-21.9%
December 2025	54 Days	-23.9%
November 2025	73 Days	-17.0%
October 2025	91 Days	54.2%
September 2025	94 Days	34.3%
August 2025	79 Days	54.9%
July 2025	58 Days	1.8%
June 2025	71 Days	36.5%
May 2025	60 Days	-16.7%
April 2025	58 Days	56.8%

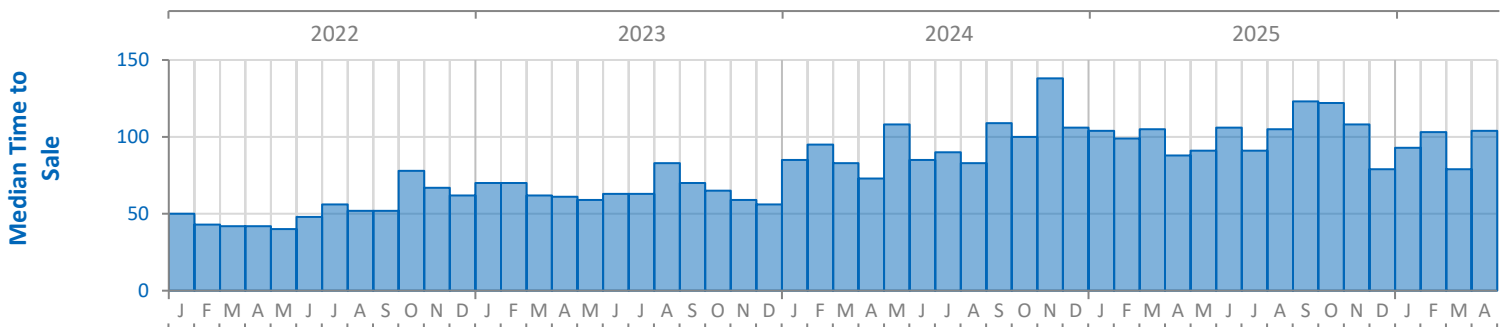


Median Time to Sale

The median number of days between the listing date and closing date for all Closed Sales during the month

Economists' note: Time to Sale is a measure of the length of the home selling process, calculated as the number of days between the initial listing of a property and the closing of the sale. *Median* Time to Sale is the amount of time the "middle" property selling this month was on the market. That is, 50% of homes selling this month took *less* time to sell, and 50% of homes took *more* time to sell. Median Time to Sale gives a more accurate picture than Average Time to Sale, which can be skewed upward by small numbers of properties taking an abnormally long time to sell.

Month	Median Time to Sale	Percent Change Year-over-Year
Year-to-Date	103 Days	-1.0%
April 2026	104 Days	18.2%
March 2026	79 Days	-24.8%
February 2026	103 Days	4.0%
January 2026	93 Days	-10.6%
December 2025	79 Days	-25.5%
November 2025	108 Days	-21.7%
October 2025	122 Days	22.0%
September 2025	123 Days	12.8%
August 2025	105 Days	26.5%
July 2025	91 Days	1.1%
June 2025	106 Days	24.7%
May 2025	91 Days	-15.7%
April 2025	88 Days	20.5%



Monthly Market Detail - April 2026

Townhouses and Condos

Space Coast REALTORS®

This report describes member activity for the association and is not confined to any specific geographic area.

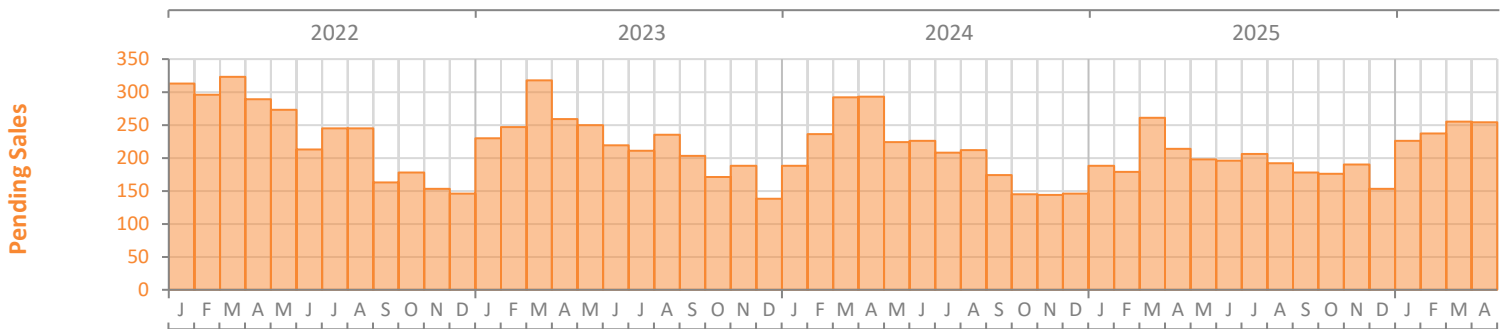


New Pending Sales

The number of listed properties that went under contract during the month

Economists' note: Because of the typical length of time it takes for a sale to close, economists consider Pending Sales to be a decent indicator of potential future Closed Sales. It is important to bear in mind, however, that not all Pending Sales will be closed successfully. So, the effectiveness of Pending Sales as a future indicator of Closed Sales is susceptible to changes in market conditions such as the availability of financing for homebuyers and the inventory of distressed properties for sale.

