FOR IMMEDIATE RELEASE

MEDIA CONTACT: HELLO@OWN.MIAMI

The median condo price per square foot in Aventura fell to $289/sqft in November 2025, the lowest in 25 months of own.miami data.

Miami Condo Data · Aventura · November 2025

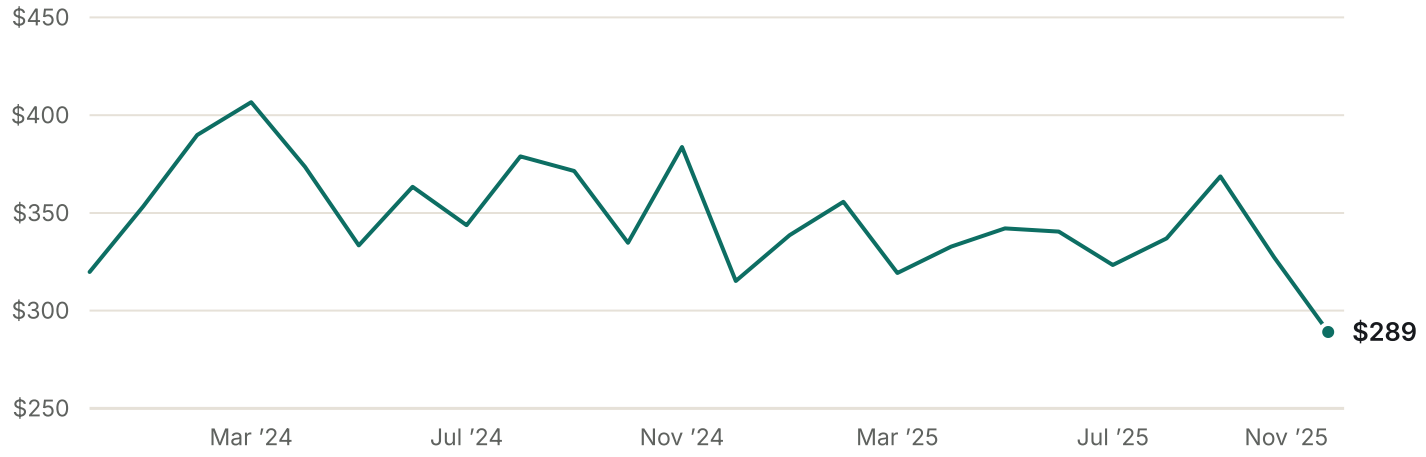
MIAMI, December 1, 2025: Buyers closed 48 condo sales worth $27M in Aventura in November 2025, according to the monthly own.miami Data Room report.

CONDO SALES VOLUME	CLOSED SALES	MEDIAN SALE PRICE	MEDIAN PRICE / SQ FT
$27M	**48**	**$345K**	**$289**
−38.1% vs. October	−23.8% vs. October	−13.8% vs. October	−11.7% vs. October

KEY FINDINGS

1. $27M in condo sales across 48 closings (−38.1% vs. October).
2. Median sale price $345K (−13.8% vs. October); median $289 per square foot.
3. 30 of 88 tracked towers reach a Florida SB-4D structural inspection milestone within 2 years.

MEDIAN CONDO PRICE PER SQUARE FOOT



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Based in part on information from the Southeast Florida Multiple Listing Service (SEFMLS) or from MIAMI Association of REALTORS® for the period November 1, 2023 through November 1, 2026.

About own.miami

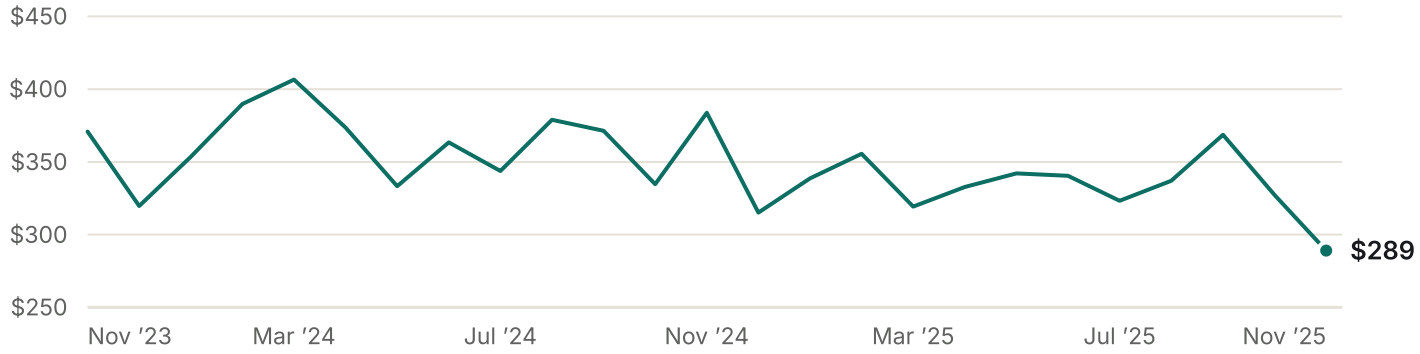
own.miami is a Miami condo research and search site. Its free Data Room publishes monthly, citable market figures built from MLS closed-sale records and public building records.

Media contact

hello@own.miami

https://own.miami/data

MEDIAN CONDO PRICE PER SQUARE FOOT



OWN.MIAMI CONDO INDEX

BUILDING	INDEX	$/SQ FT
1. Prive · Aventura	**155**	$1,363
2. Bella Mare · Aventura	**128**	$1,120
3. Porto Vita North Tower · Aventura	**106**	$1,137
4. Towers of Porto Vita-South · Aventura	**104**	$901
5. Echo Aventura · Aventura	**100**	$753

100 = the median Miami building ($716/sqft) · 200 = twice its price per sq ft

ALSO IN THIS REPORT

- 30 of 88 tracked towers reach a Florida SB-4D structural inspection milestone within 2 years.
- Top sale of the month: $3.64M at Prive.

METHODOLOGY

Figures are compiled from Miami MLS closed-sale records for condominiums at every price across the 1 neighborhoods own.miami tracks: the whole condo market, not only the listings on own.miami, which start at $450K. Each sale is counted once (per MLS listing) in the calendar month it closed. Sales volume is the sum of closed prices; medians are per closed sale. Month-over-month and year-over-year changes are shown only when both months cover the same neighborhoods, where a neighborhood's full history starts later, the comparison is withheld rather than letting the change in coverage pass for a market move. Active inventory is live: condos listed for sale today at every price, excluding towers not yet delivered; months of supply divides it by the average monthly resale closings over the 12 months ending with the report month. Building health follows each building page: age under Florida SB-4D (first milestone at 25 years on the coast, then every 10) plus verified public records such as a City of Miami recertification on file.

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