



COMPASS

February 2023

Long Island Market Insights

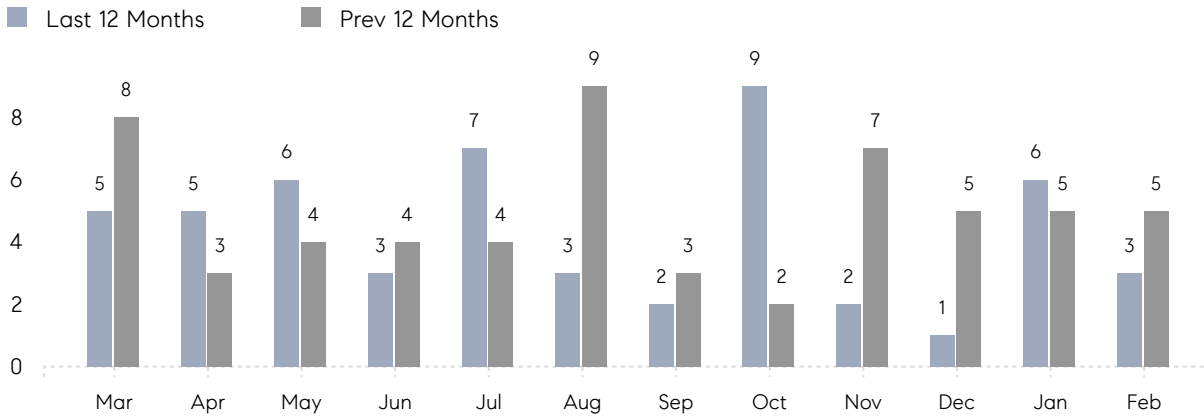
Albertson

NASSAU, FEBRUARY 2023

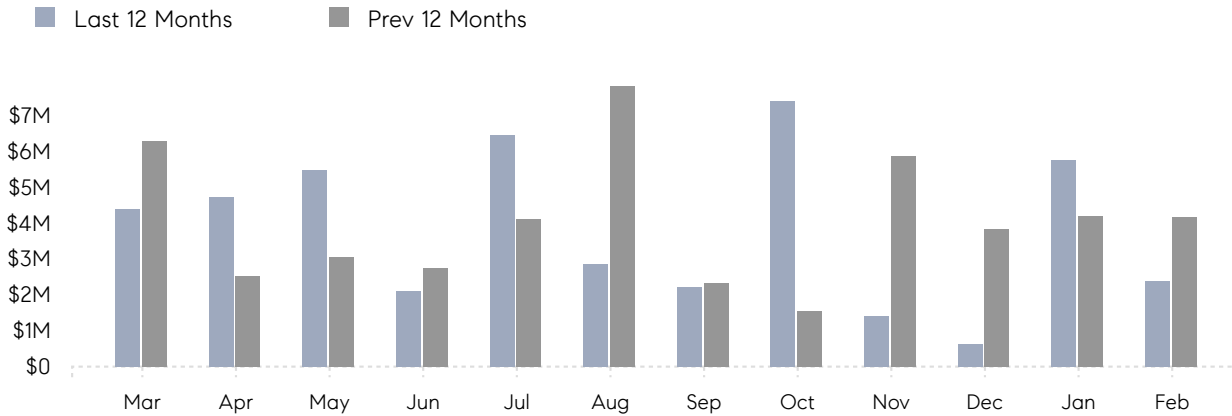
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	3	5	-40.0%
	SALES VOLUME	\$2,384,000	\$4,175,500	-42.9%
	AVERAGE PRICE	\$794,667	\$835,100	-4.8%
	AVERAGE DOM	47	113	-58.4%

Monthly Sales



Monthly Total Sales Volume



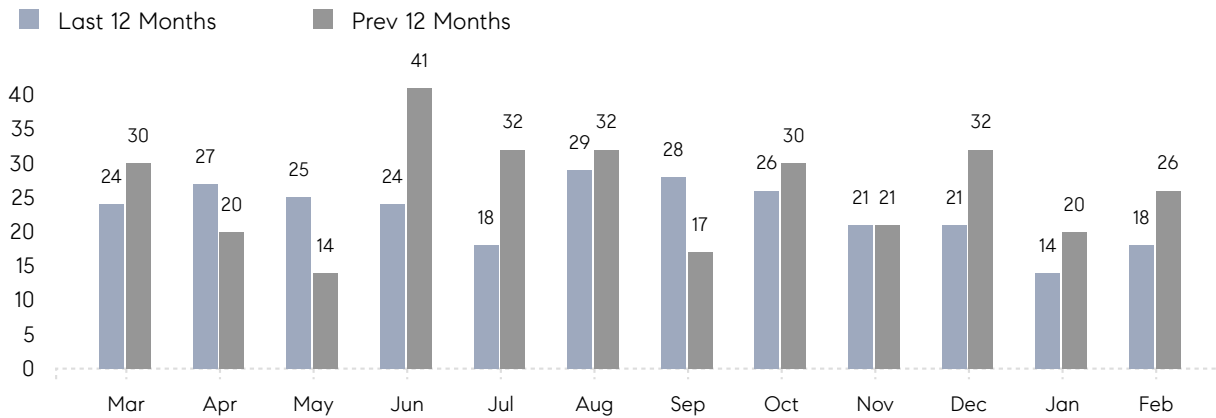
Baldwin

NASSAU, FEBRUARY 2023

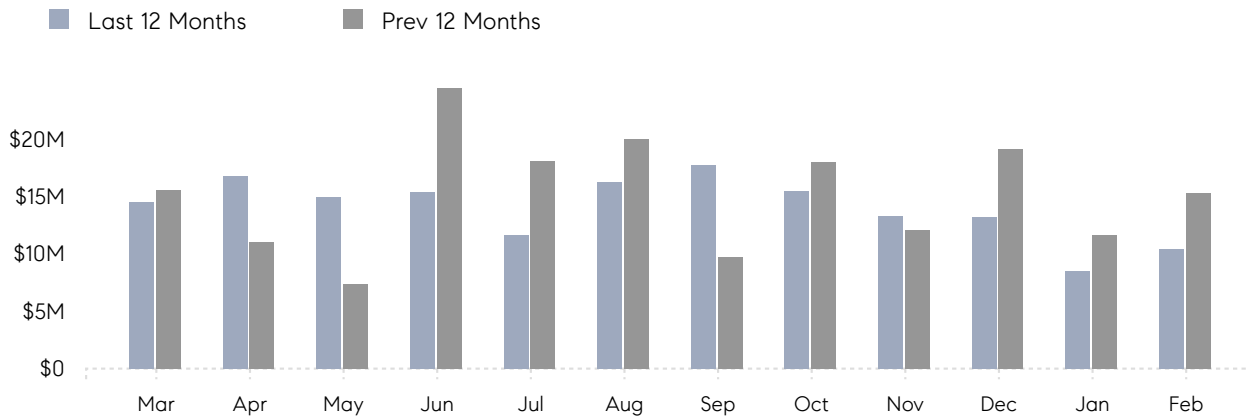
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	18	26	-30.8%
	SALES VOLUME	\$10,403,000	\$15,325,277	-32.1%
	AVERAGE PRICE	\$577,944	\$589,434	-1.9%
	AVERAGE DOM	55	54	1.9%

Monthly Sales



Monthly Total Sales Volume



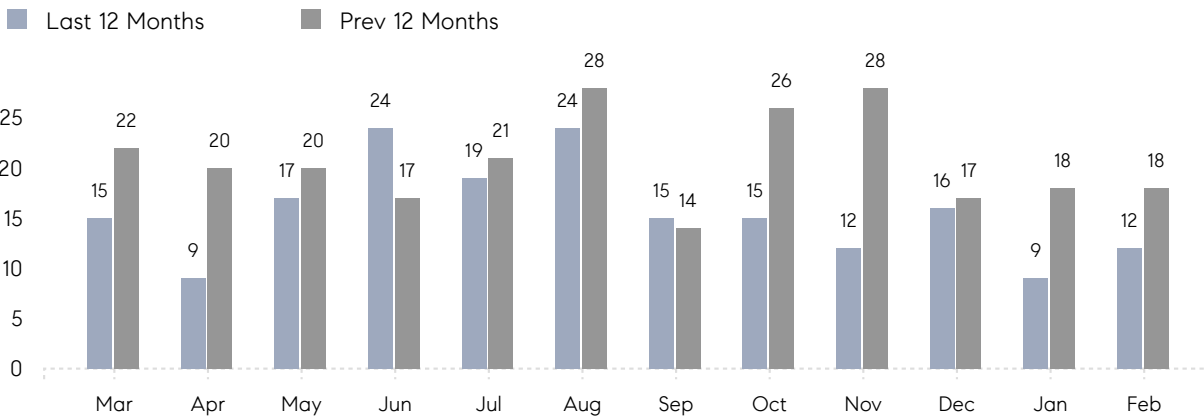
Bellmore

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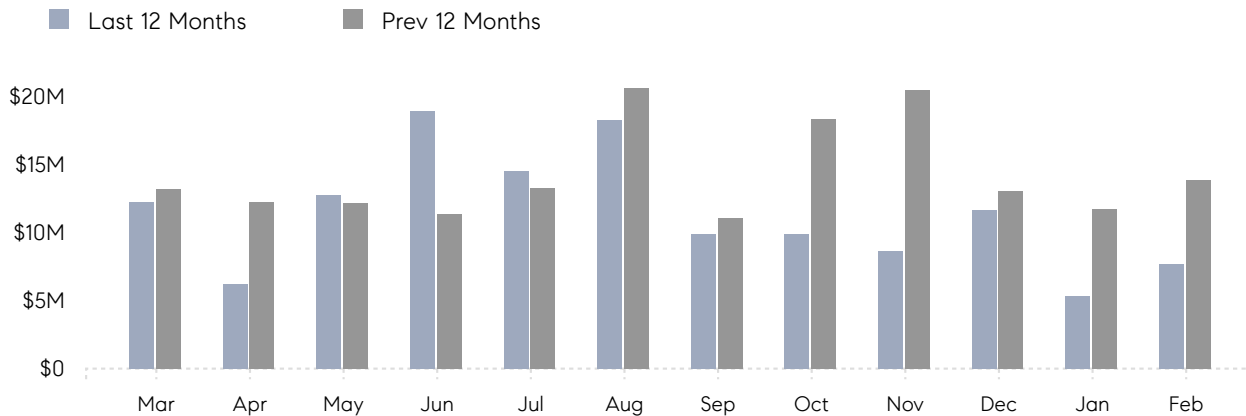
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	12	18	-33.3%
	SALES VOLUME	\$7,683,000	\$13,879,500	-44.6%
	AVERAGE PRICE	\$640,250	\$771,083	-17.0%
	AVERAGE DOM	70	36	94.4%

Monthly Sales



Monthly Total Sales Volume



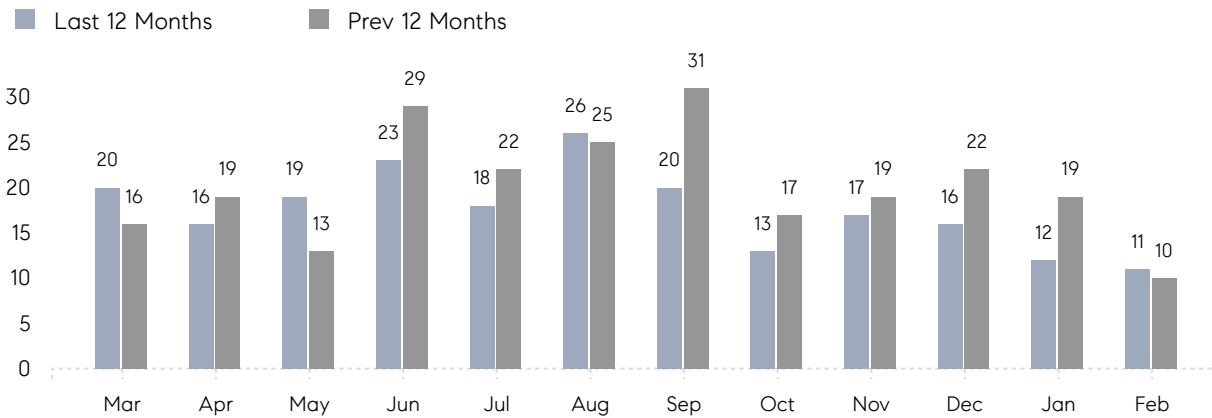
Bethpage

NASSAU, FEBRUARY 2023

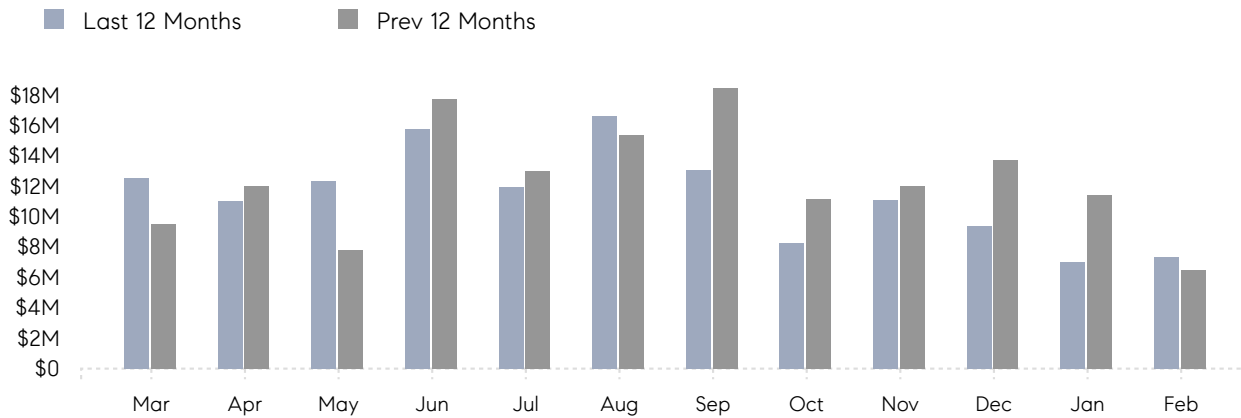
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	11	10	10.0%
	SALES VOLUME	\$7,319,000	\$6,466,277	13.2%
	AVERAGE PRICE	\$665,364	\$646,628	2.9%
	AVERAGE DOM	58	33	75.8%

Monthly Sales



Monthly Total Sales Volume



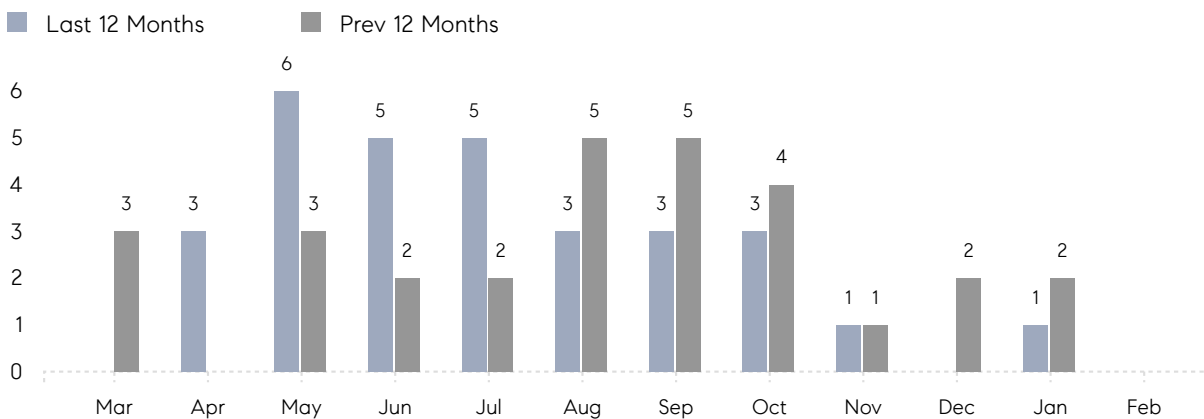
Brookville

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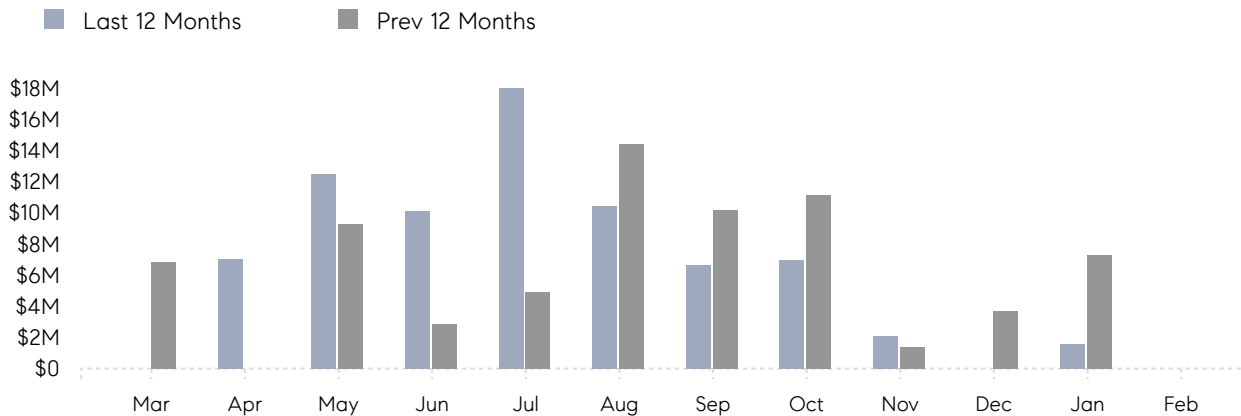
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	0	0.0%
	SALES VOLUME	\$0	\$0	-
	AVERAGE PRICE	\$0	\$0	-
	AVERAGE DOM	0	0	-

Monthly Sales



Monthly Total Sales Volume



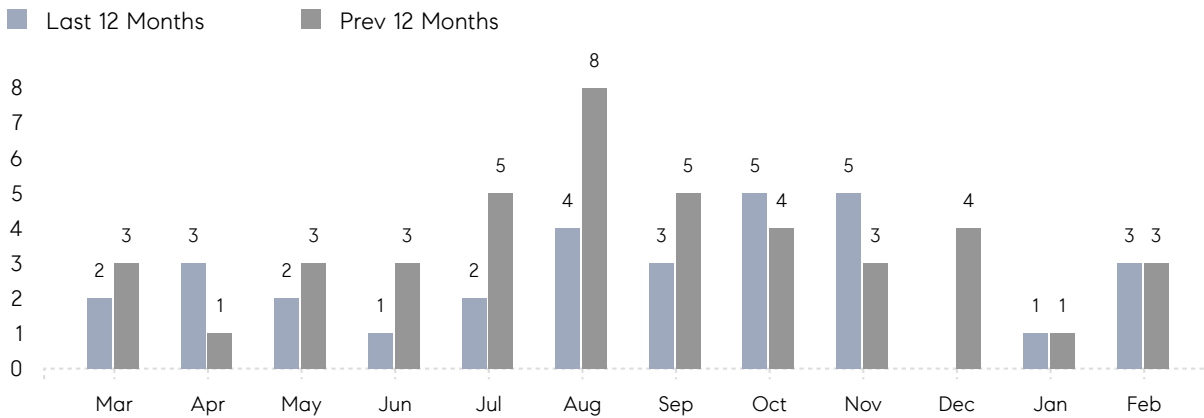
Carle Place

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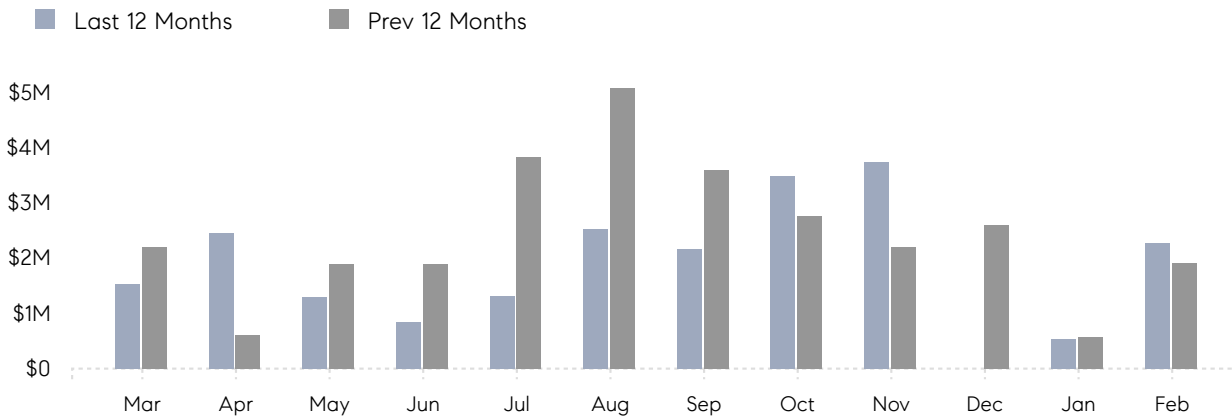
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	3	3	0.0%
	SALES VOLUME	\$2,270,000	\$1,900,000	19.5%
	AVERAGE PRICE	\$756,667	\$633,333	19.5%
	AVERAGE DOM	36	11	227.3%