Month	New Pending Sales	Percent Change Year-over-Year
Year-to-Date	972	15.4%
April 2026	254	18.7%
March 2026	255	-2.3%
February 2026	237	32.4%
January 2026	226	20.2%
December 2025	153	4.8%
November 2025	190	31.9%
October 2025	176	21.4%
September 2025	178	2.3%
August 2025	192	-9.4%
July 2025	206	-1.0%
June 2025	196	-13.3%
May 2025	198	-11.6%
April 2025	214	-27.0%

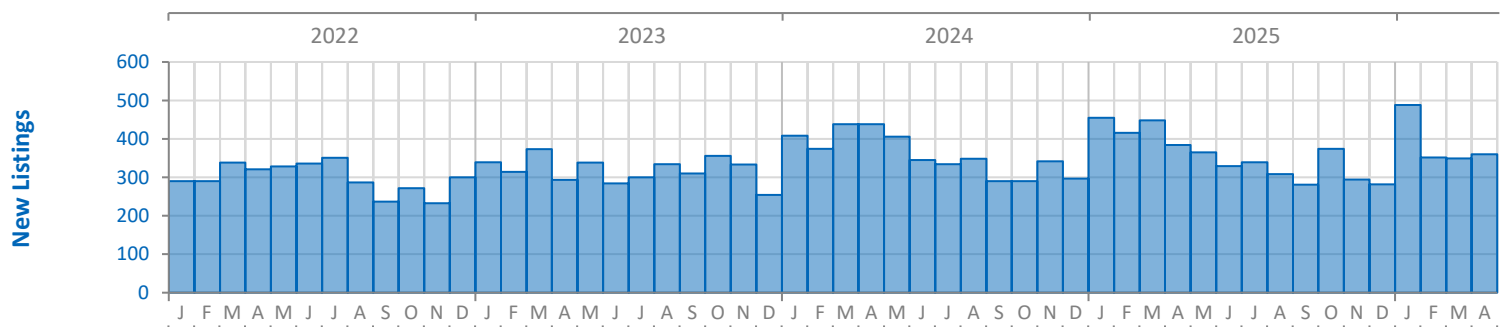


New Listings

The number of properties put onto the market during the month

Economists' note: New Listings tend to rise in delayed response to increasing prices, so they are often seen as a lagging indicator of market health. As prices rise, potential sellers raise their estimations of value—and in the most recent cycle, rising prices have freed up many potential sellers who were previously underwater on their mortgages. Note that in our calculations, we take care to not include properties that were recently taken off the market and quickly relisted, since these are not really *new* listings.

Month	New Listings	Percent Change Year-over-Year
Year-to-Date	1,549	-9.0%
April 2026	360	-6.3%
March 2026	349	-22.1%
February 2026	352	-15.4%
January 2026	488	7.3%
December 2025	282	-5.1%
November 2025	294	-14.0%
October 2025	374	29.0%
September 2025	281	-3.1%
August 2025	308	-11.5%
July 2025	339	1.5%
June 2025	329	-4.6%
May 2025	365	-10.1%
April 2025	384	-12.3%



Monthly Market Detail - April 2026

Townhouses and Condos

Space Coast REALTORS®

This report describes member activity for the association and is not confined to any specific geographic area.

