

Elliman Report

Q2-2025

Wellington, FL Sales

“Single family and condo sales fell short of year-ago levels.”

Wellington Single Family Matrix	Q2-2025	%Δ (QTR)	Q1-2025	%Δ (YR)	Q2-2024
Average Sales Price	\$1,295,456	6.8%	\$1,212,615	2.3%	\$1,265,735
Average Price per Sq Ft	\$468	5.2%	\$445	4.9%	\$446
Median Sales Price	\$765,000	2.0%	\$750,000	0.7%	\$760,000
Number of Sales (Closed)	184	30.5%	141	-12.8%	211
Days on Market (From Last List Date)	73	-3.9%	76	10.6%	66
Wellington Condo Matrix	Q2-2025	%Δ (QTR)	Q1-2025	%Δ (YR)	Q2-2024
Average Sales Price	\$564,841	-3.5%	\$585,173	2.3%	\$552,227
Average Price per Sq Ft	\$350	-3.3%	\$362	5.1%	\$333
Median Sales Price	\$430,000	-5.9%	\$457,000	-8.0%	\$467,500
Number of Sales (Closed)	49	-7.5%	53	-25.8%	66
Days on Market (From Last List Date)	71	-15.5%	84	1.4%	70
Luxury Single Family Matrix (Top 10% of Sales)	Q2-2025	%Δ (QTR)	Q1-2025	%Δ (YR)	Q2-2024
Average Sales Price	\$5,622,346	28.5%	\$4,374,938	11.7%	\$5,031,318
Average Price per Sq Ft	\$1,308	23.2%	\$1,062	22.8%	\$1,065
Median Sales Price	\$4,300,000	24.2%	\$3,462,500	-12.7%	\$4,925,000
Number of Sales (Closed)	19	18.8%	16	-13.6%	22
Days on Market (From Last List Date)	142	17.4%	121	11.8%	127
Luxury Condo Matrix (Top 10% of Sales)	Q2-2025	%Δ (QTR)	Q1-2025	%Δ (YR)	Q2-2024
Average Sales Price	\$1,637,000	0.7%	\$1,625,000	36.6%	\$1,198,143
Average Price per Sq Ft	\$756	-10.2%	\$842	40.5%	\$538
Median Sales Price	\$1,795,000	33.0%	\$1,350,000	67.0%	\$1,075,000
Number of Sales (Closed)	5	-16.7%	6	-28.6%	7
Days on Market (From Last List Date)	68	-56.1%	155	44.7%	47

The luxury condo market, comprising the top ten percent of all condo sales starting at \$1,150,000 this quarter, also saw a record median sales price of \$1,795,000, surging 67% annually. Both average sales price and average price per square foot results also surged. Luxury condo inventory remained stable at 21.