

Local Market Watch



Pompano Beach Ocean Access

SINGLE FAMILY REPORT

Report Date: **2/10/2026**

**This report includes all single family waterfront homes with ocean access in the city of Pompano Beach*

ACTIVE SINGLE FAMILY LISTINGS				INVENTORY SUMMARY	
Listings	High Price	Low Price	Median Price	Sales/month	Months of Supply
92	\$12,500,000	\$539,900	\$1,887,500	11.2	8.2

**Sales per month are based on an average of the past 6 months.*

TRAILING 6 MONTH SALES ANALYSIS (LAST YEAR VS. CURRENT YEAR)			
DATE RANGE	8/10/2024 - 2/10/2025	8/10/2025 - 2/10/2026	CHANGE
Units Sold	60	67	11.7%
Median Sale Price	\$1,468,750	\$1,315,000	-10.5%
Sq. Ft. Living	2,009	1,953	-2.8%
Price per Sq.Ft.	\$704	\$684	-2.8%
Sale Price vs. List Price	94%	94%	0.0%
Days on Market	68	69	1.5%

**The Trailing 6 Month chart compares data from the most recent 6 months to the same period last year.*



PRICE PER SQ FT	
2021	\$480
2022	\$675
2023	\$655
2024	\$737
2025	\$657
% change	36.88%
MEDIAN PRICE	
2021	\$949,000
2022	\$1,300,000
2023	\$1,300,000
2024	\$1,475,000
2025	\$1,265,000
% change	33.30%

What is your property worth?
 Contact me today for a free Comparative Market Analysis of your property.

This report courtesy of:

By The Sea Realty
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