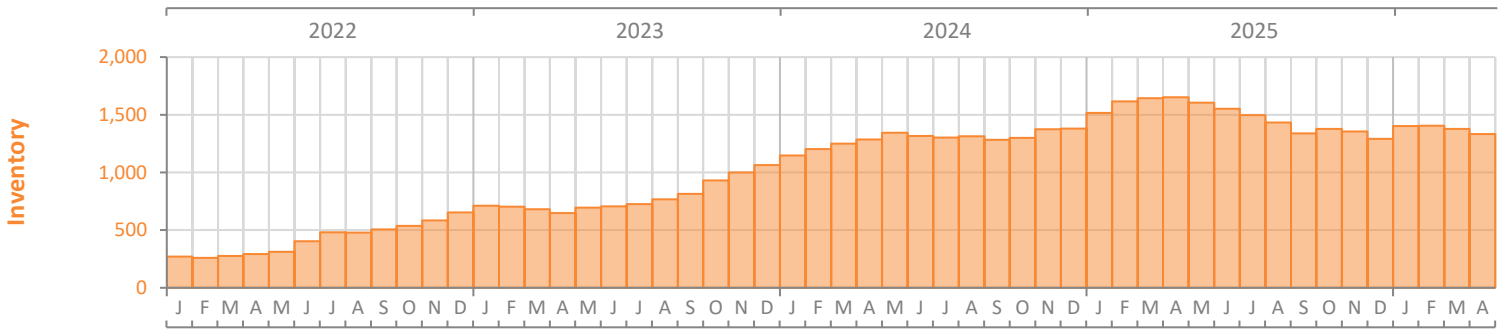


Inventory (Active Listings)

The number of property listings active at the end of the month

Economists' note: There are a number of ways to define and calculate Inventory. Our method is to simply count the number of active listings on the last day of the month, and hold this number to compare with the same month the following year. Inventory rises when New Listings are outpacing the number of listings that go off-market (regardless of whether they actually sell). Likewise, it falls when New Listings aren't keeping up with the rate at which homes are going off-market.

Month	Inventory	Percent Change Year-over-Year
YTD (Monthly Avg)	1,379	-14.2%
April 2026	1,332	-19.4%
March 2026	1,377	-16.3%
February 2026	1,405	-13.1%
January 2026	1,403	-7.4%
December 2025	1,291	-6.4%
November 2025	1,354	-1.5%
October 2025	1,377	6.0%
September 2025	1,338	4.3%
August 2025	1,432	9.0%
July 2025	1,496	14.8%
June 2025	1,552	17.8%
May 2025	1,606	19.5%
April 2025	1,653	28.4%

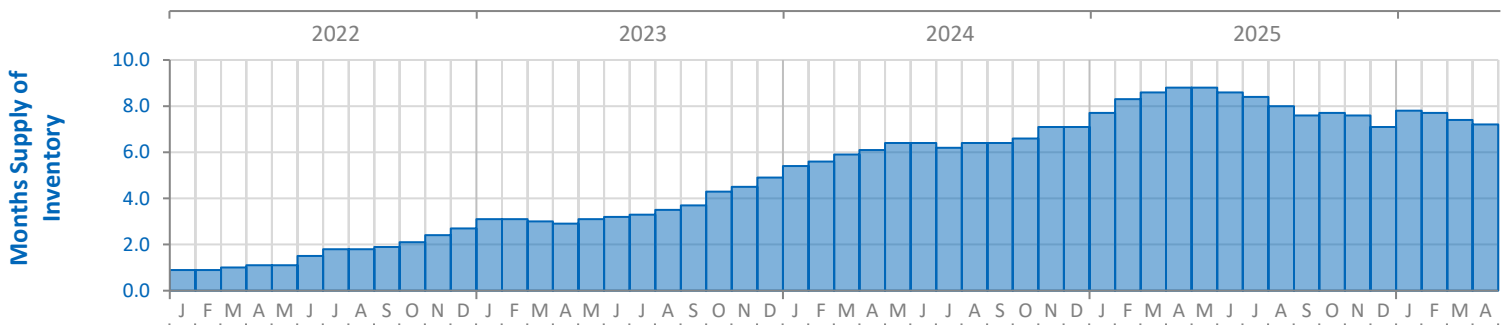


Months Supply of Inventory

An estimate of the number of months it will take to deplete the current Inventory given recent sales rates

Economists' note: MSI is a useful indicator of market conditions. The benchmark for a balanced market (favoring neither buyer nor seller) is 5.5 months of inventory. Anything higher is traditionally a buyers' market, and anything lower is a sellers' market. There is no single accepted way of calculating MSI. A common method is to divide current Inventory by the most recent month's Closed Sales count, but this count is a usually poor predictor of future Closed Sales due to seasonal cycles. To eliminate seasonal effects, we use the 12-month average of monthly Closed Sales instead.

Month	Months Supply	Percent Change Year-over-Year
YTD (Monthly Avg)	7.5	-10.7%
April 2026	7.2	-18.2%
March 2026	7.4	-14.0%
February 2026	7.7	-7.2%
January 2026	7.8	1.3%
December 2025	7.1	0.0%
November 2025	7.6	7.0%
October 2025	7.7	16.7%
September 2025	7.6	18.8%
August 2025	8.0	25.0%
July 2025	8.4	35.5%
June 2025	8.6	34.4%
May 2025	8.8	37.5%
April 2025	8.8	44.3%