Monthly Sales



Monthly Total Sales Volume



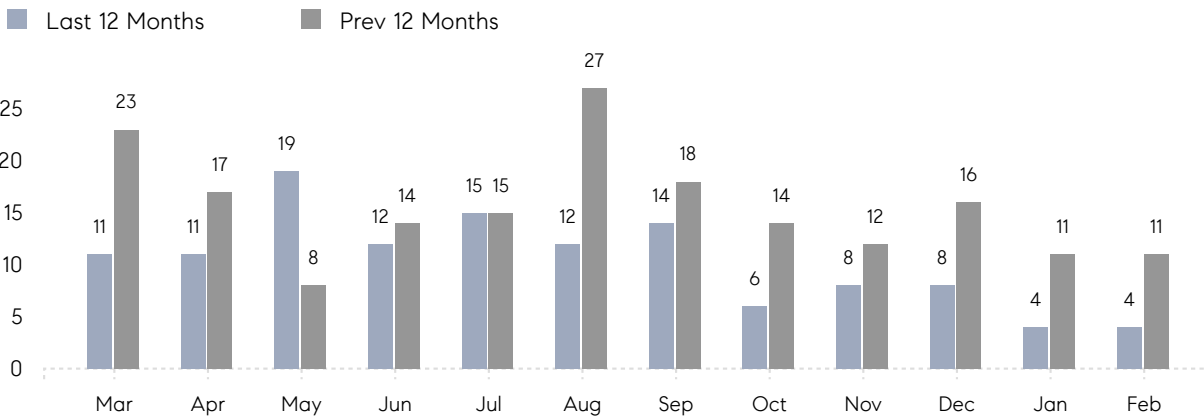
Cedarhurst

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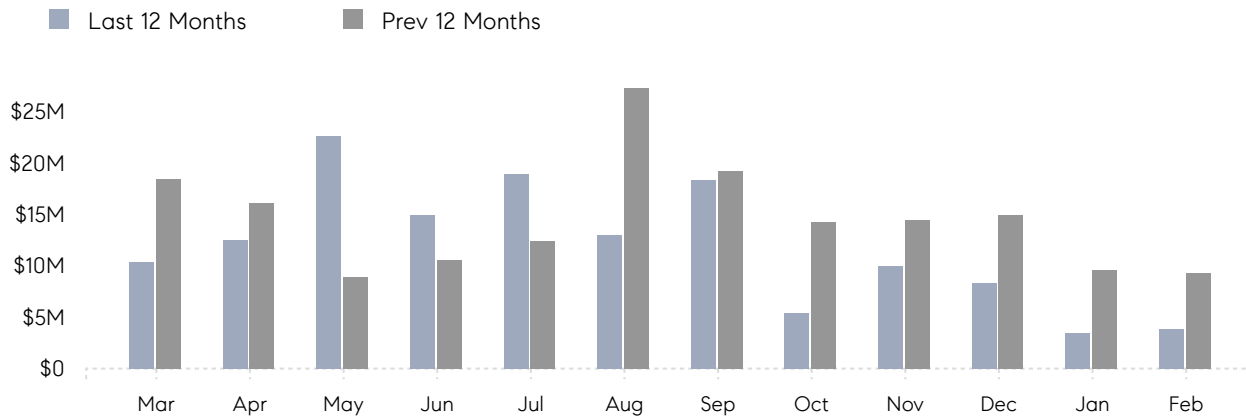
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	4	11	-63.6%
	SALES VOLUME	\$3,867,500	\$9,343,000	-58.6%
	AVERAGE PRICE	\$966,875	\$849,364	13.8%
	AVERAGE DOM	62	59	5.1%

Monthly Sales



Monthly Total Sales Volume



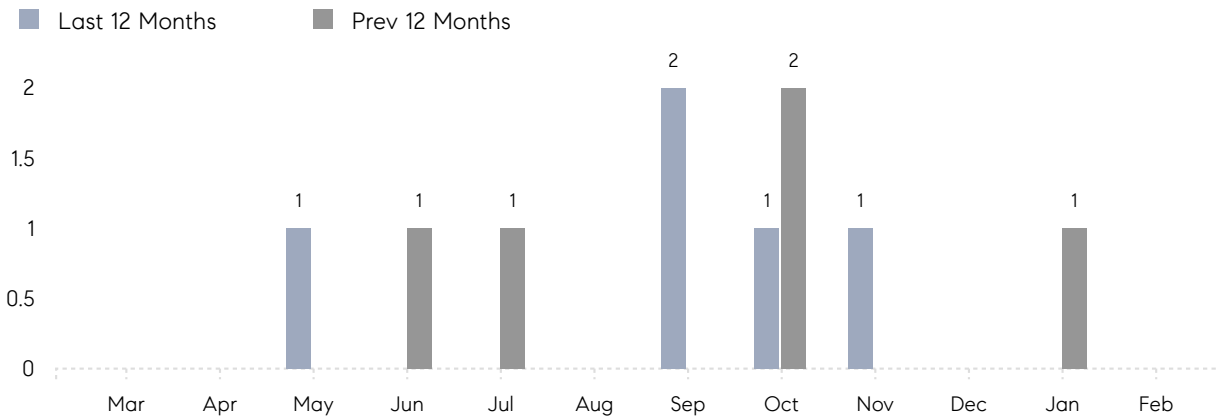
Centre Island

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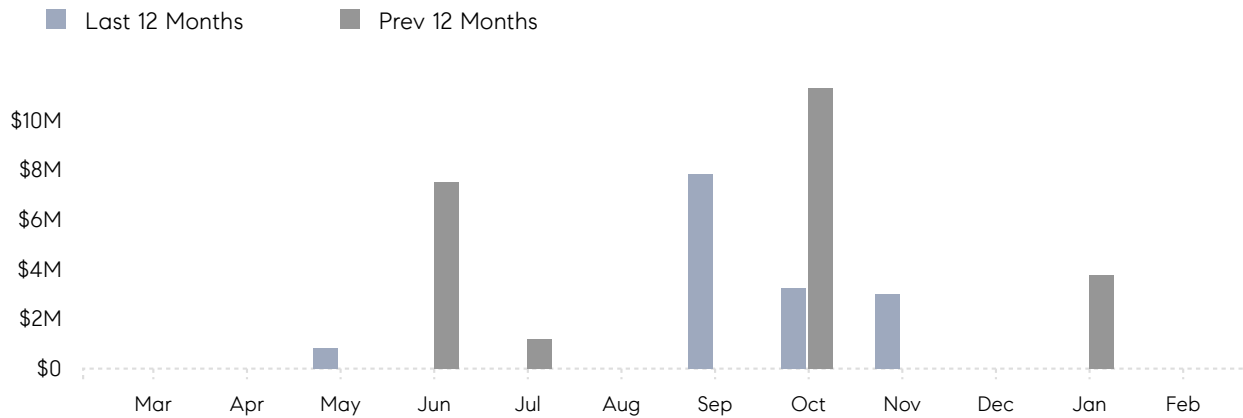
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	0	0.0%
	SALES VOLUME	\$0	\$0	-
	AVERAGE PRICE	\$0	\$0	-
	AVERAGE DOM	0	0	-

Monthly Sales



Monthly Total Sales Volume



Cove Neck

NASSAU, FEBRUARY 2023

Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	0	0.0%
	SALES VOLUME	\$0	\$0	-
	AVERAGE PRICE	\$0	\$0	-
	AVERAGE DOM	0	0	-

Monthly Sales



Monthly Total Sales Volume



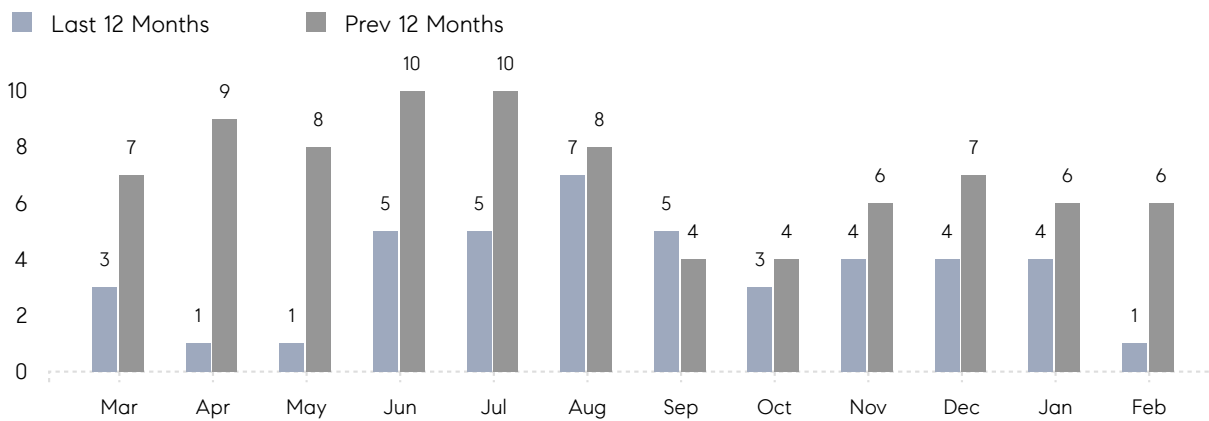
East Hills

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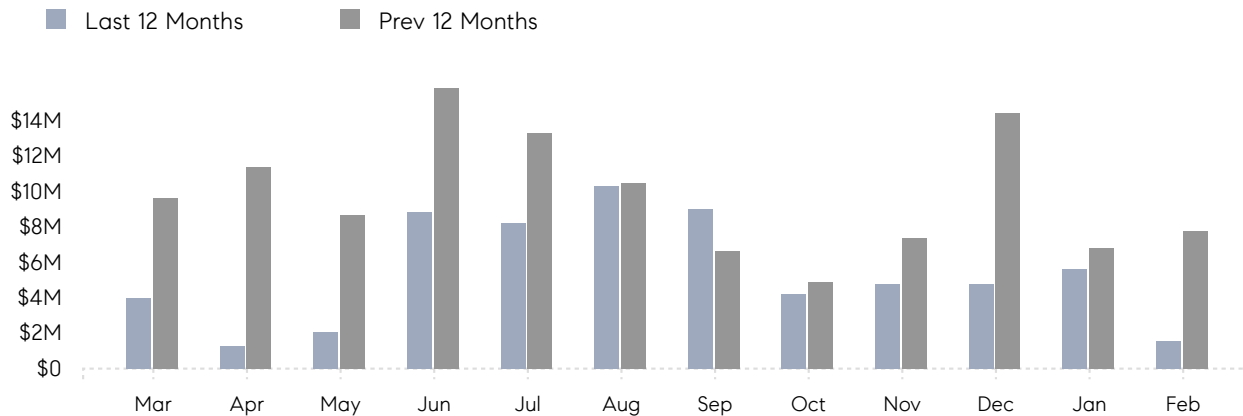
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	1	6	-83.3%
	SALES VOLUME	\$1,550,000	\$7,729,000	-79.9%
	AVERAGE PRICE	\$1,550,000	\$1,288,167	20.3%
	AVERAGE DOM	112	85	31.8%

Monthly Sales



Monthly Total Sales Volume



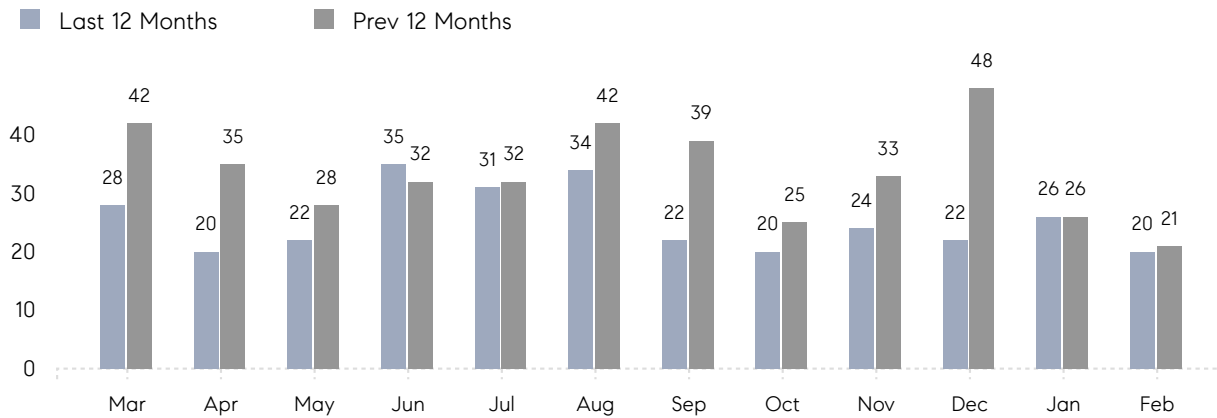
East Meadow

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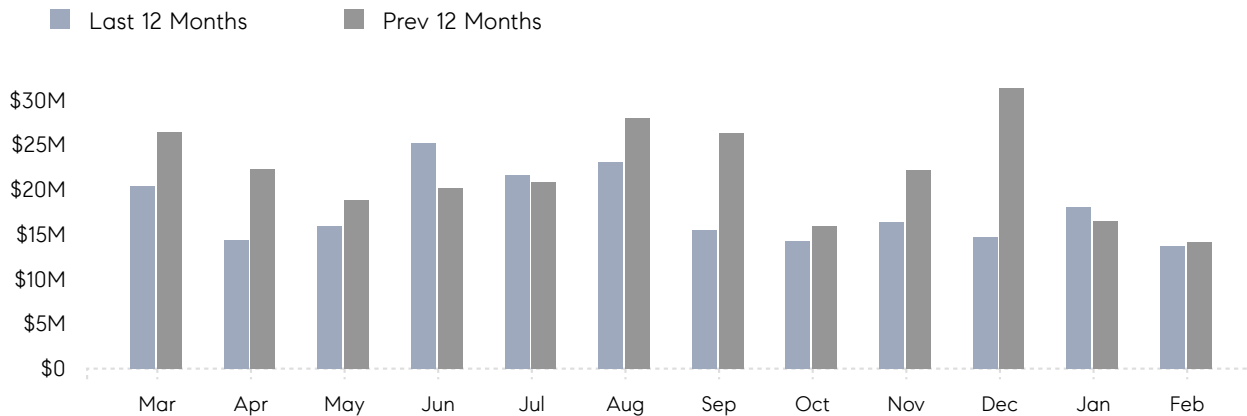
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	20	21	-4.8%
	SALES VOLUME	\$13,684,400	\$14,126,500	-3.1%
	AVERAGE PRICE	\$684,220	\$672,690	1.7%
	AVERAGE DOM	39	61	-36.1%

Monthly Sales



Monthly Total Sales Volume



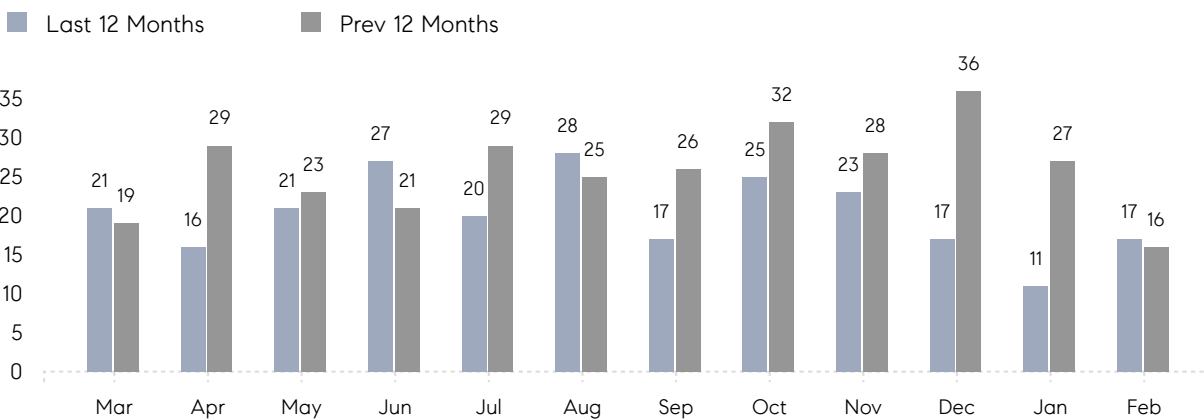
Farmingdale

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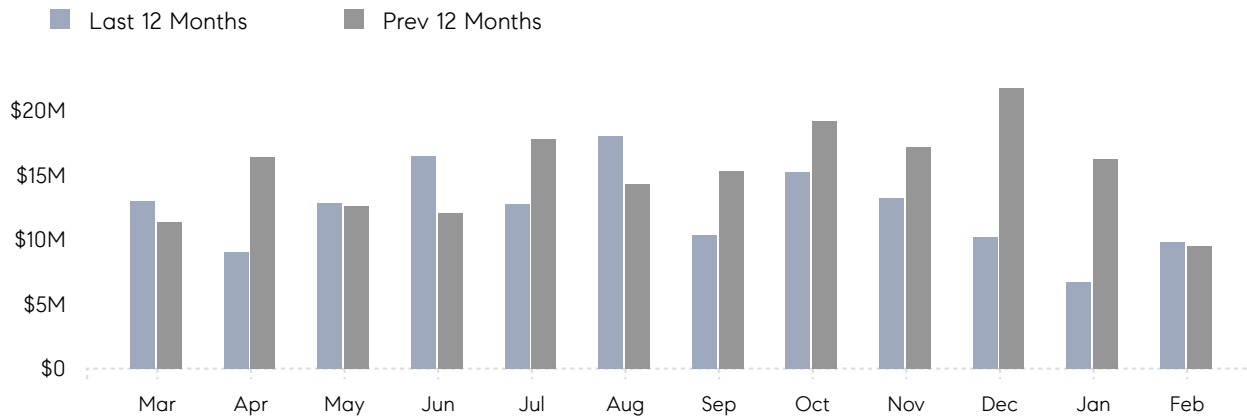
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	17	16	6.3%
	SALES VOLUME	\$9,821,200	\$9,544,500	2.9%
	AVERAGE PRICE	\$577,718	\$596,531	-3.2%
	AVERAGE DOM	66	76	-13.2%

