



Daniel A. Guerra  
2021 MIAMI Residential President  
MIAMI Association of Realtors

**Miami-Dade County Luxury Home Sales Continue Surging**

Million-dollar-and-up home deals in Miami-Dade County continued surging in January 2021, an indicator of the strong pent-up demand for the market.

Miami single-family luxury (\$1-million-and-up) transactions jumped 114.1% year-over-year to 167 sales in January 2021. Miami existing condo luxury (\$1-million-and-up) sales increased 130.6% year-over-year to 113 transactions.

Luxury months of supply continues to trend downward for all property types, month-over-month, and year-over-year.

Record-low interest rates; a record-high S&P 500; the appeal of stable assets in a volatile economy; and work-from-home and remote-learning policies have all combined to create a robust market for luxury single-family properties.

Homes have been redefined in the pandemic. Our homes are not just places to live. It is where we work, go to school, exercise, cook, etc. If luxury home buyers are going to be stuck at home during COVID-19, they want to be stuck in a nice place that can serve many purposes.

Northerners moving to South Florida have helped accelerate the increase of luxury home sales.

New Yorkers migrating to Miami is an ongoing trend that has increased with COVID-19. South Florida boasts less-expensive real estate, lower taxes, quality of life offerings, etc.

The federal tax reform law passed on Dec. 22, 2017 established a new limit on the amount of state and local taxes (SALT) that can be deducted on a federal income tax return. Beginning in 2018, the itemized deduction for state and local taxes paid were capped at \$10,000 per return for single filers, head of household filers, and married taxpayers filing jointly.

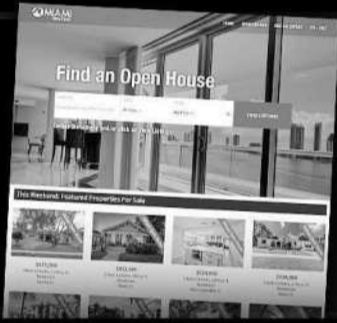
South Florida ranked No. 2 (behind New York-Newark-Jersey City) for where New Yorkers moved to escape coronavirus, according to mail-forwarding requests.

Daniel A. Guerra

Fortune International Realty  
305-338-0126  
miamidg@gmail.com

**South Florida Open Houses**

**In-Person  
24/7 Virtual Tours  
& Live Streaming**



**NOW available on  
SouthFloridaOpenHouseSearch.com**



**Epworth Village**  
RETIREMENT COMMUNITY  
*a non-profit retirement community*

Assisted Living Facility (ALF) & Independent Living  
Home style spacious living, 1- & 2-bedroom apartments

For more information/Schedule a tour

**786-796-5697, 786-706-9285 www.epworthvillagerc.com**



**Susanna Wesley Health Center**  
Specializes in providing **short-term** rehabilitation services to maximize each resident's potential and restore their independence for their return home.



Therapy Services (PT/OT/Speech) | Skilled Nursing Services  
Recreational Activities | COVID-19 protocol

**epworthvillagerc.com/susanna-wesley-health-center**  
**786-305-4835, 786-363-6941**

**Classified** FIND. BUY. SELL.  
classifieds.miamiherald.com

**SELL YOUR STUFF FAST!**  
305.350.2111



EL CUERPO DE BOMBEROS DE QUITO, INVITA A PRESENTAR OFERTAS PARA EL PROCESO DE COMPRA INTERNACIONAL:

“ADQUISICIÓN DE REPUESTOS Y FUNGIBLES PARA LA AERONAVE”.

Mayor información consultar en:  
[www.bomberosquito.gob.ec](http://www.bomberosquito.gob.ec)



**MAKE YOUR ADS POP! WITH A PHOTO**



Did you know when you create a Miami Herald Classified ad online, you can include a photo that will appear in print?

Get your ad noticed and get **Fast** results!

Available for all classifieds  
**Real Estate - Automotive - Pets and more**



Visit [MiamiHerald.com/classifieds](http://MiamiHerald.com/classifieds) to get started!

**Find Your Ideal Home Now.**

Visit the **Real Estate Channel** and search thousands of real estate listings at the click of your mouse with **MiamiHerald.com**

Find an apartment, house or commercial property for rent or sale. The Advanced Search feature allows you to choose a map, street address, price range and more to help you find the perfect home or the ideal location to start your business.

Go to [www.MiamiHerald.com](http://www.MiamiHerald.com) and click on Real Estate.



MIAMIHERALD.COM

For home delivery call 800.441.0444 or go to [MiamiHerald.com](http://MiamiHerald.com)  
For advertising information, call 305.376.2820