Monthly Market Detail - April 2026

Townhouses and Condos

Space Coast REALTORS®



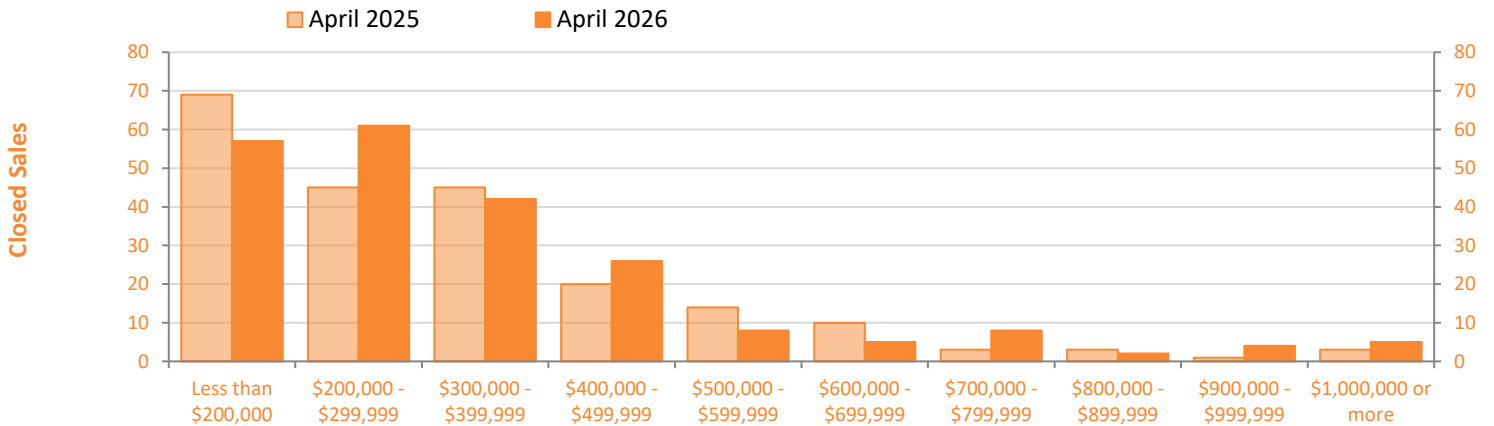
This report describes member activity for the association and is not confined to any specific geographic area.

Closed Sales by Sale Price

The number of sales transactions which closed during the month

Economists' note: Closed Sales are one of the simplest—yet most important—indicators for the residential real estate market. When comparing Closed Sales across markets of different sizes, we recommend comparing the percent changes in sales rather than the number of sales. Closed Sales (and many other market metrics) are affected by seasonal cycles, so actual trends are more accurately represented by year-over-year changes (i.e. comparing a month's sales to the amount of sales in the same month in the previous year), rather than changes from one month to the next.

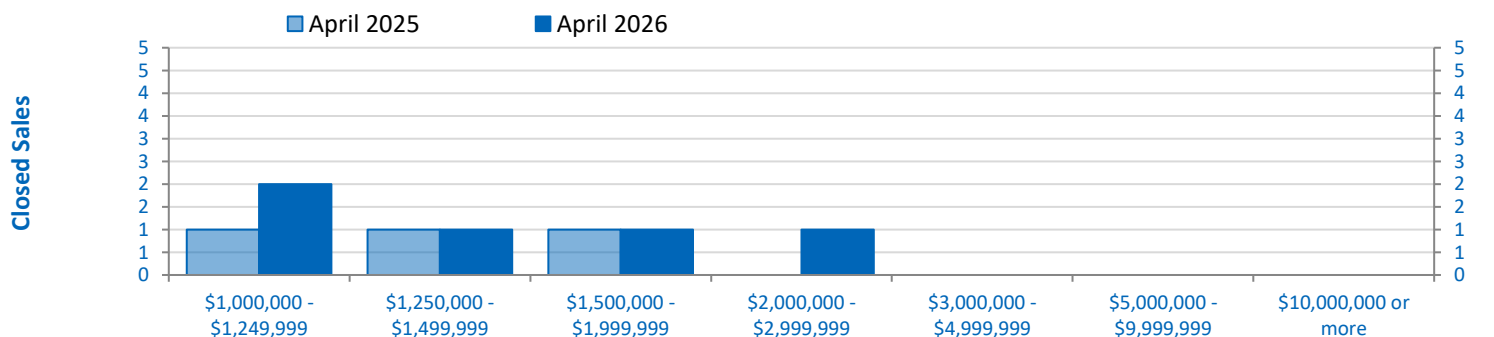
Sale Price	Closed Sales	Percent Change Year-over-Year
Less than \$200,000	57	-17.4%
\$200,000 - \$299,999	61	35.6%
\$300,000 - \$399,999	42	-6.7%
\$400,000 - \$499,999	26	30.0%
\$500,000 - \$599,999	8	-42.9%
\$600,000 - \$699,999	5	-50.0%
\$700,000 - \$799,999	8	166.7%
\$800,000 - \$899,999	2	-33.3%
\$900,000 - \$999,999	4	300.0%
\$1,000,000 or more	5	66.7%