Monthly Sales



Monthly Total Sales Volume



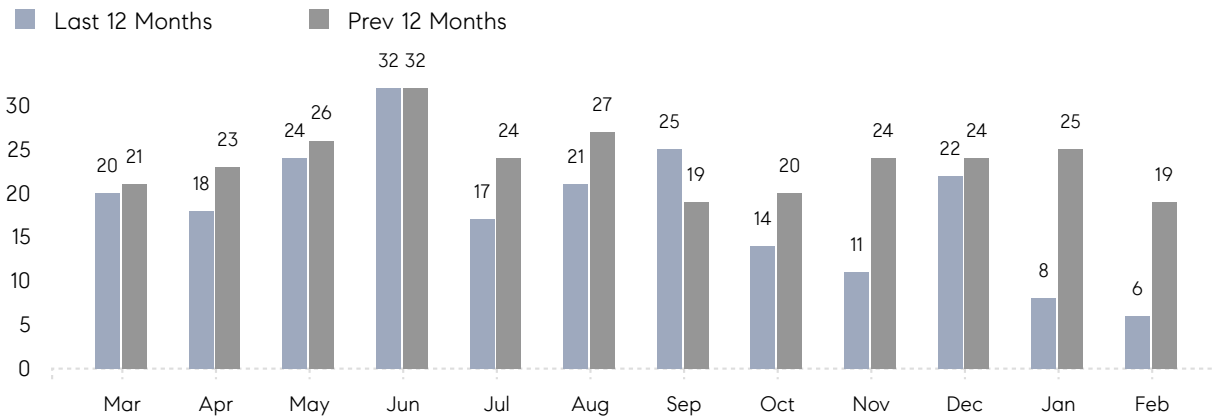
Floral Park

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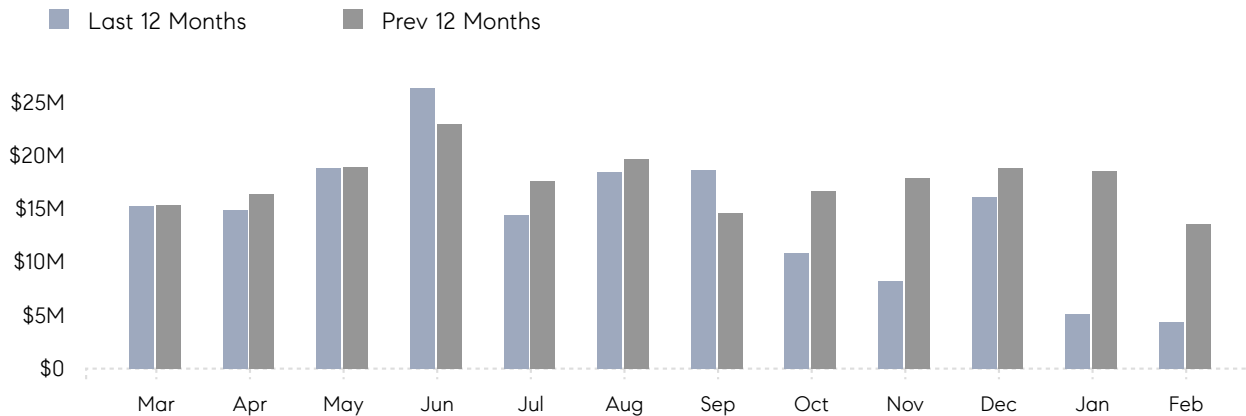
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	6	19	-68.4%
	SALES VOLUME	\$4,325,000	\$13,535,500	-68.0%
	AVERAGE PRICE	\$720,833	\$712,395	1.2%
	AVERAGE DOM	69	71	-2.8%

Monthly Sales



Monthly Total Sales Volume



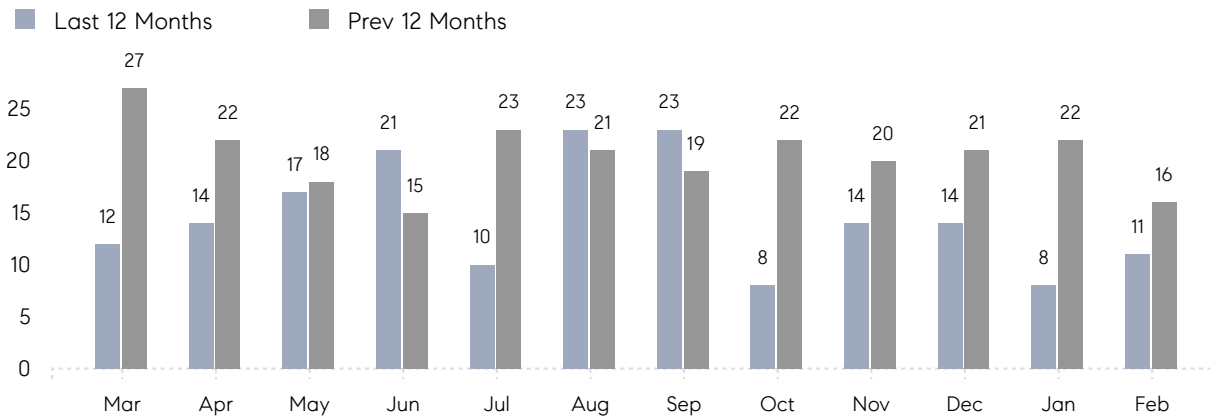
Franklin Square

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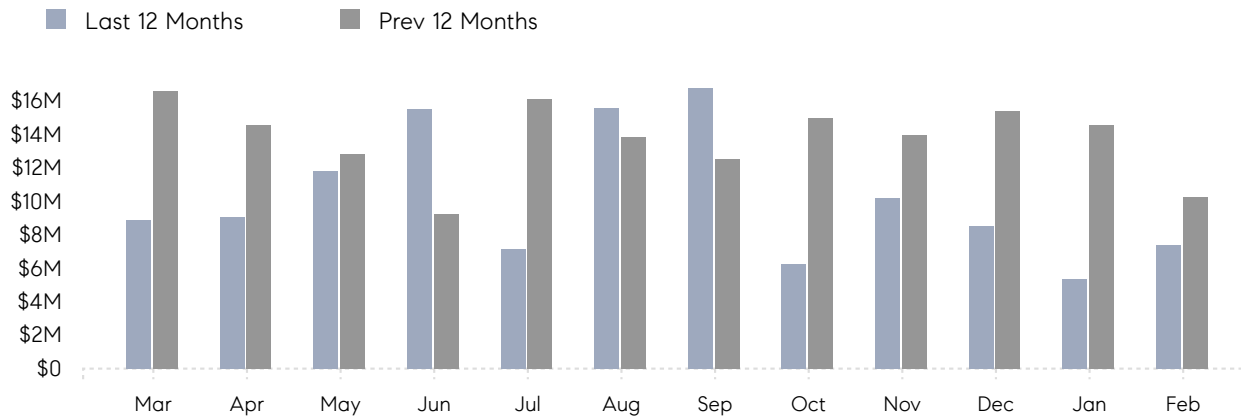
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	11	16	-31.2%
	SALES VOLUME	\$7,397,000	\$10,240,500	-27.8%
	AVERAGE PRICE	\$672,455	\$640,031	5.1%
	AVERAGE DOM	90	46	95.7%

Monthly Sales



Monthly Total Sales Volume



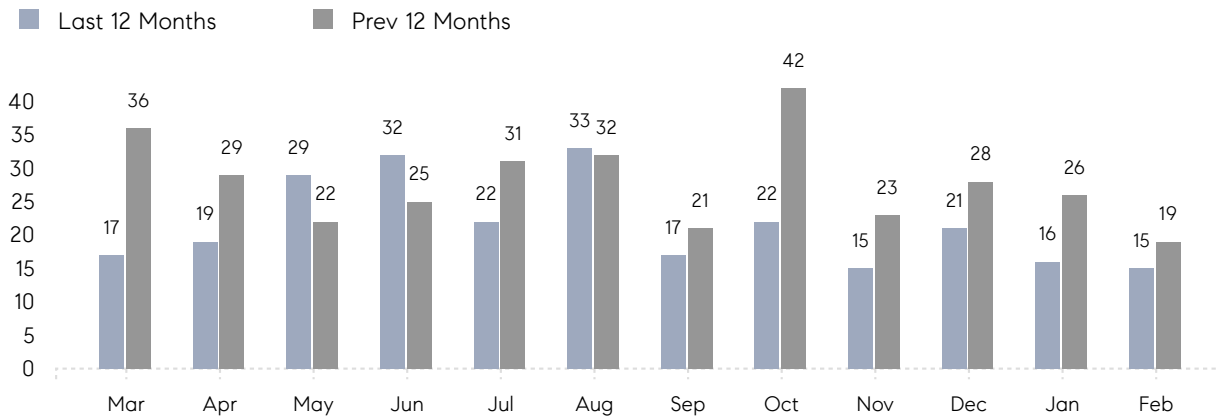
Freeport

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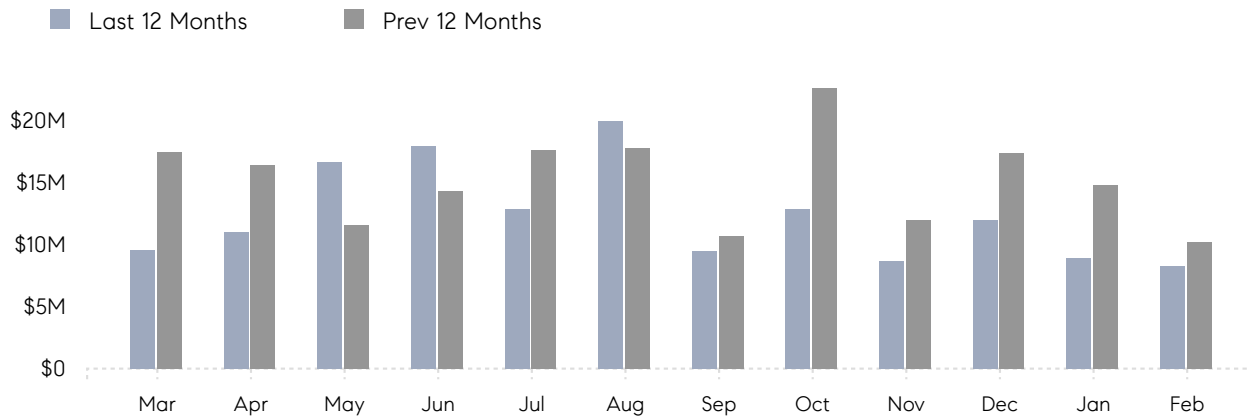
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	15	19	-21.1%
	SALES VOLUME	\$8,223,758	\$10,216,000	-19.5%
	AVERAGE PRICE	\$548,251	\$537,684	2.0%
	AVERAGE DOM	80	94	-14.9%

Monthly Sales



Monthly Total Sales Volume



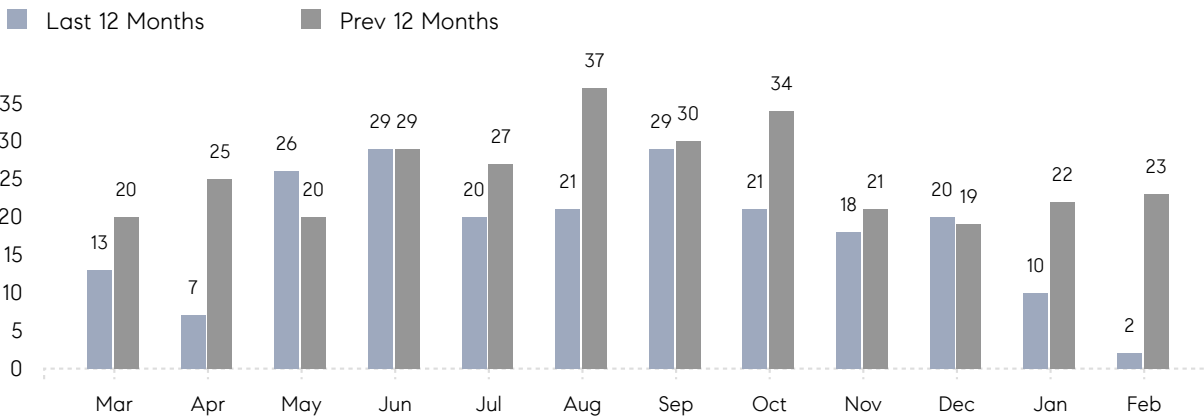
Garden City

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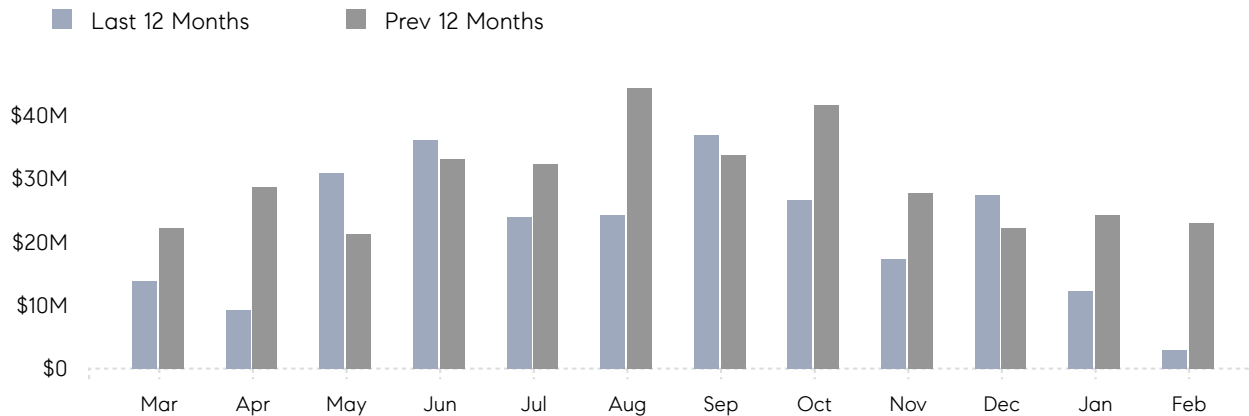
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	2	23	-91.3%
	SALES VOLUME	\$2,850,000	\$23,043,499	-87.6%
	AVERAGE PRICE	\$1,425,000	\$1,001,891	42.2%
	AVERAGE DOM	41	72	-43.1%

Monthly Sales



Monthly Total Sales Volume



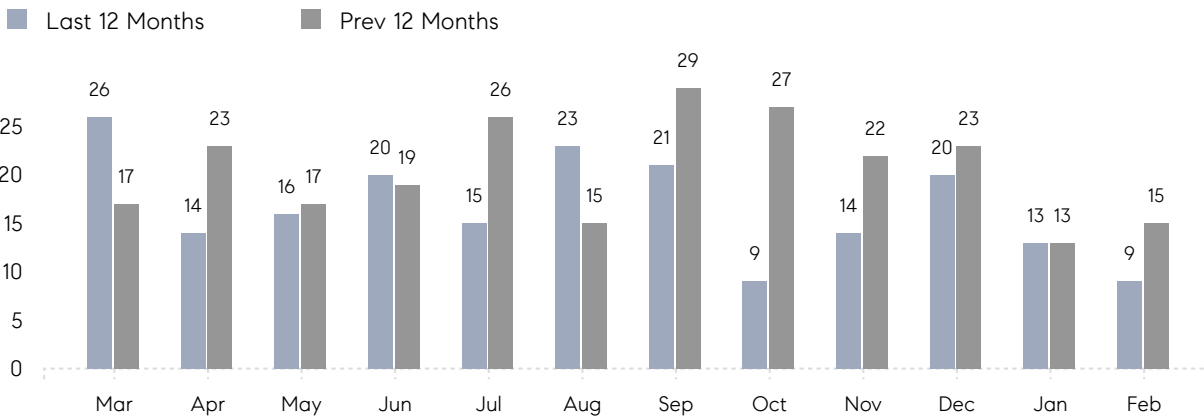
Glen Cove

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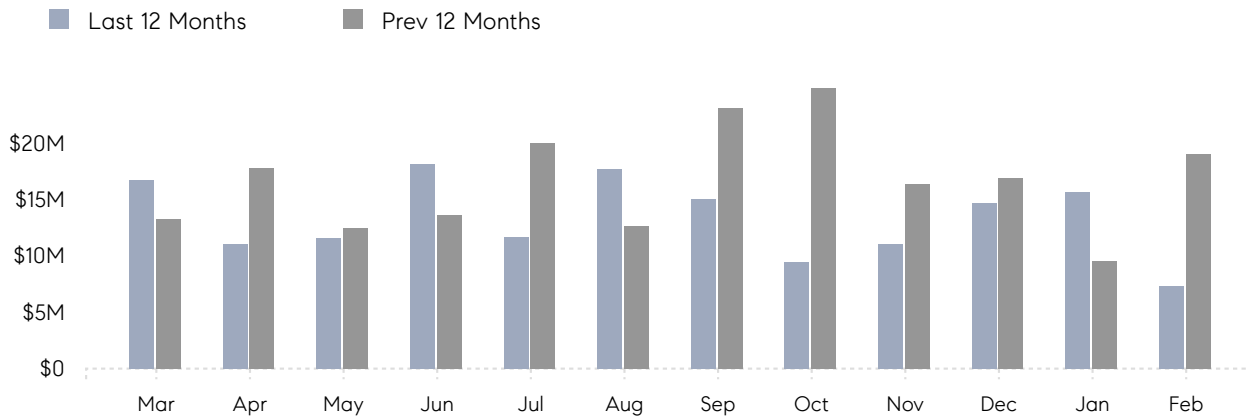
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	9	15	-40.0%
	SALES VOLUME	\$7,340,500	\$19,054,000	-61.5%
	AVERAGE PRICE	\$815,611	\$1,270,267	-35.8%
	AVERAGE DOM	59	84	-29.8%

Monthly Sales



Monthly Total Sales Volume



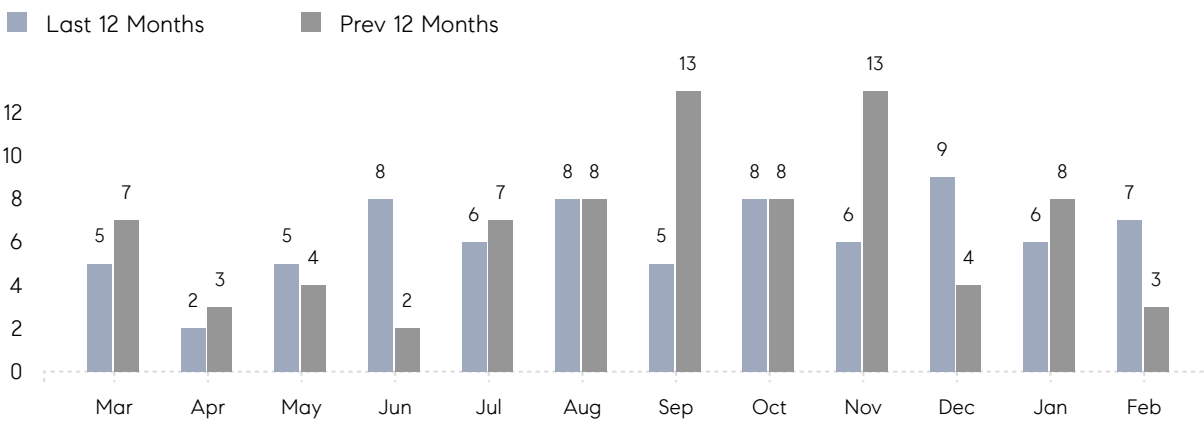
Glen Head

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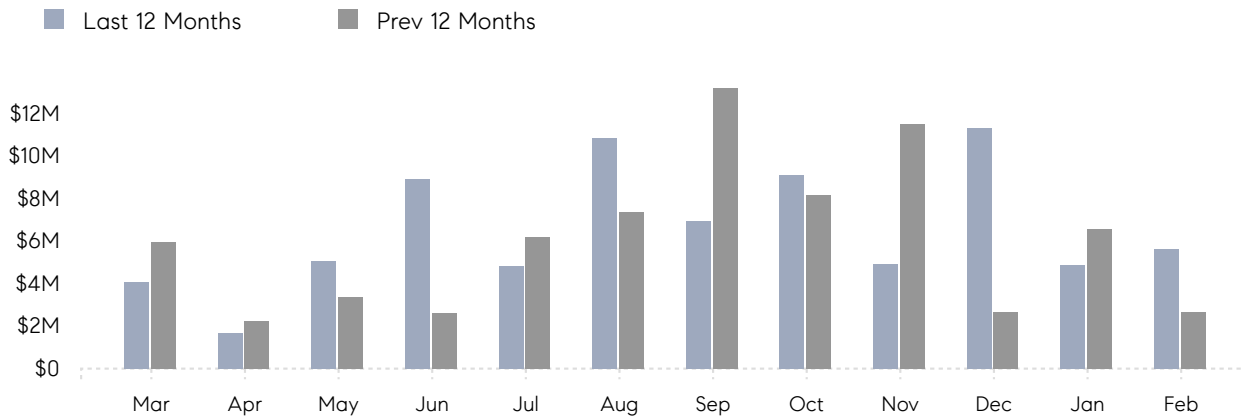
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	7	3	133.3%
	SALES VOLUME	\$5,611,500	\$2,640,000	112.6%
	AVERAGE PRICE	\$801,643	\$880,000	-8.9%
	AVERAGE DOM	40	59	-32.2%

Monthly Sales



Monthly Total Sales Volume



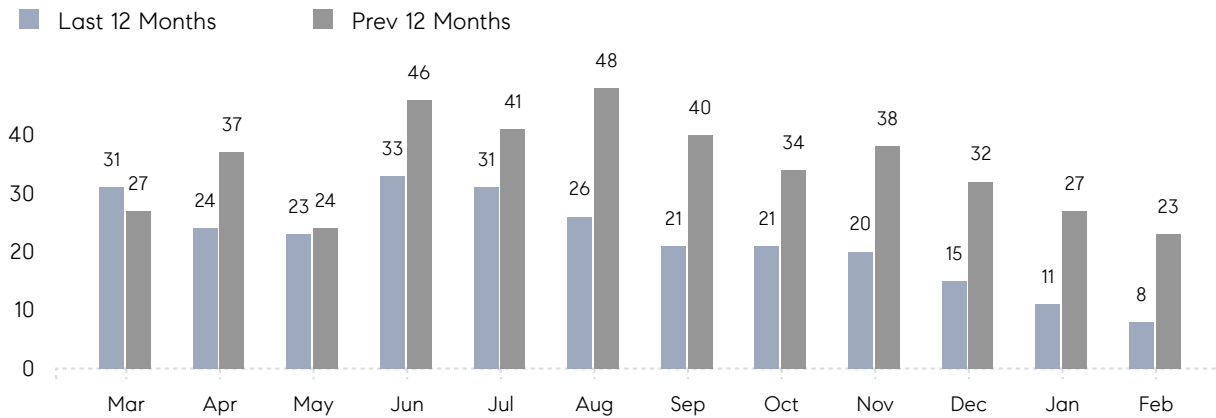
Great Neck

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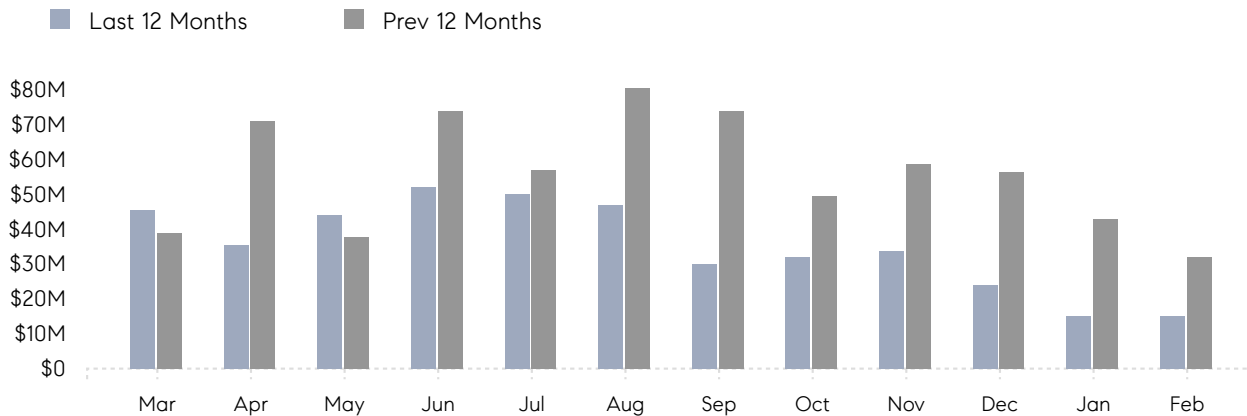
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	8	23	-65.2%
	SALES VOLUME	\$14,980,000	\$32,002,014	-53.2%
	AVERAGE PRICE	\$1,872,500	\$1,391,392	34.6%
	AVERAGE DOM	56	72	-22.2%

Monthly Sales



Monthly Total Sales Volume



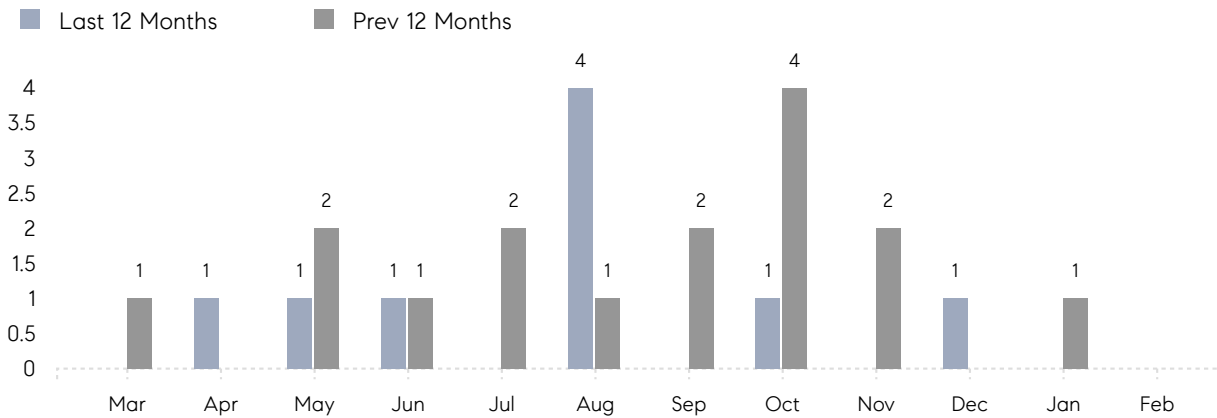
Greenvale

NASSAU, FEBRUARY 2023

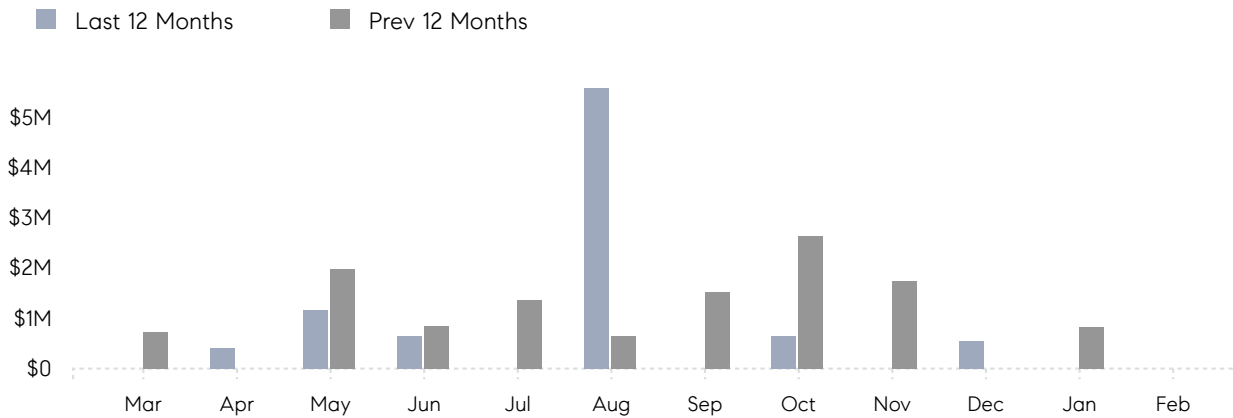
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	0	0.0%
	SALES VOLUME	\$0	\$0	-
	AVERAGE PRICE	\$0	\$0	-
	AVERAGE DOM	0	0	-

Monthly Sales



Monthly Total Sales Volume



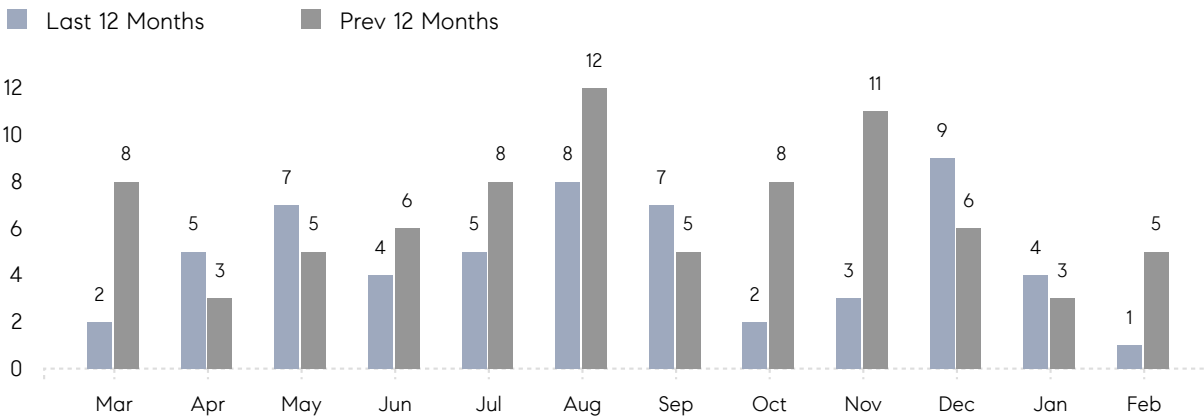
Hewlett

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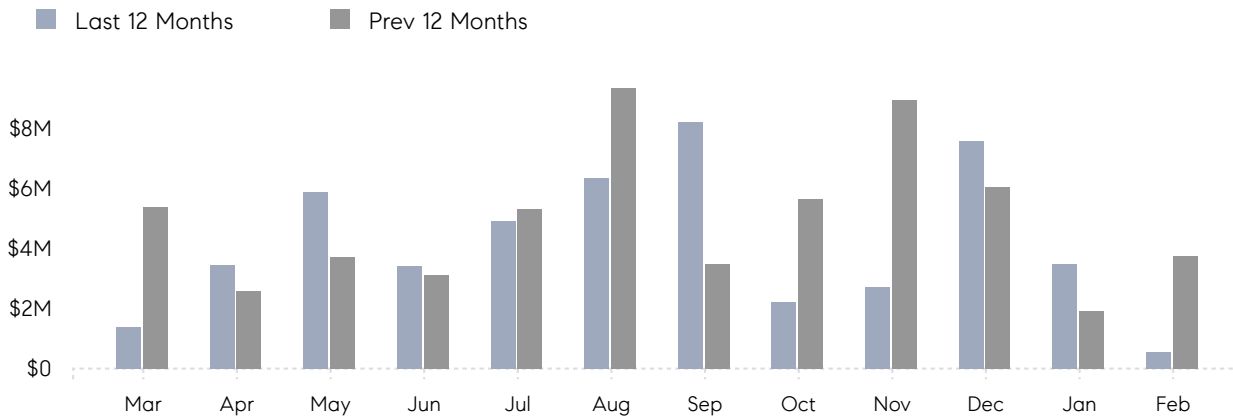
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	1	5	-80.0%
	SALES VOLUME	\$535,000	\$3,749,000	-85.7%
	AVERAGE PRICE	\$535,000	\$749,800	-28.6%
	AVERAGE DOM	32	102	-68.6%

Monthly Sales



Monthly Total Sales Volume



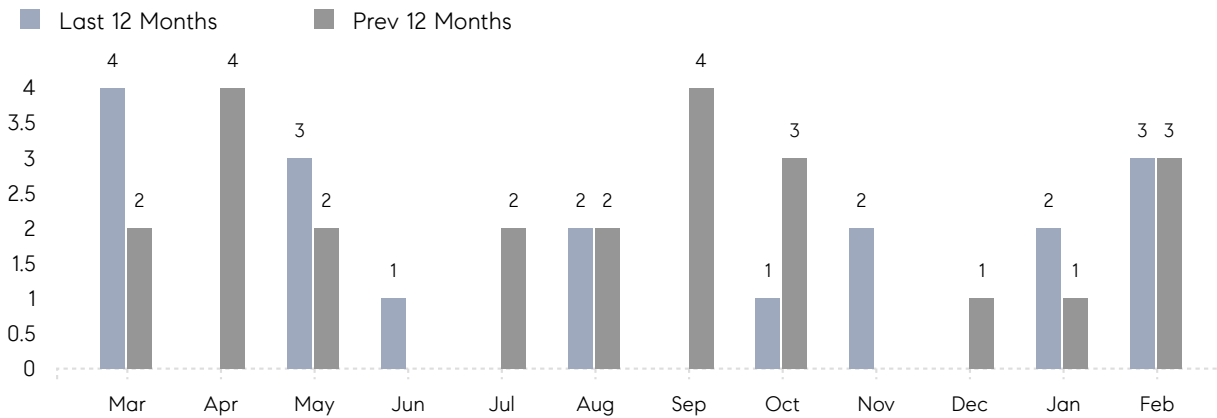
Hewlett Harbor

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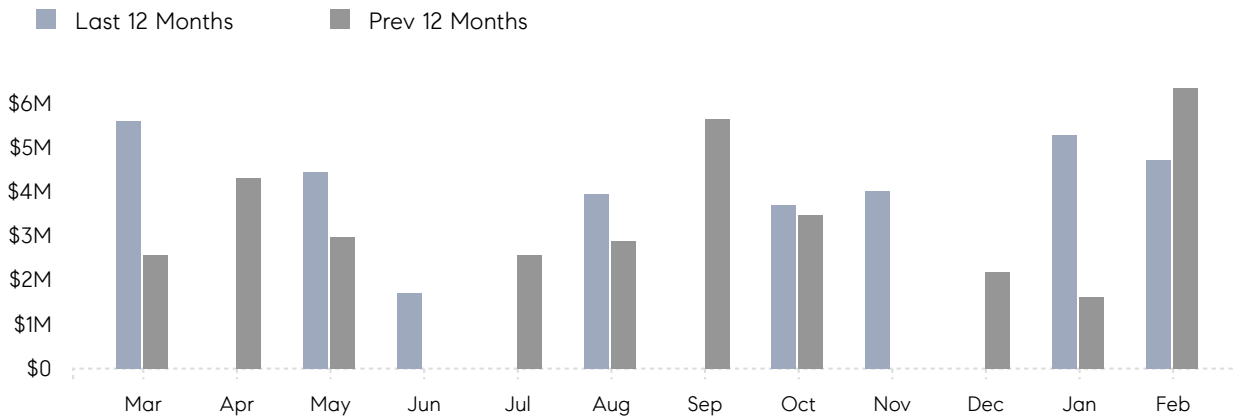
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	3	3	0.0%
	SALES VOLUME	\$4,720,000	\$6,344,000	-25.6%
	AVERAGE PRICE	\$1,573,333	\$2,114,667	-25.6%
	AVERAGE DOM	83	125	-33.6%

Monthly Sales



Monthly Total Sales Volume



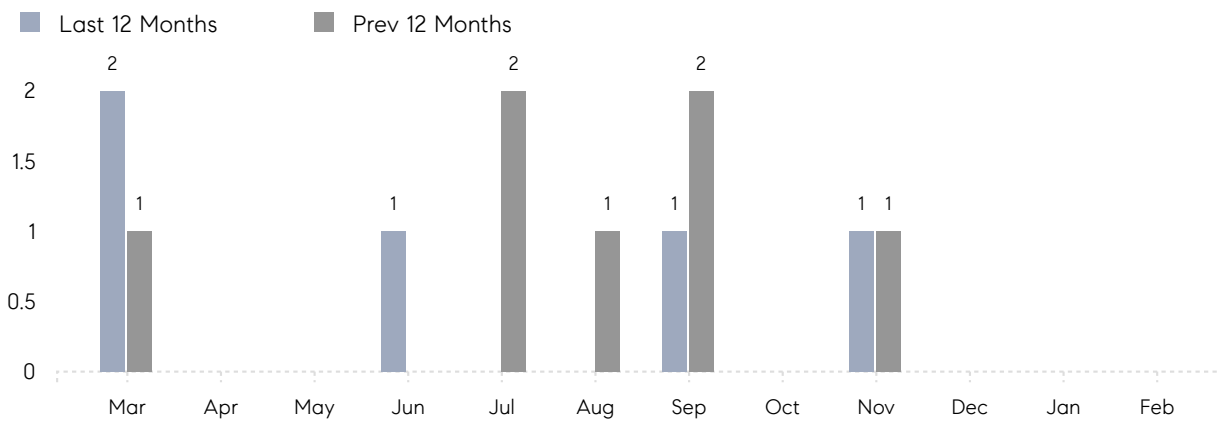
Hewlett Bay Park

NASSAU, FEBRUARY 2023

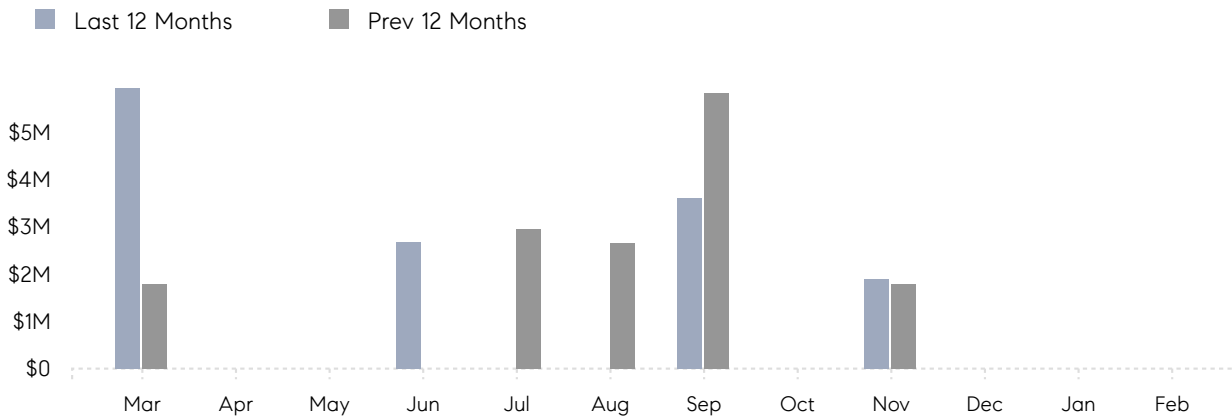
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	0	0.0%
	SALES VOLUME	\$0	\$0	-
	AVERAGE PRICE	\$0	\$0	-
	AVERAGE DOM	0	0	-

Monthly Sales



Monthly Total Sales Volume



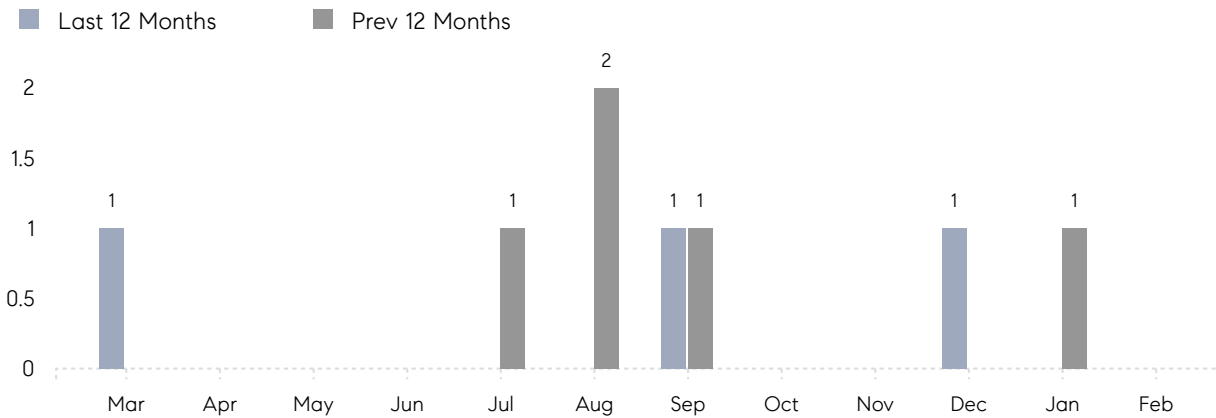
Hewlett Neck

NASSAU, FEBRUARY 2023

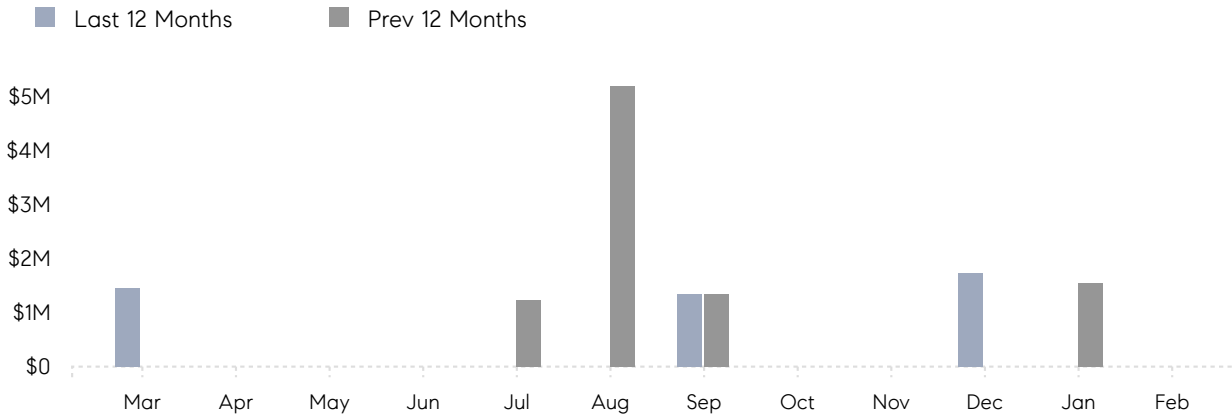
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	0	0.0%
	SALES VOLUME	\$0	\$0	-
	AVERAGE PRICE	\$0	\$0	-
	AVERAGE DOM	0	0	-