Million Dollar Spotlight

Closed Sales by Sale Price for properties selling for \$1,000,000 or more

Sale Price	Closed Sales	Percent Change Year-over-Year
\$1,000,000 - \$1,249,999	2	100.0%
\$1,250,000 - \$1,499,999	1	0.0%
\$1,500,000 - \$1,999,999	1	0.0%
\$2,000,000 - \$2,999,999	1	N/A
\$3,000,000 - \$4,999,999	0	N/A
\$5,000,000 - \$9,999,999	0	N/A
\$10,000,000 or more	0	N/A



Monthly Market Detail - April 2026

Townhouses and Condos

Space Coast REALTORS®



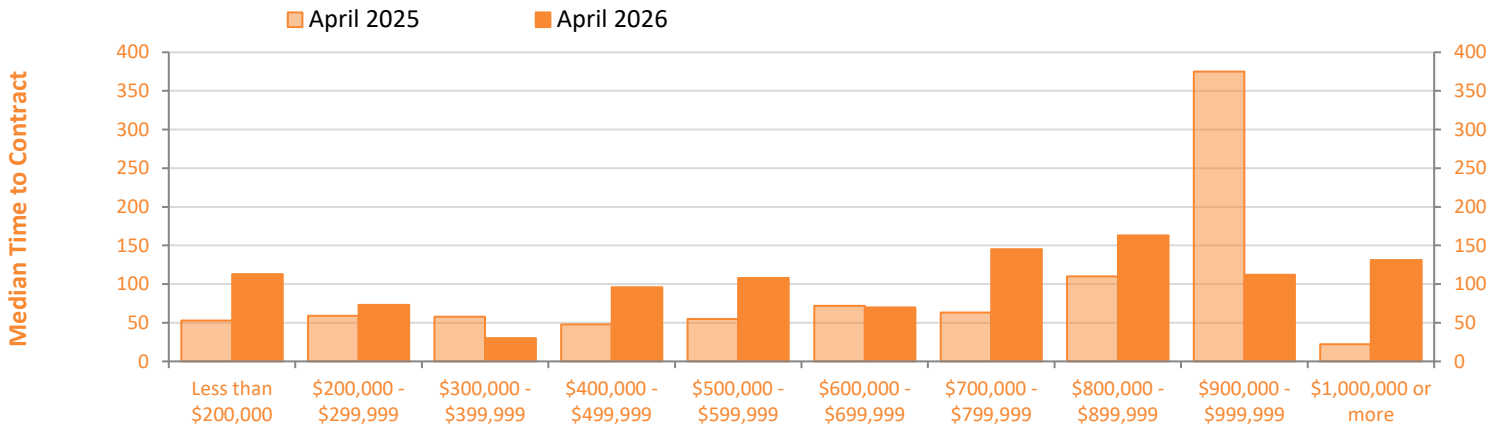
This report describes member activity for the association and is not confined to any specific geographic area.

Median Time to Contract by Sale Price

The median number of days between the listing date and contract date for all Closed Sales during the month

Economists' note: Like Time to Sale, Time to Contract is a measure of the length of the home selling process calculated for sales which closed during the month. The difference is that Time to Contract measures the number of days between the initial listing of a property and the signing of the contract which eventually led to the closing of the sale. When the gap between Median Time to Contract and Median Time to Sale grows, it is usually a sign of longer closing times and/or declining numbers of cash sales.

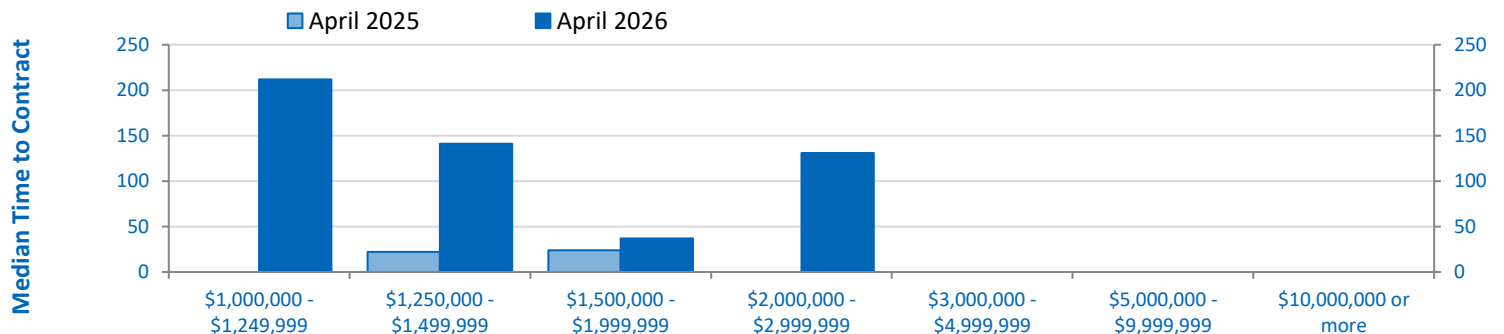
Sale Price	Median Time to Contract	Percent Change Year-over-Year
Less than \$200,000	113 Days	113.2%
\$200,000 - \$299,999	73 Days	23.7%
\$300,000 - \$399,999	30 Days	-48.3%
\$400,000 - \$499,999	96 Days	100.0%
\$500,000 - \$599,999	108 Days	96.4%
\$600,000 - \$699,999	70 Days	-2.8%
\$700,000 - \$799,999	145 Days	130.2%
\$800,000 - \$899,999	163 Days	48.2%
\$900,000 - \$999,999	112 Days	-70.1%
\$1,000,000 or more	131 Days	495.5%