Monthly Sales



Monthly Total Sales Volume



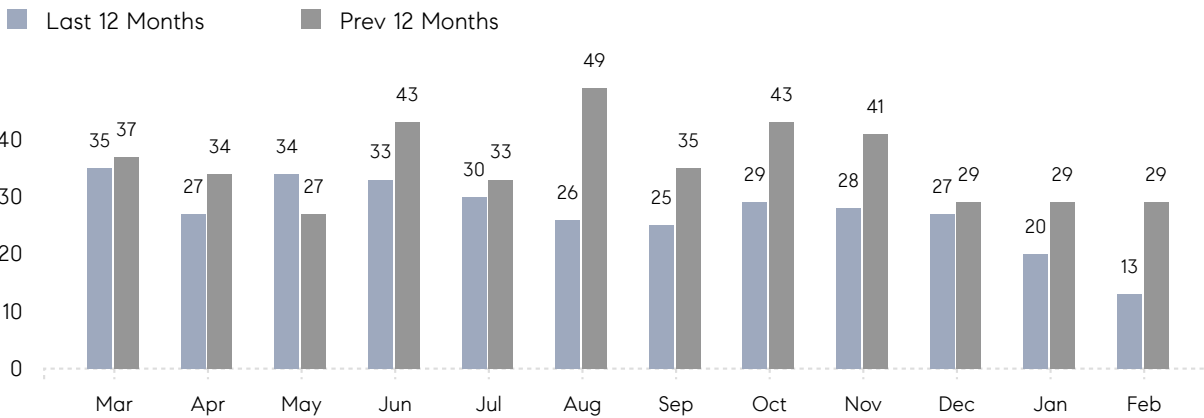
Hicksville

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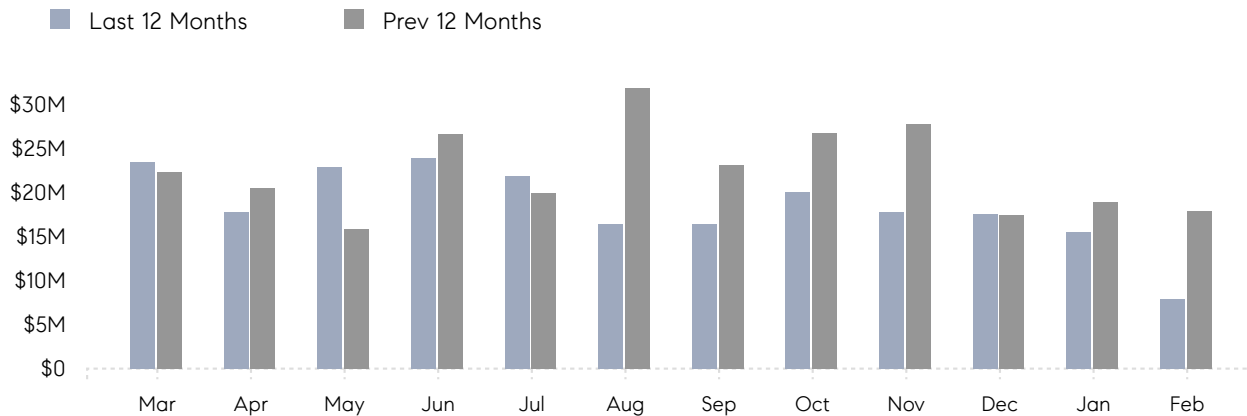
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	13	29	-55.2%
	SALES VOLUME	\$7,931,000	\$17,876,490	-55.6%
	AVERAGE PRICE	\$610,077	\$616,431	-1.0%
	AVERAGE DOM	61	63	-3.2%

Monthly Sales



Monthly Total Sales Volume



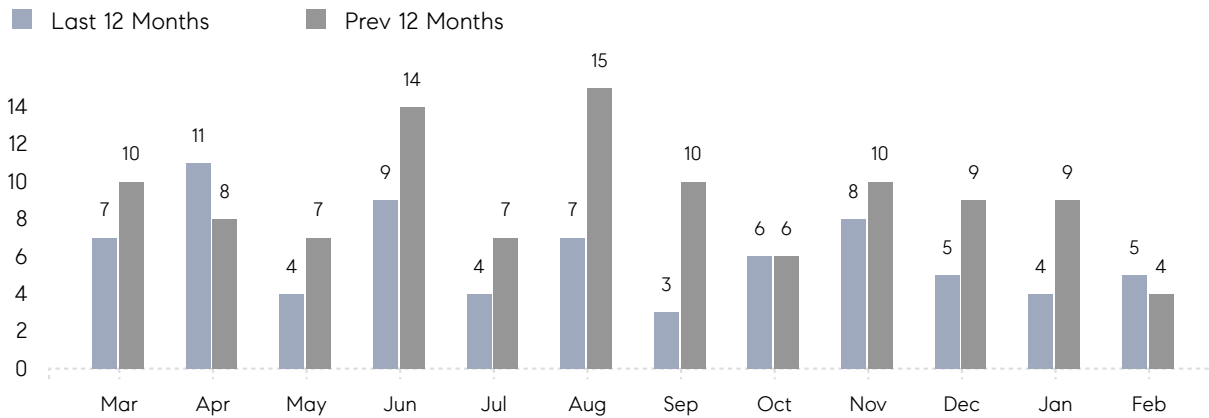
Island Park

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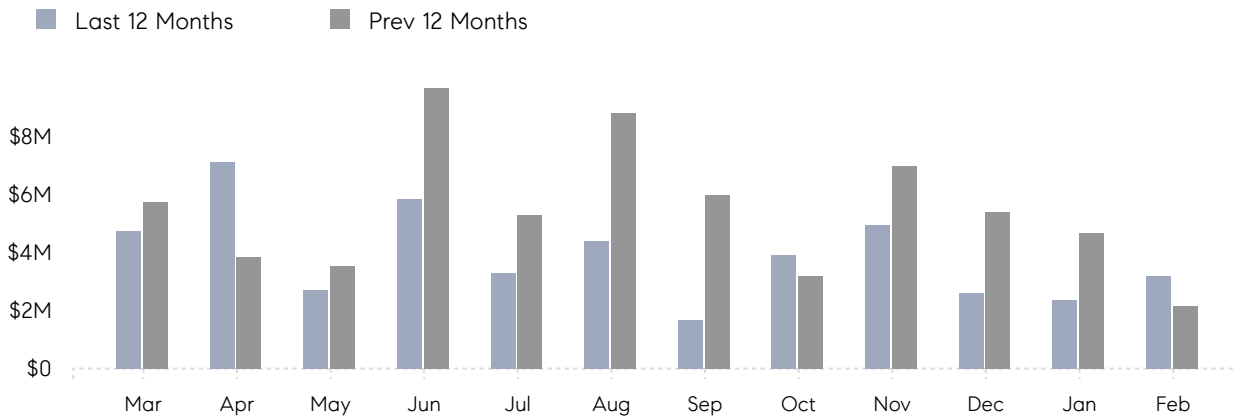
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	5	4	25.0%
	SALES VOLUME	\$3,205,000	\$2,155,000	48.7%
	AVERAGE PRICE	\$641,000	\$538,750	19.0%
	AVERAGE DOM	193	23	739.1%

Monthly Sales



Monthly Total Sales Volume



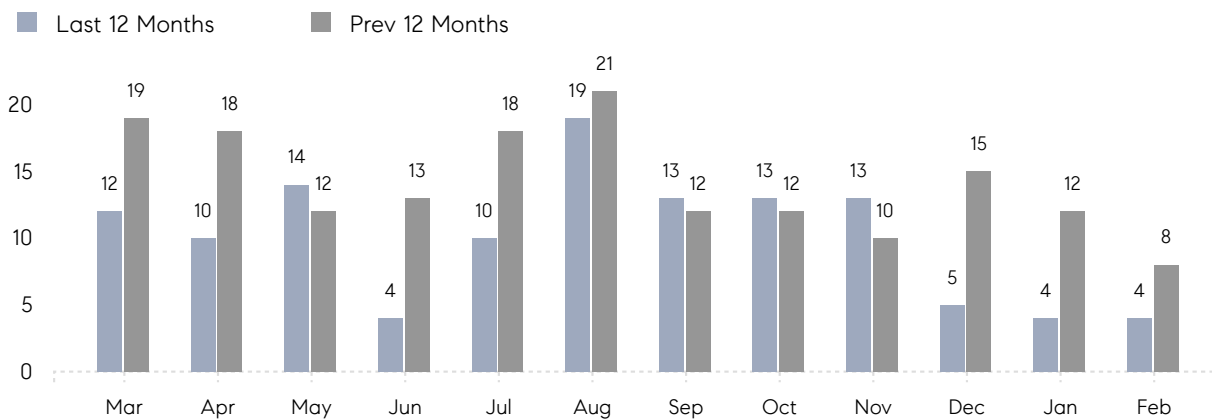
Jericho

NASSAU, FEBRUARY 2023

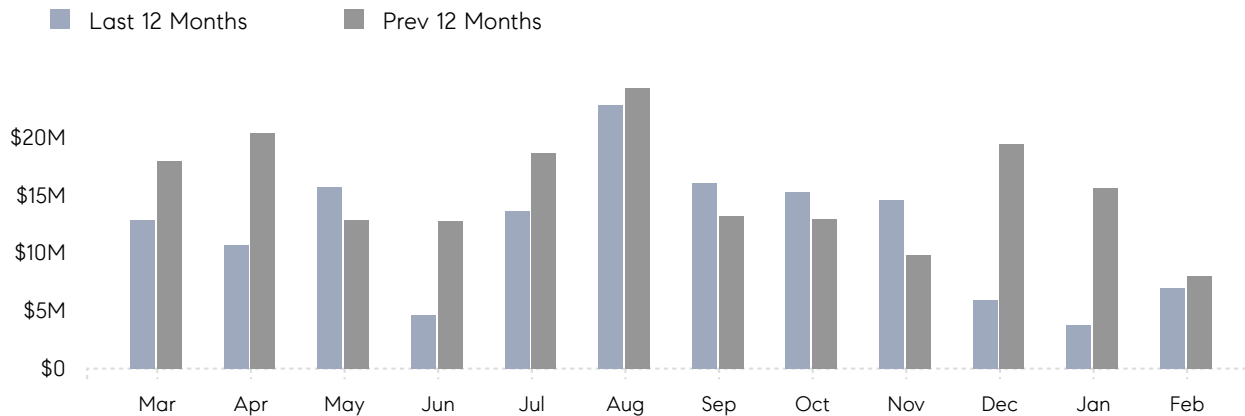
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	4	8	-50.0%
	SALES VOLUME	\$6,949,000	\$8,001,500	-13.2%
	AVERAGE PRICE	\$1,737,250	\$1,000,188	73.7%
	AVERAGE DOM	118	85	38.8%

Monthly Sales



Monthly Total Sales Volume



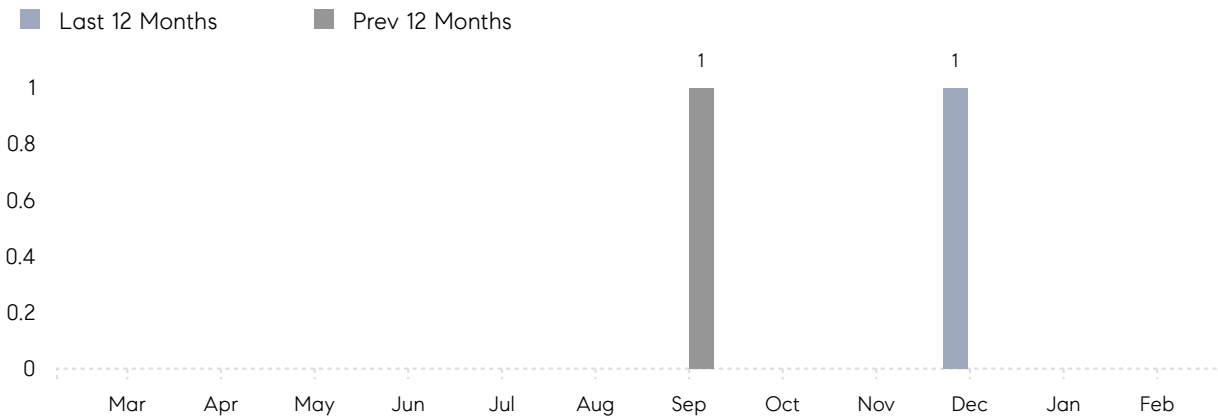
Kings Point

NASSAU, FEBRUARY 2023

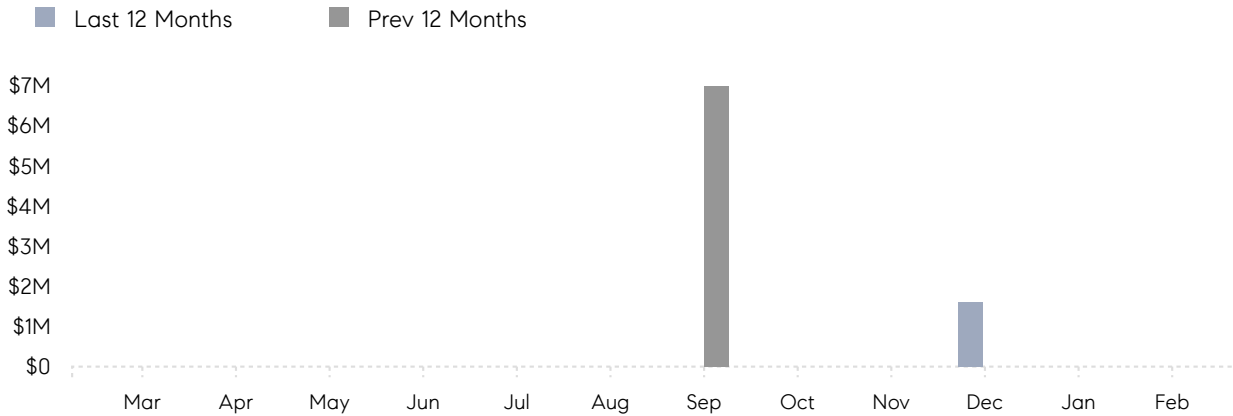
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	0	0.0%
	SALES VOLUME	\$0	\$0	-
	AVERAGE PRICE	\$0	\$0	-
	AVERAGE DOM	0	0	-

Monthly Sales



Monthly Total Sales Volume



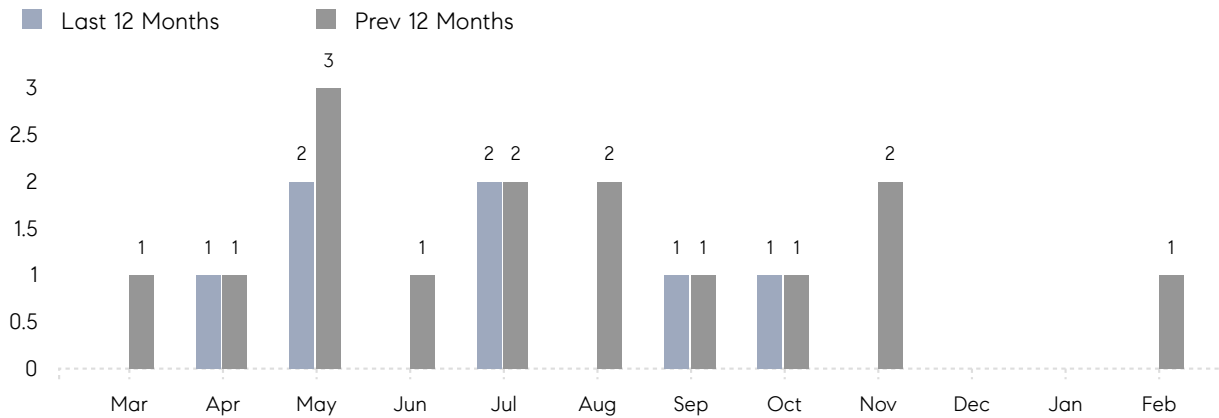
Lattingtown

NASSAU, FEBRUARY 2023

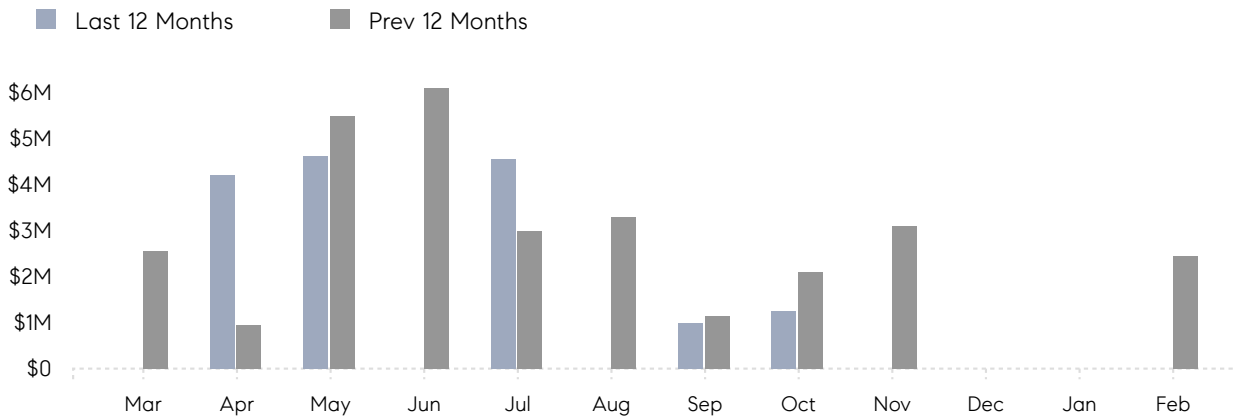
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	1	0.0%
	SALES VOLUME	\$0	\$2,450,000	-
	AVERAGE PRICE	\$0	\$2,450,000	-
	AVERAGE DOM	0	19	-

Monthly Sales



Monthly Total Sales Volume



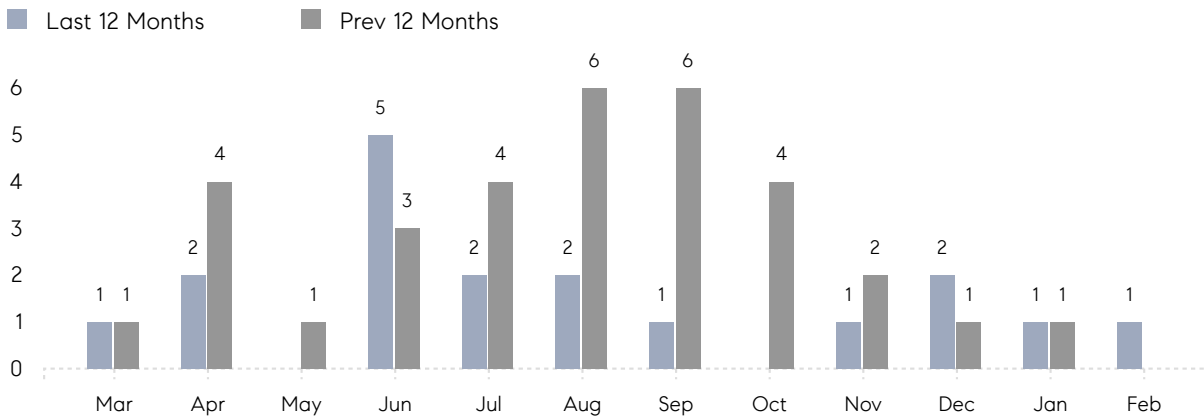
Laurel Hollow

NASSAU, FEBRUARY 2023

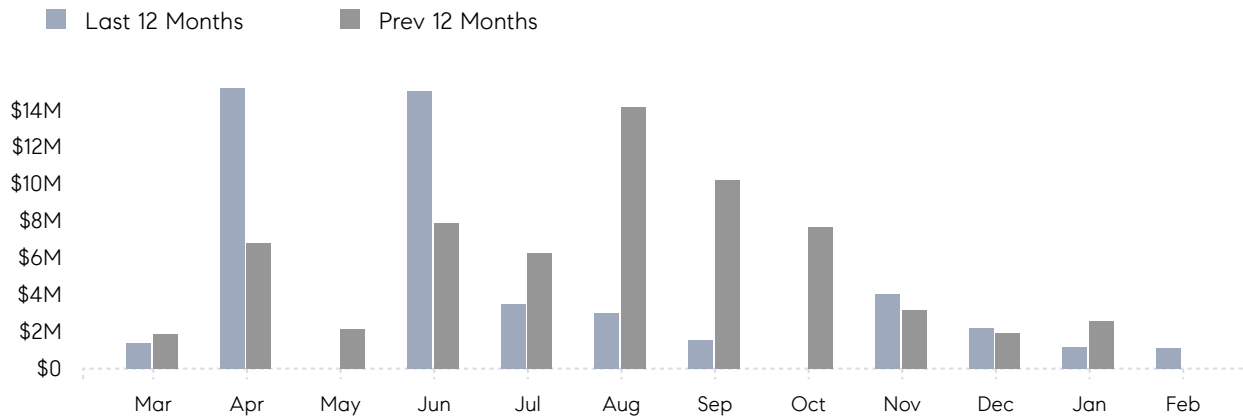
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	1	0	0.0%
	SALES VOLUME	\$1,100,000	\$0	-
	AVERAGE PRICE	\$1,100,000	\$0	-
	AVERAGE DOM	33	0	-

Monthly Sales



Monthly Total Sales Volume



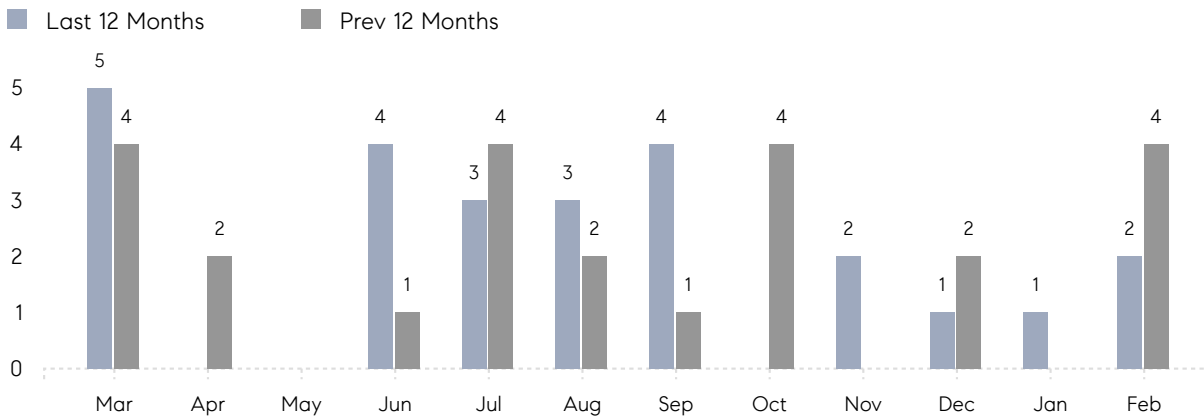
Lawrence

NASSAU, FEBRUARY 2023

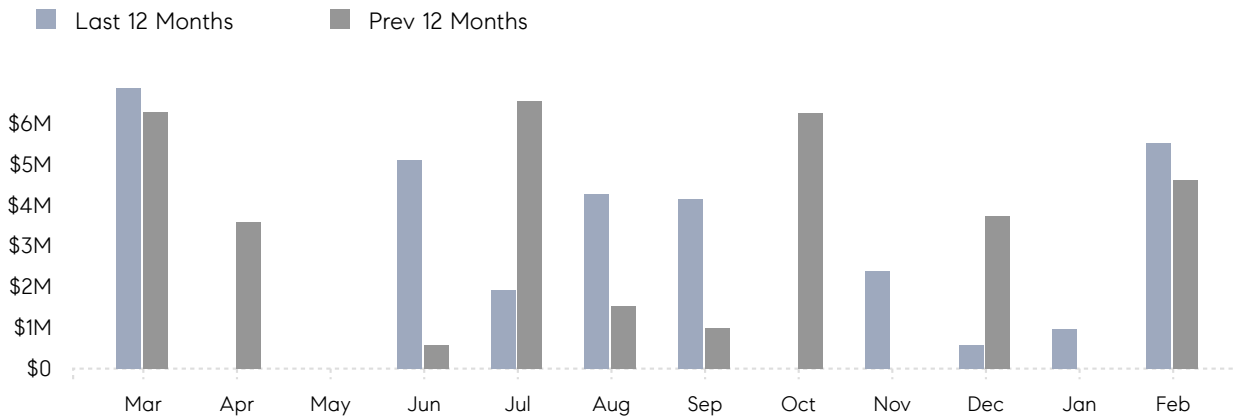
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	2	4	-50.0%
	SALES VOLUME	\$5,532,500	\$4,621,000	19.7%
	AVERAGE PRICE	\$2,766,250	\$1,155,250	139.5%
	AVERAGE DOM	190	106	79.2%

Monthly Sales



Monthly Total Sales Volume



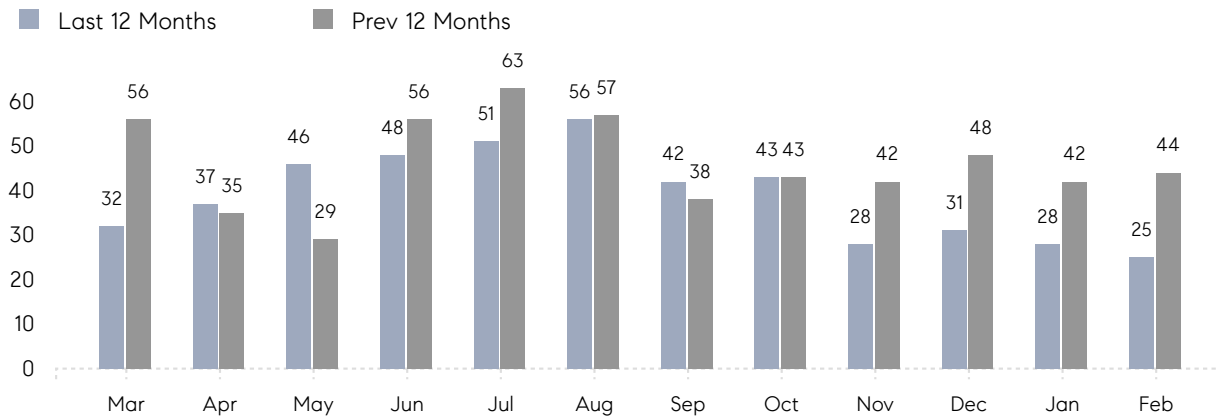
Levittown

NASSAU, FEBRUARY 2023

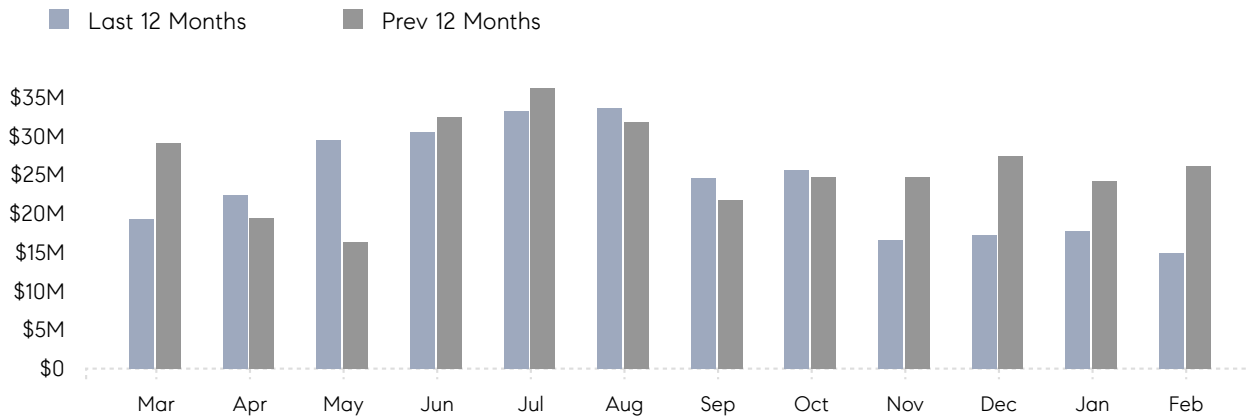
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	25	44	-43.2%
	SALES VOLUME	\$14,967,775	\$26,107,000	-42.7%
	AVERAGE PRICE	\$598,711	\$593,341	0.9%
	AVERAGE DOM	61	48	27.1%

Monthly Sales



Monthly Total Sales Volume



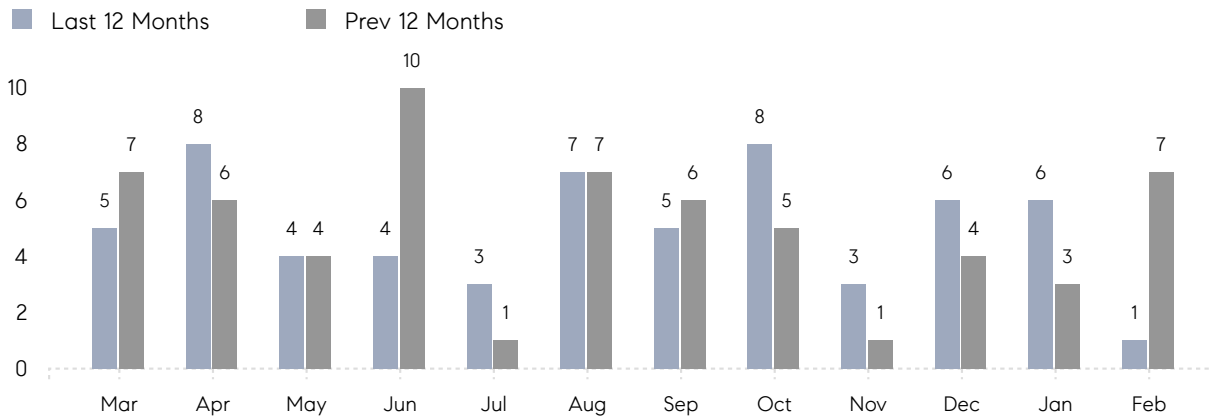
Locust Valley

NASSAU, FEBRUARY 2023

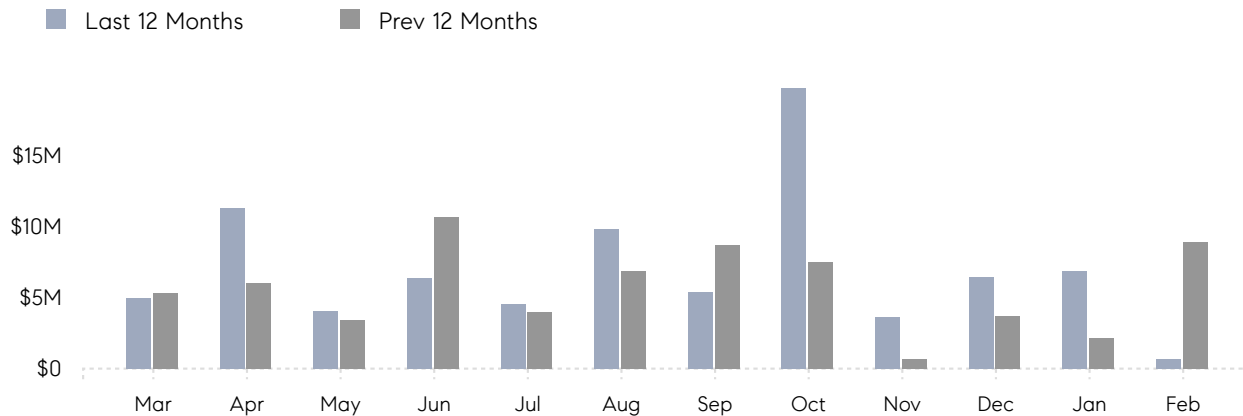
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	1	7	-85.7%
	SALES VOLUME	\$675,000	\$8,895,000	-92.4%
	AVERAGE PRICE	\$675,000	\$1,270,714	-46.9%
	AVERAGE DOM	34	48	-29.2%

Monthly Sales



Monthly Total Sales Volume



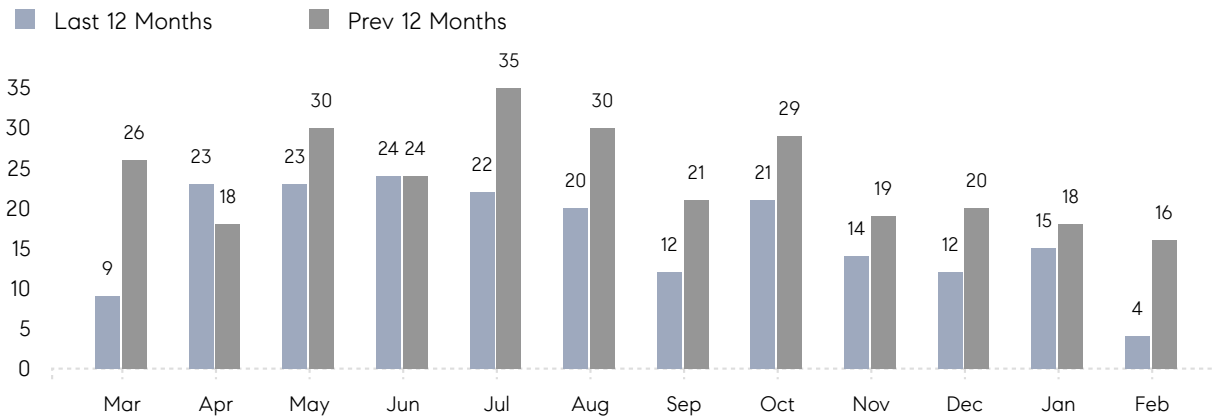
Long Beach

NASSAU, FEBRUARY 2023

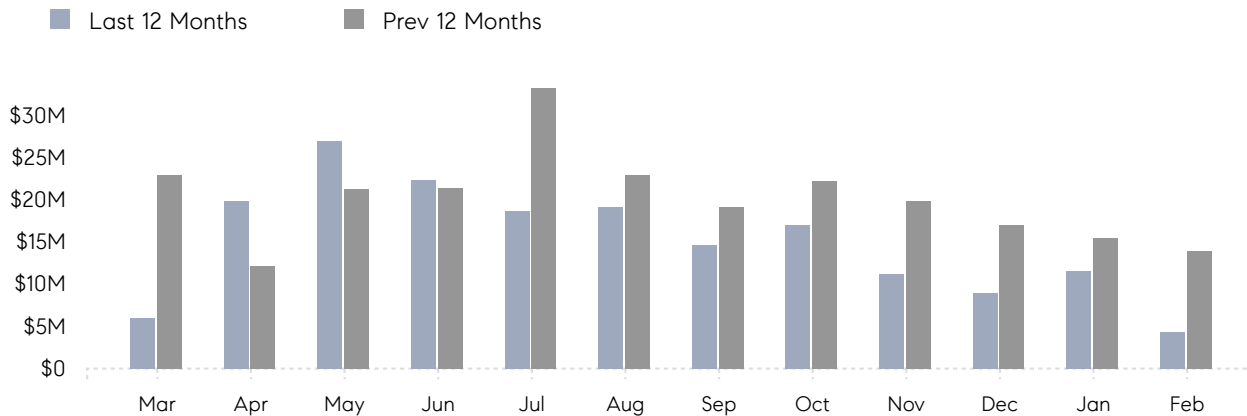
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	4	16	-75.0%
	SALES VOLUME	\$4,289,500	\$13,897,500	-69.1%
	AVERAGE PRICE	\$1,072,375	\$868,594	23.5%
	AVERAGE DOM	105	90	16.7%

Monthly Sales



Monthly Total Sales Volume



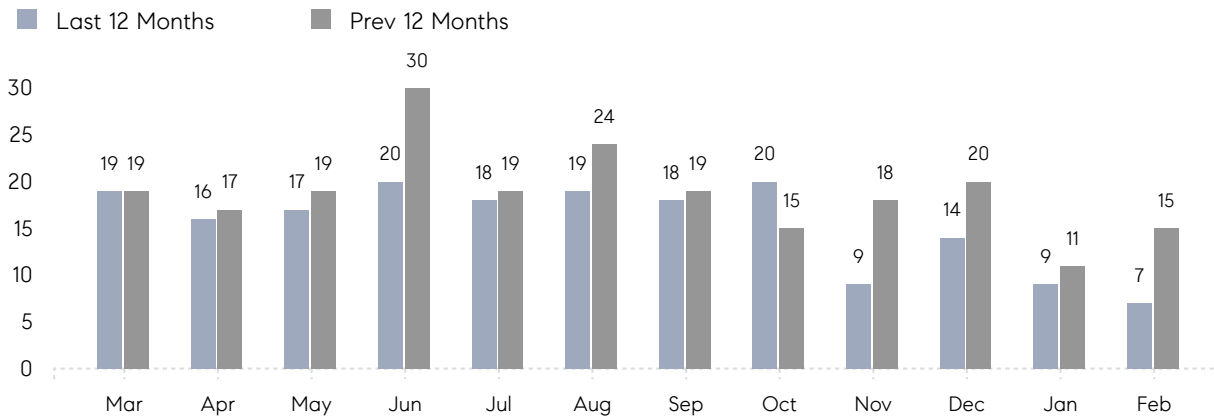
Lynbrook

NASSAU, FEBRUARY 2023

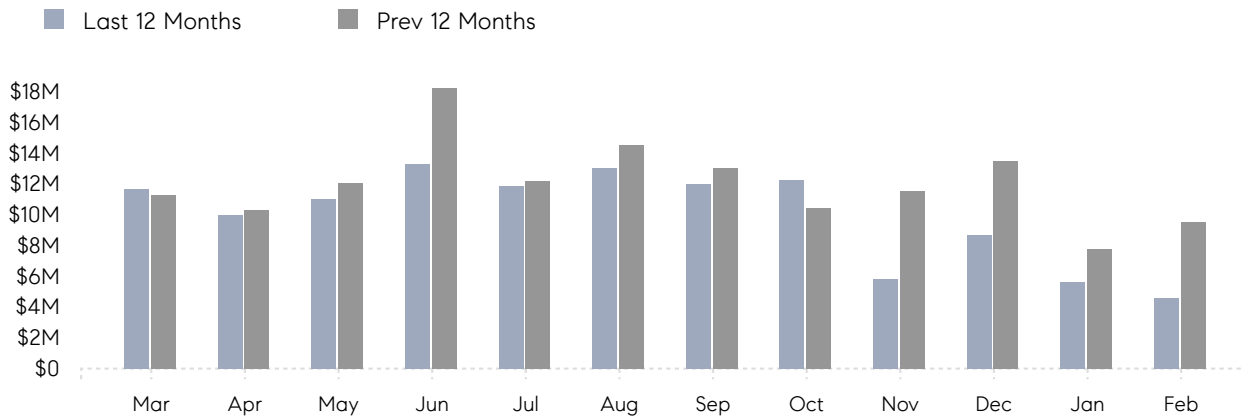
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	7	15	-53.3%
	SALES VOLUME	\$4,600,000	\$9,495,500	-51.6%
	AVERAGE PRICE	\$657,143	\$633,033	3.8%
	AVERAGE DOM	56	68	-17.6%