Million Dollar Spotlight

Median Time to Contract by Sale Price for properties selling for \$1,000,000 or more

Sale Price	Median Time to Contract	Percent Change Year-over-Year
\$1,000,000 - \$1,249,999	212 Days	N/A
\$1,250,000 - \$1,499,999	141 Days	540.9%
\$1,500,000 - \$1,999,999	37 Days	54.2%
\$2,000,000 - \$2,999,999	131 Days	N/A
\$3,000,000 - \$4,999,999	(No Sales)	N/A
\$5,000,000 - \$9,999,999	(No Sales)	N/A
\$10,000,000 or more	(No Sales)	N/A



Monthly Market Detail - April 2026

Townhouses and Condos

Space Coast REALTORS®



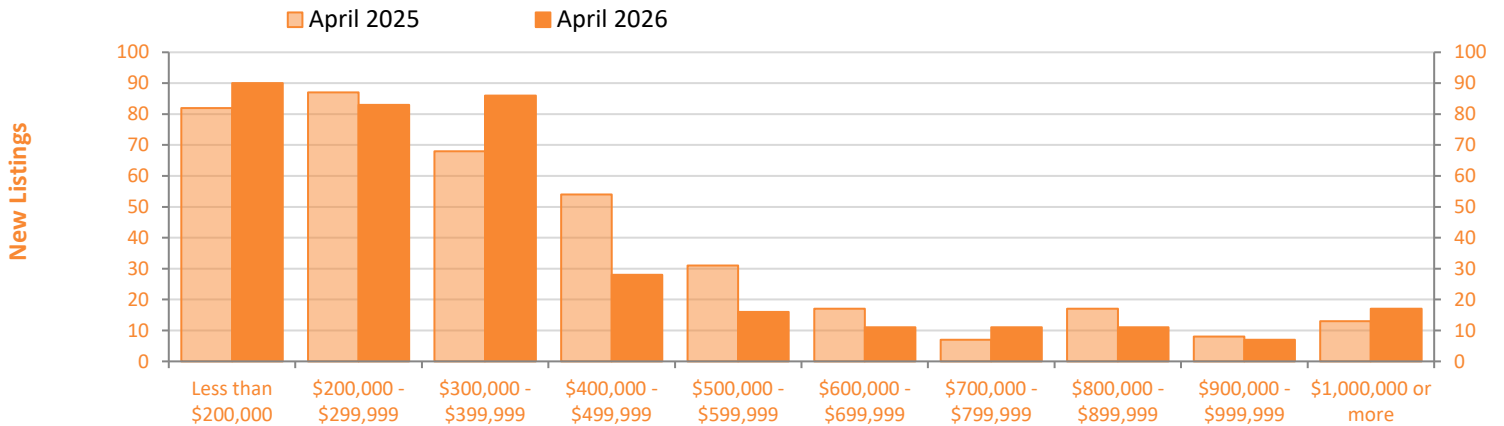
This report describes member activity for the association and is not confined to any specific geographic area.

New Listings by Initial Listing Price

The number of properties put onto the market during the month

Economists' note: New Listings tend to rise in delayed response to increasing prices, so they are often seen as a lagging indicator of market health. As prices rise, potential sellers raise their estimations of value—and in the most recent cycle, rising prices have freed up many potential sellers who were previously underwater on their mortgages. Note that in our calculations, we take care to not include properties that were recently taken off the market and quickly relisted, since these are not really *new* listings.

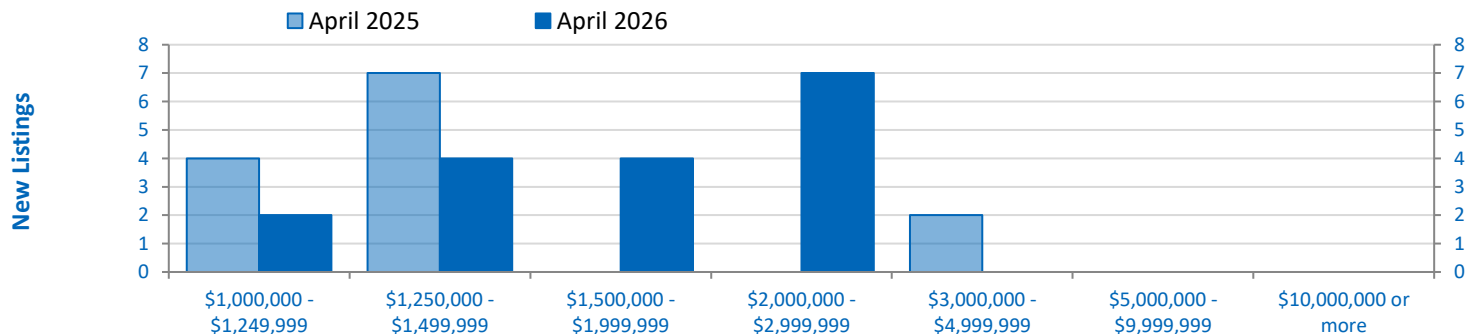
Initial Listing Price	New Listings	Percent Change Year-over-Year
Less than \$200,000	90	9.8%
\$200,000 - \$299,999	83	-4.6%
\$300,000 - \$399,999	86	26.5%
\$400,000 - \$499,999	28	-48.1%
\$500,000 - \$599,999	16	-48.4%
\$600,000 - \$699,999	11	-35.3%
\$700,000 - \$799,999	11	57.1%
\$800,000 - \$899,999	11	-35.3%
\$900,000 - \$999,999	7	-12.5%
\$1,000,000 or more	17	30.8%



Million Dollar Spotlight

New Listings by Initial Listing Price for properties listed for \$1,000,000 or more

Initial Listing Price	New Listings	Percent Change Year-over-Year
\$1,000,000 - \$1,249,999	2	-50.0%
\$1,250,000 - \$1,499,999	4	-42.9%
\$1,500,000 - \$1,999,999	4	N/A
\$2,000,000 - \$2,999,999	7	N/A
\$3,000,000 - \$4,999,999	0	-100.0%
\$5,000,000 - \$9,999,999	0	N/A
\$10,000,000 or more	0	N/A



Monthly Market Detail - April 2026

Townhouses and Condos

Space Coast REALTORS®



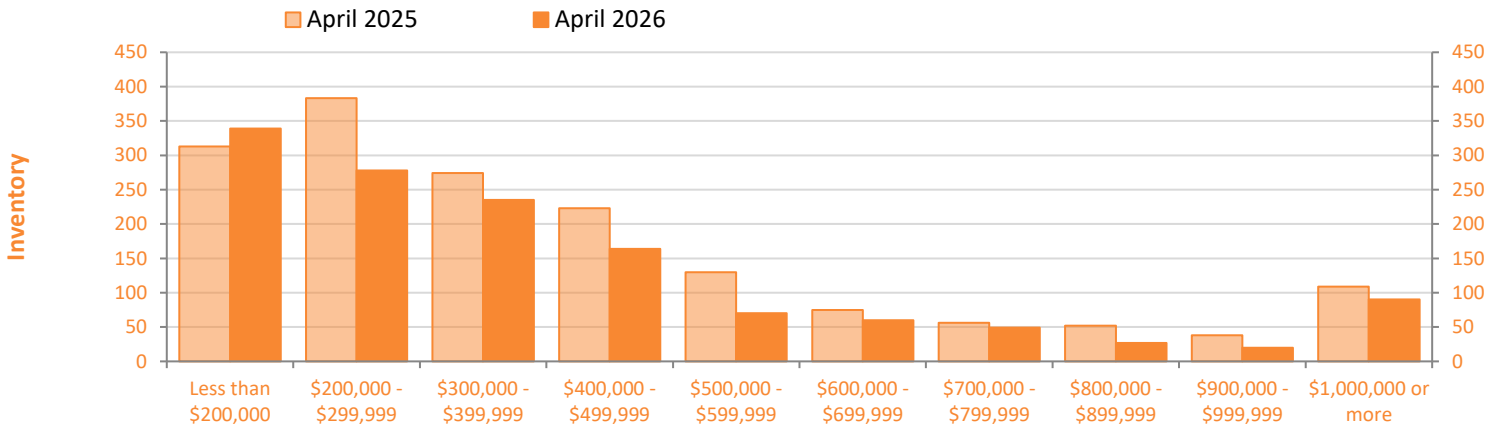
This report describes member activity for the association and is not confined to any specific geographic area.