Monthly Sales



Monthly Total Sales Volume



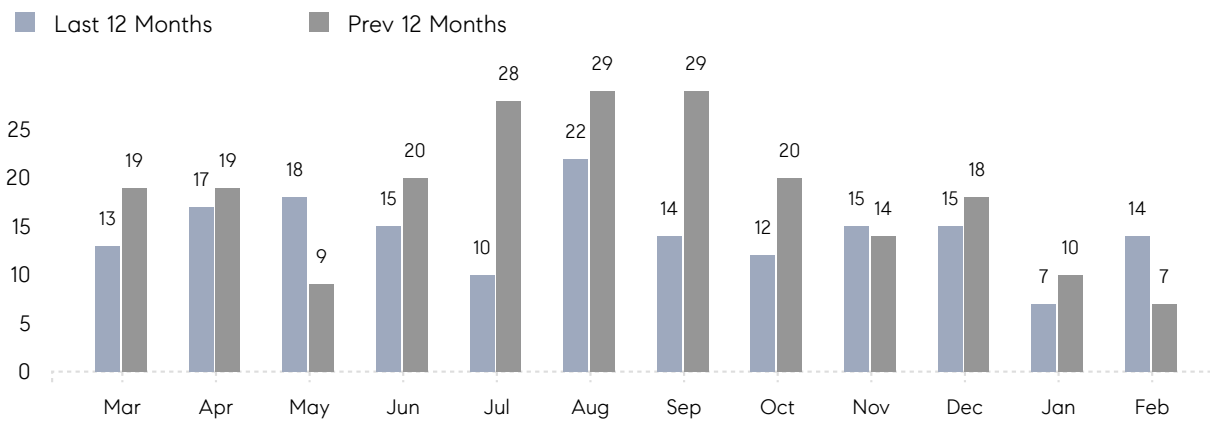
Manhasset

NASSAU, FEBRUARY 2023

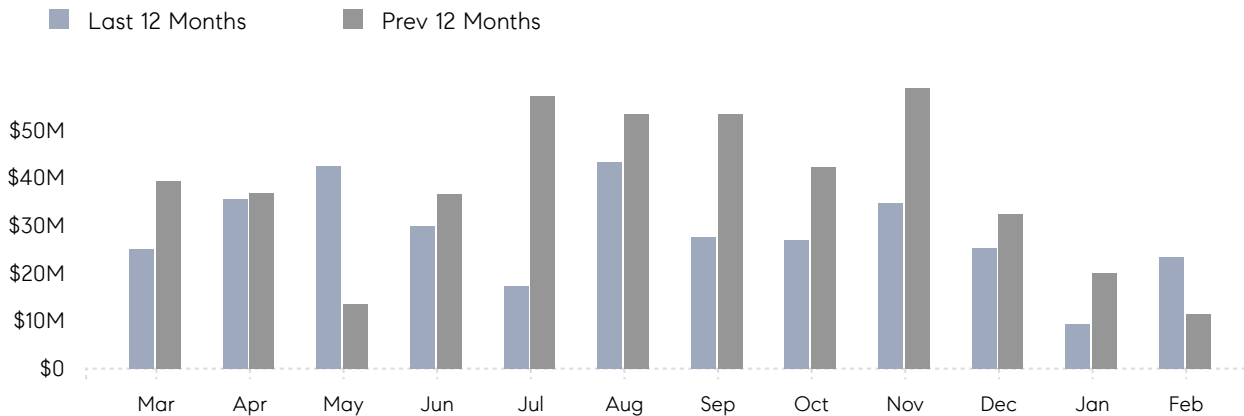
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	14	7	100.0%
	SALES VOLUME	\$23,402,000	\$11,425,000	104.8%
	AVERAGE PRICE	\$1,671,571	\$1,632,143	2.4%
	AVERAGE DOM	54	46	17.4%

Monthly Sales



Monthly Total Sales Volume



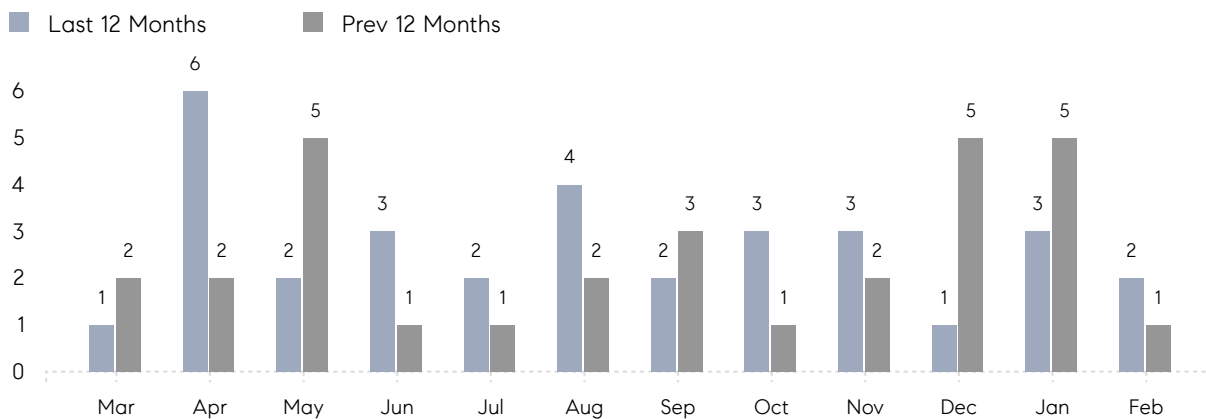
Manhasset Hills

NASSAU, FEBRUARY 2023

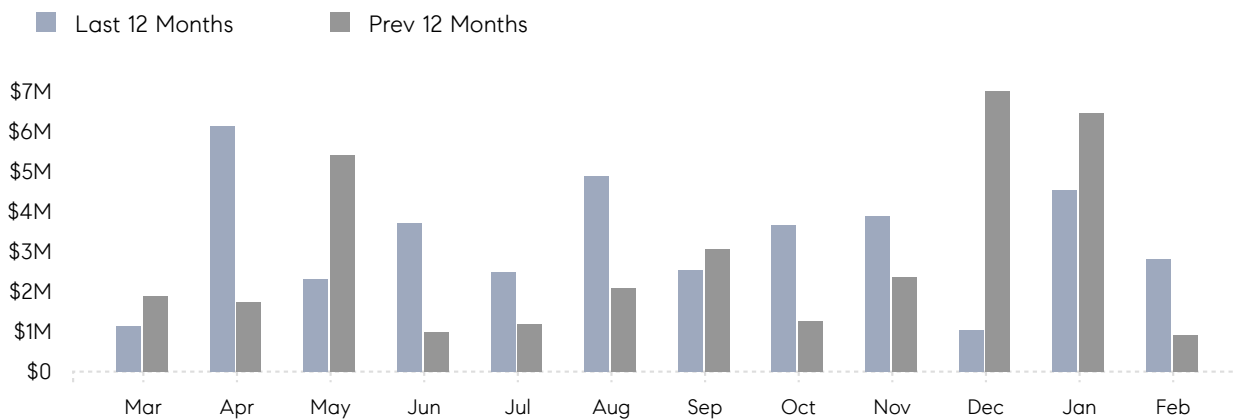
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	2	1	100.0%
	SALES VOLUME	\$2,805,000	\$910,000	208.2%
	AVERAGE PRICE	\$1,402,500	\$910,000	54.1%
	AVERAGE DOM	107	86	24.4%

Monthly Sales



Monthly Total Sales Volume



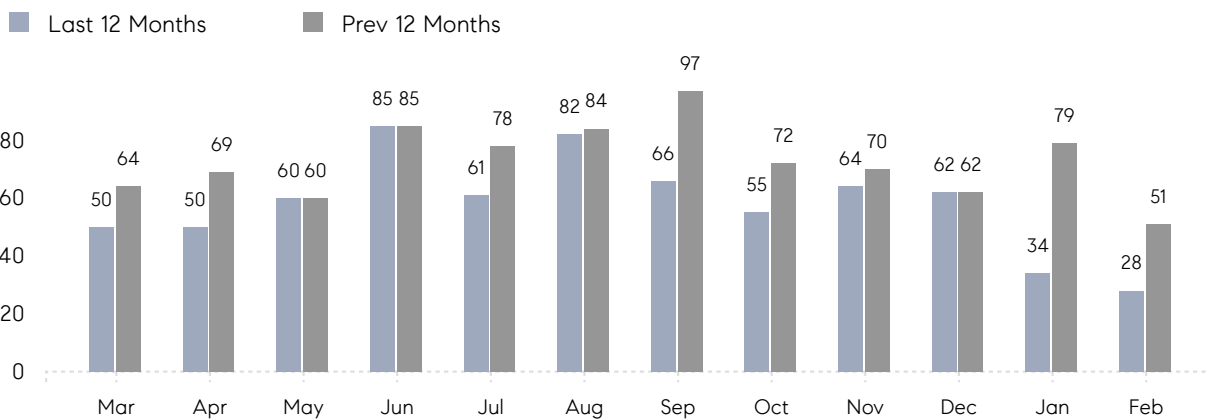
Massapequa

NASSAU, FEBRUARY 2023

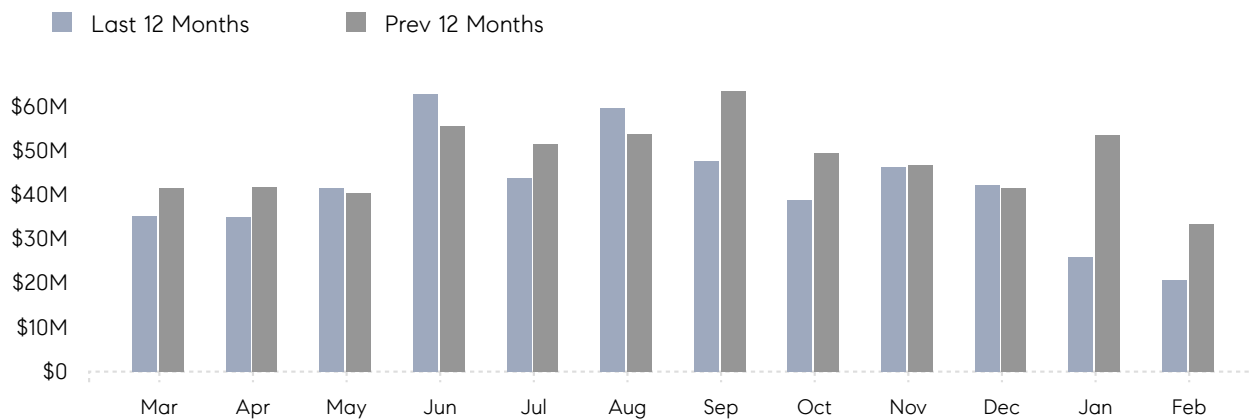
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	28	51	-45.1%
	SALES VOLUME	\$20,702,500	\$33,314,728	-37.9%
	AVERAGE PRICE	\$739,375	\$653,230	13.2%
	AVERAGE DOM	52	55	-5.5%

Monthly Sales



Monthly Total Sales Volume



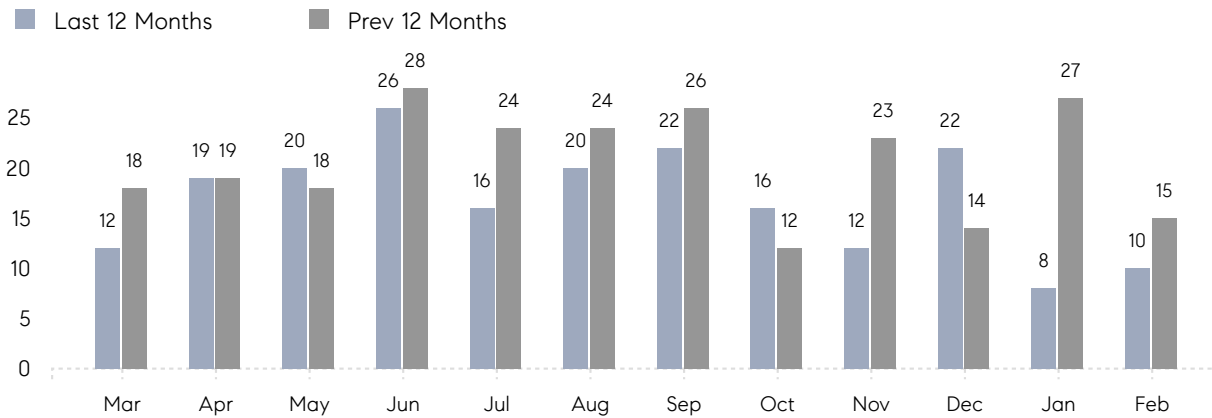
Massapequa Park

NASSAU, FEBRUARY 2023

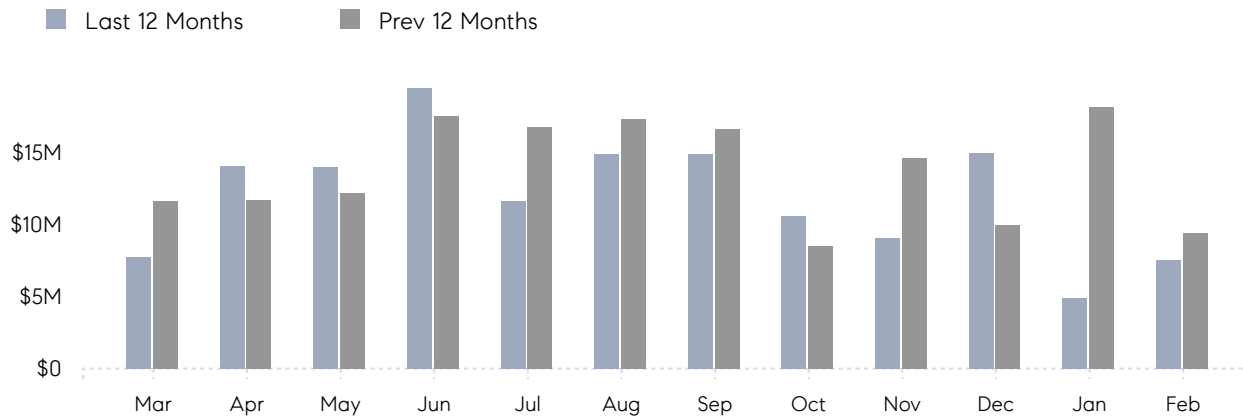
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	10	15	-33.3%
	SALES VOLUME	\$7,535,000	\$9,401,579	-19.9%
	AVERAGE PRICE	\$753,500	\$626,772	20.2%
	AVERAGE DOM	47	67	-29.9%

Monthly Sales



Monthly Total Sales Volume



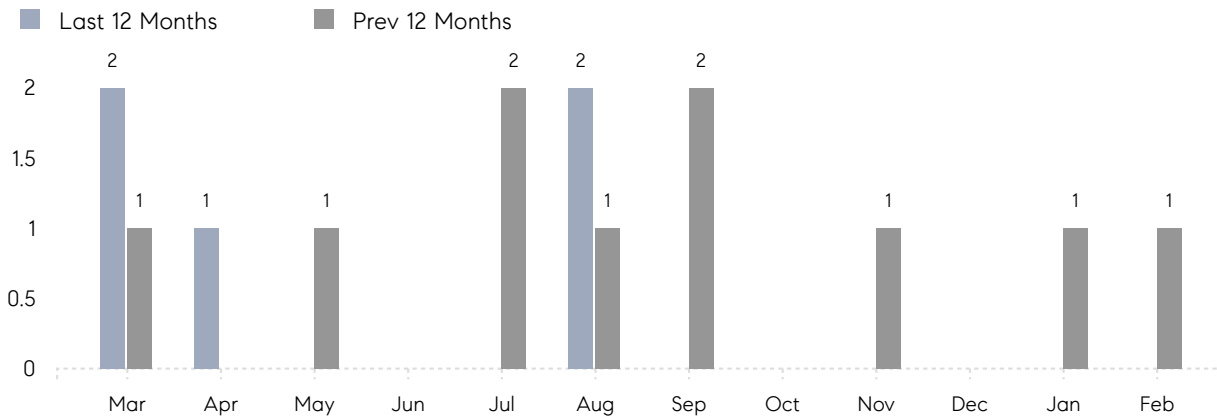
Matinecock

NASSAU, FEBRUARY 2023

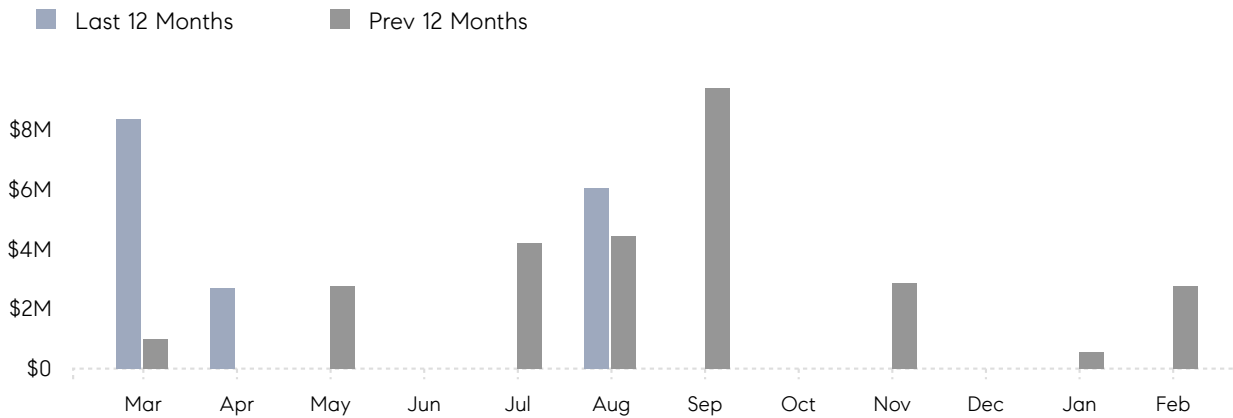
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	1	0.0%
	SALES VOLUME	\$0	\$2,750,000	-
	AVERAGE PRICE	\$0	\$2,750,000	-
	AVERAGE DOM	0	137	-

Monthly Sales



Monthly Total Sales Volume



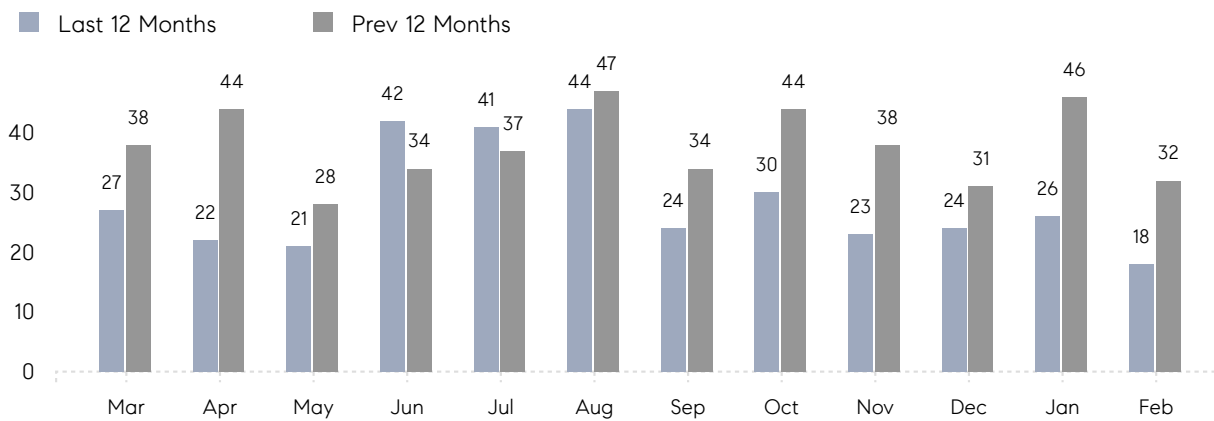
Merrick

NASSAU, FEBRUARY 2023

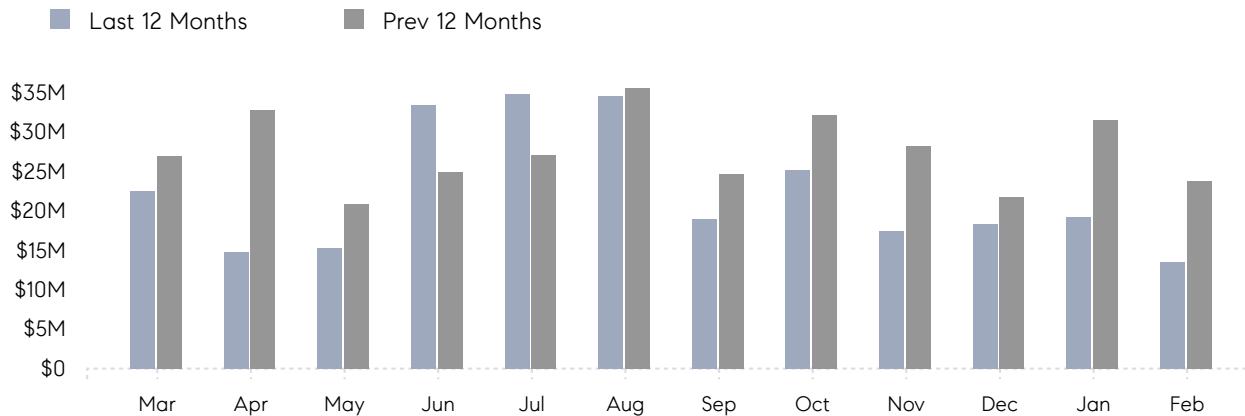
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	18	32	-43.7%
	SALES VOLUME	\$13,503,000	\$23,800,775	-43.3%
	AVERAGE PRICE	\$750,167	\$743,774	0.9%
	AVERAGE DOM	72	58	24.1%