Inventory by Current Listing Price

The number of property listings active at the end of the month

Economists' note: There are a number of ways to define and calculate Inventory. Our method is to simply count the number of active listings on the last day of the month, and hold this number to compare with the same month the following year. Inventory rises when New Listings are outpacing the number of listings that go off-market (regardless of whether they actually sell). Likewise, it falls when New Listings aren't keeping up with the rate at which homes are going off-market.

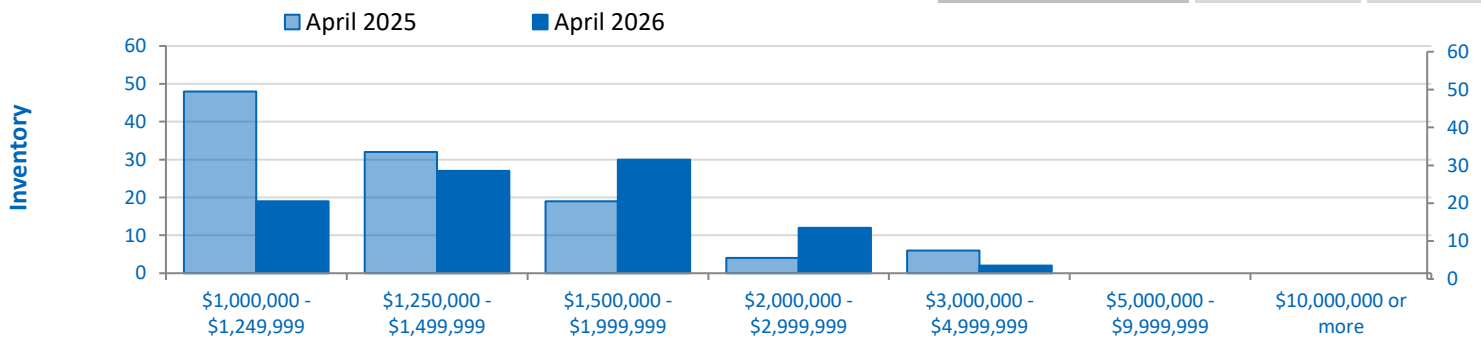
Current Listing Price	Inventory	Percent Change Year-over-Year
Less than \$200,000	339	8.3%
\$200,000 - \$299,999	278	-27.4%
\$300,000 - \$399,999	235	-14.2%
\$400,000 - \$499,999	164	-26.5%
\$500,000 - \$599,999	70	-46.2%
\$600,000 - \$699,999	60	-20.0%
\$700,000 - \$799,999	49	-12.5%
\$800,000 - \$899,999	27	-48.1%
\$900,000 - \$999,999	20	-47.4%
\$1,000,000 or more	90	-17.4%



Million Dollar Spotlight

Inventory by Current Listing Price for properties listed for \$1,000,000 or more

Current Listing Price	Inventory	Percent Change Year-over-Year
\$1,000,000 - \$1,249,999	19	-60.4%
\$1,250,000 - \$1,499,999	27	-15.6%
\$1,500,000 - \$1,999,999	30	57.9%
\$2,000,000 - \$2,999,999	12	200.0%
\$3,000,000 - \$4,999,999	2	-66.7%
\$5,000,000 - \$9,999,999	0	N/A
\$10,000,000 or more	0	N/A

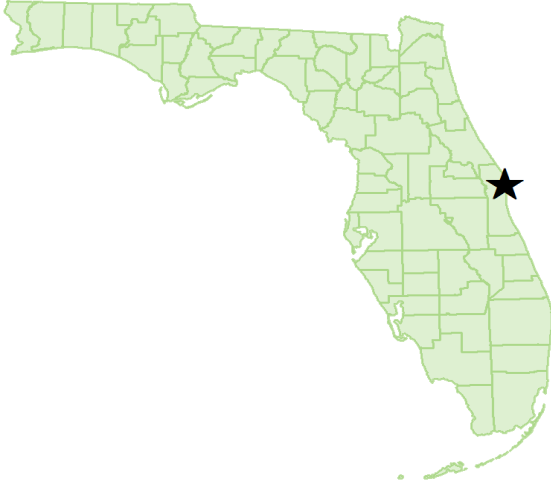


Monthly Distressed Market - April 2026

Townhouses and Condos

Space Coast REALTORS®

This report describes member activity for the association and is not confined to any specific geographic area.



		April 2026	April 2025	Percent Change Year-over-Year
Traditional	Closed Sales	217	213	1.9%
	Median Sale Price	\$282,000	\$285,000	-1.1%
Foreclosure/REO	Closed Sales	1	0	N/A
	Median Sale Price	\$775,000	(No Sales)	N/A
Short Sale	Closed Sales	0	0	N/A
	Median Sale Price	(No Sales)	(No Sales)	N/A