Monthly Sales



Monthly Total Sales Volume



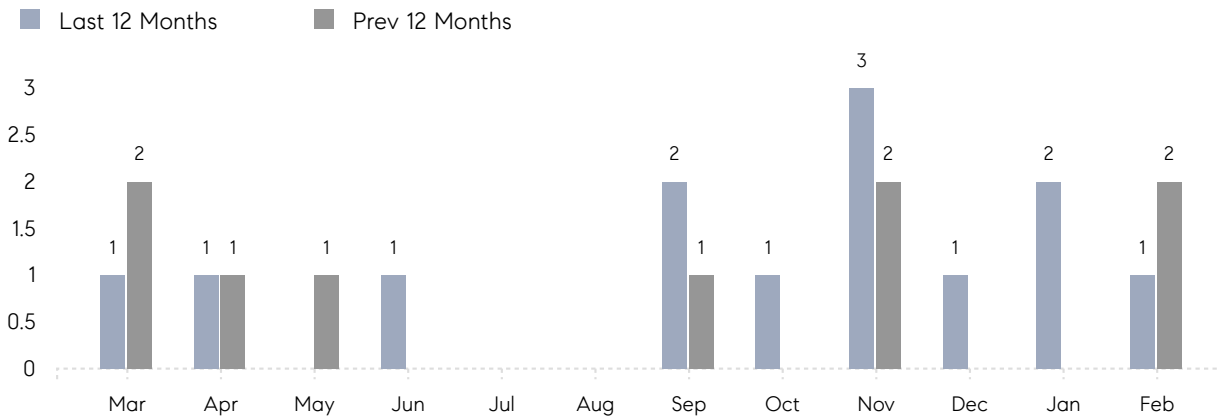
Mill Neck

NASSAU, FEBRUARY 2023

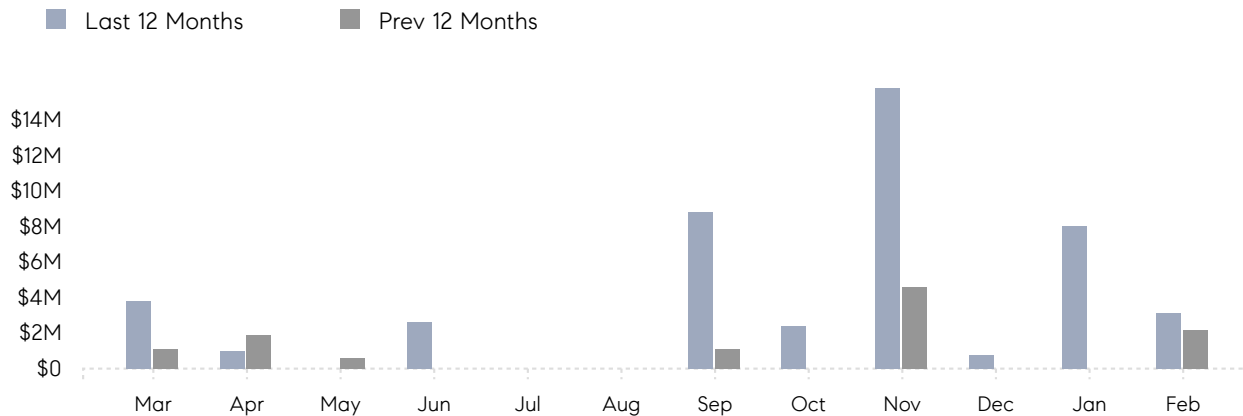
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	1	2	-50.0%
	SALES VOLUME	\$3,097,500	\$2,180,000	42.1%
	AVERAGE PRICE	\$3,097,500	\$1,090,000	184.2%
	AVERAGE DOM	28	48	-41.7%

Monthly Sales



Monthly Total Sales Volume



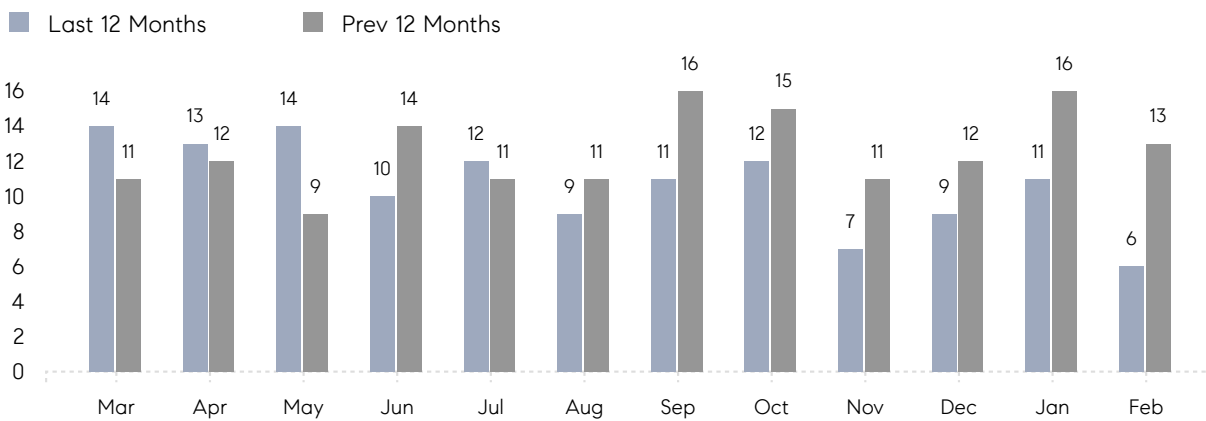
Mineola

NASSAU, FEBRUARY 2023

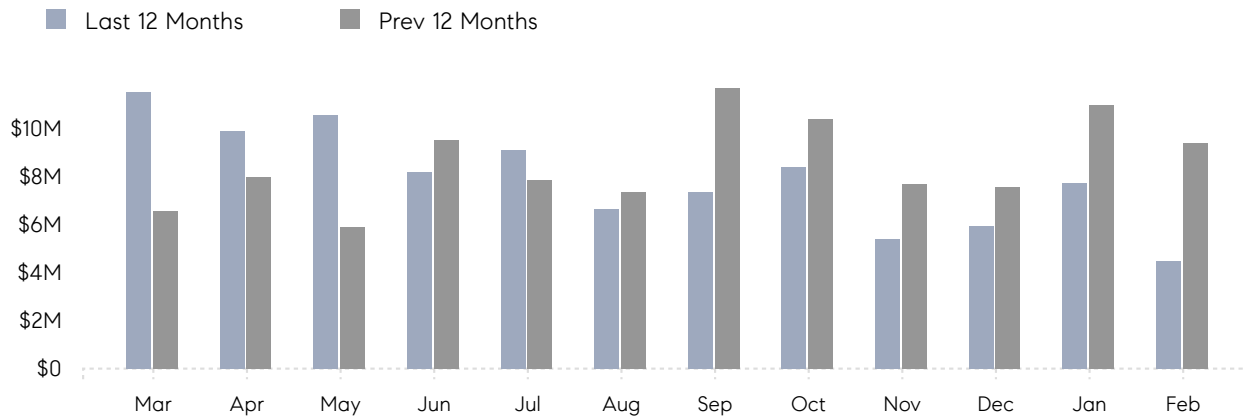
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	6	13	-53.8%
	SALES VOLUME	\$4,487,000	\$9,394,500	-52.2%
	AVERAGE PRICE	\$747,833	\$722,654	3.5%
	AVERAGE DOM	48	71	-32.4%

Monthly Sales



Monthly Total Sales Volume



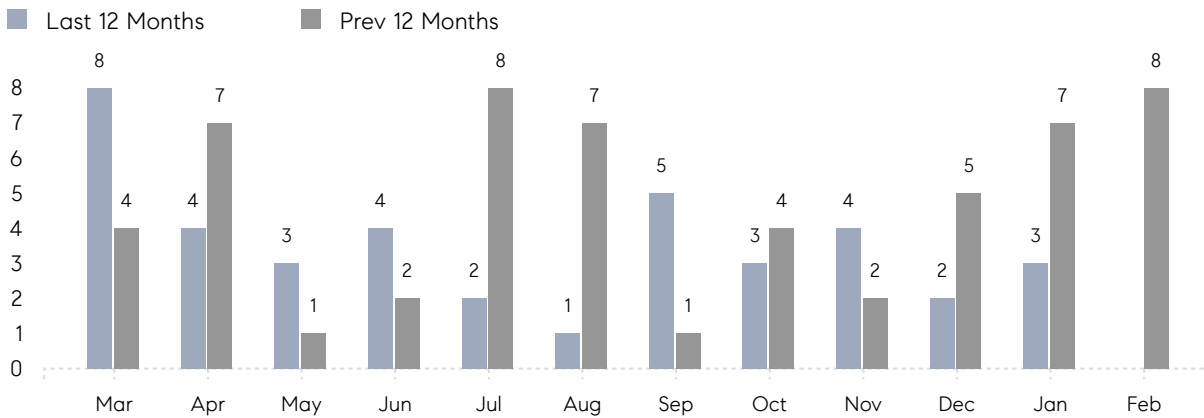
Muttontown

NASSAU, FEBRUARY 2023

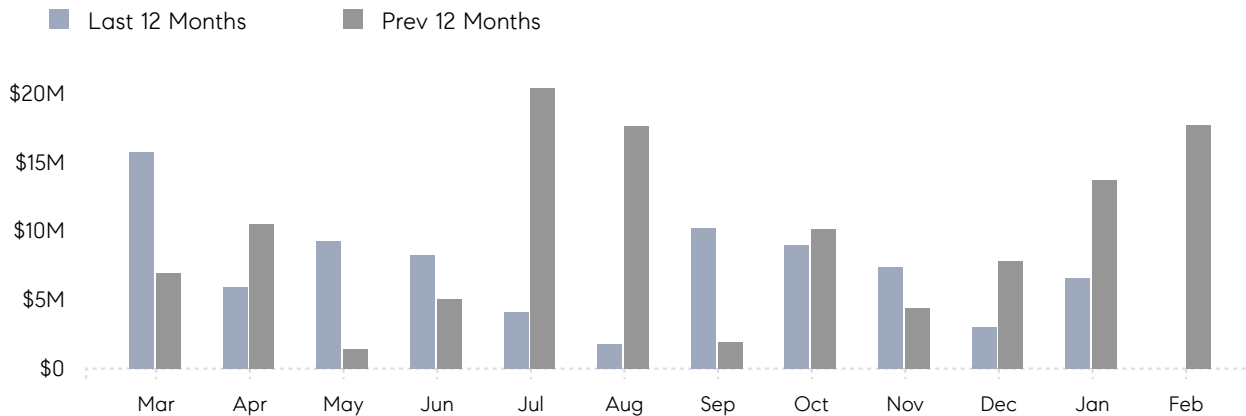
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	8	0.0%
	SALES VOLUME	\$0	\$17,690,000	-
	AVERAGE PRICE	\$0	\$2,211,250	-
	AVERAGE DOM	0	127	-

Monthly Sales



Monthly Total Sales Volume



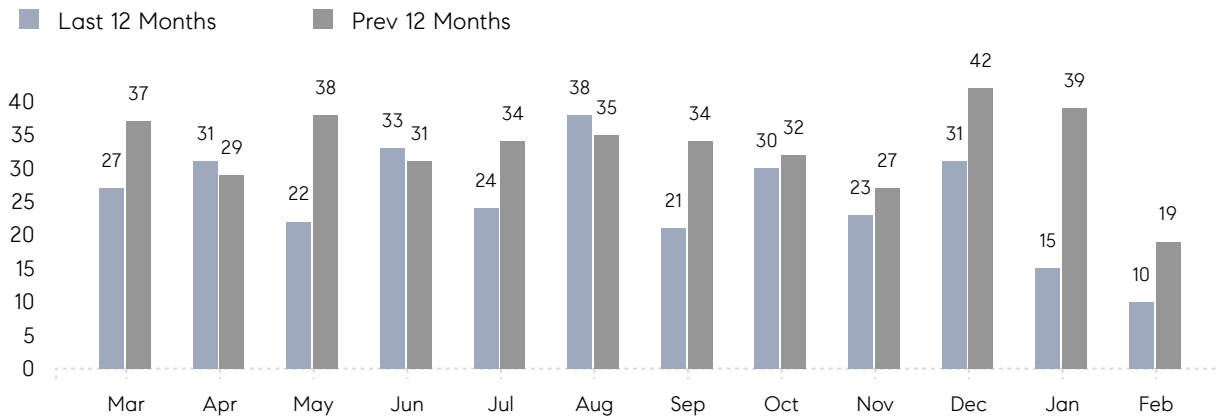
New Hyde Park

NASSAU, FEBRUARY 2023

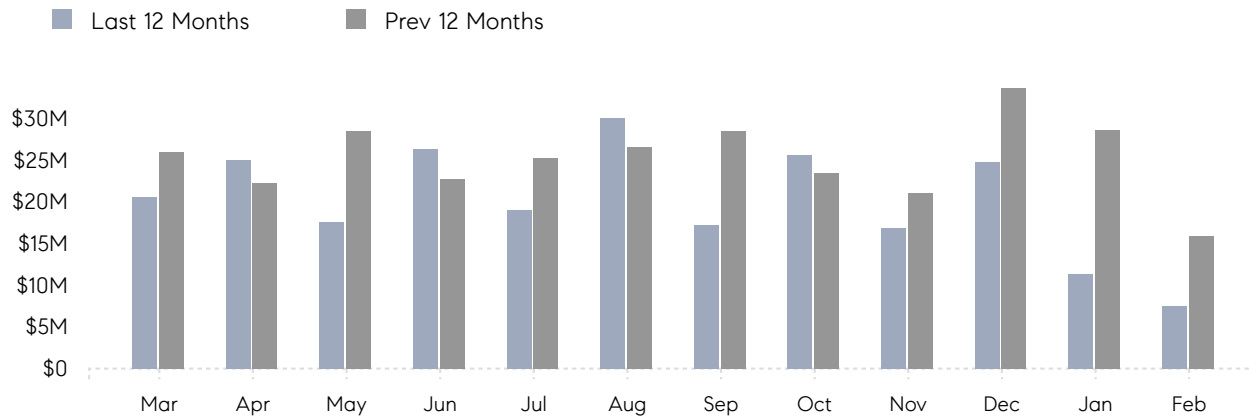
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	10	19	-47.4%
	SALES VOLUME	\$7,527,000	\$15,860,498	-52.5%
	AVERAGE PRICE	\$752,700	\$834,763	-9.8%
	AVERAGE DOM	75	77	-2.6%

Monthly Sales



Monthly Total Sales Volume



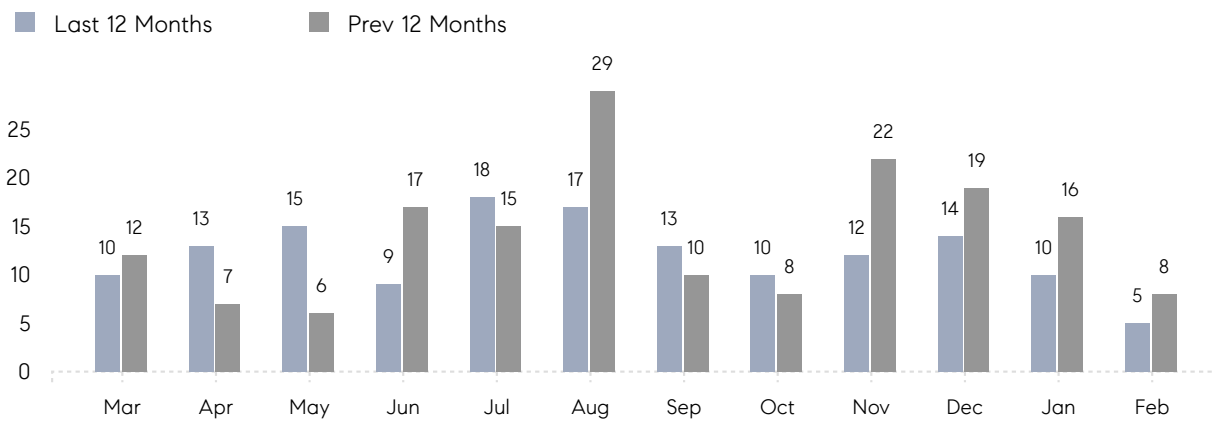
North Bellmore

NASSAU, FEBRUARY 2023

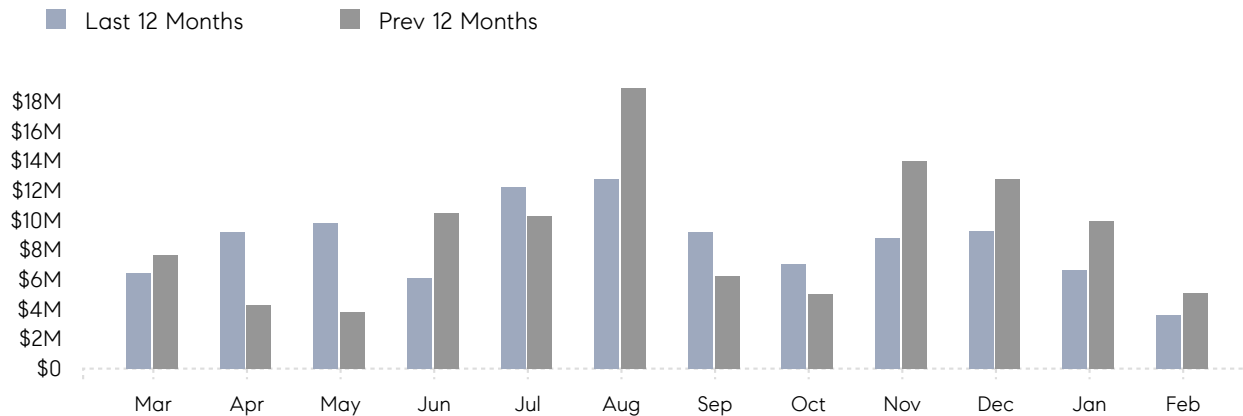
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	5	8	-37.5%
	SALES VOLUME	\$3,605,000	\$5,086,000	-29.1%
	AVERAGE PRICE	\$721,000	\$635,750	13.4%
	AVERAGE DOM	87	27	222.2%

Monthly Sales



Monthly Total Sales Volume



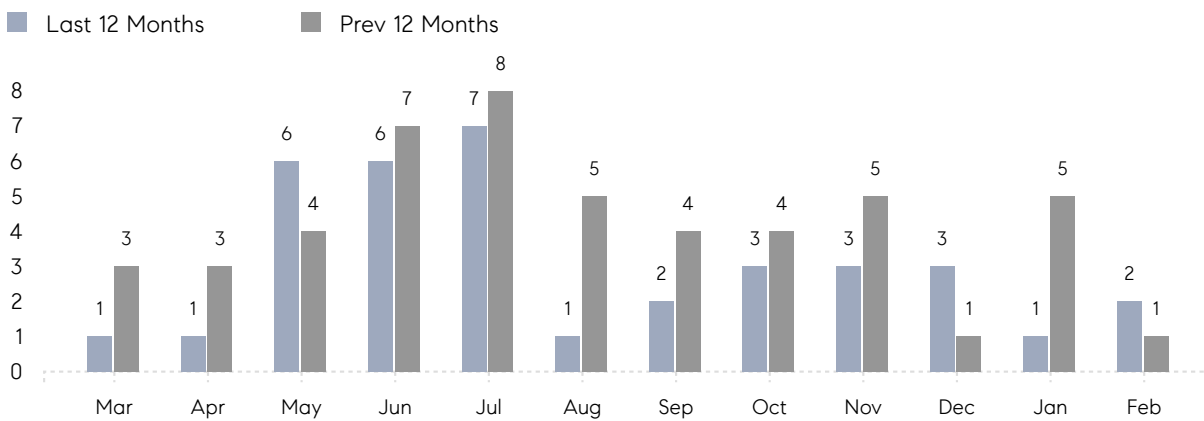
North Woodmere

NASSAU, FEBRUARY 2023

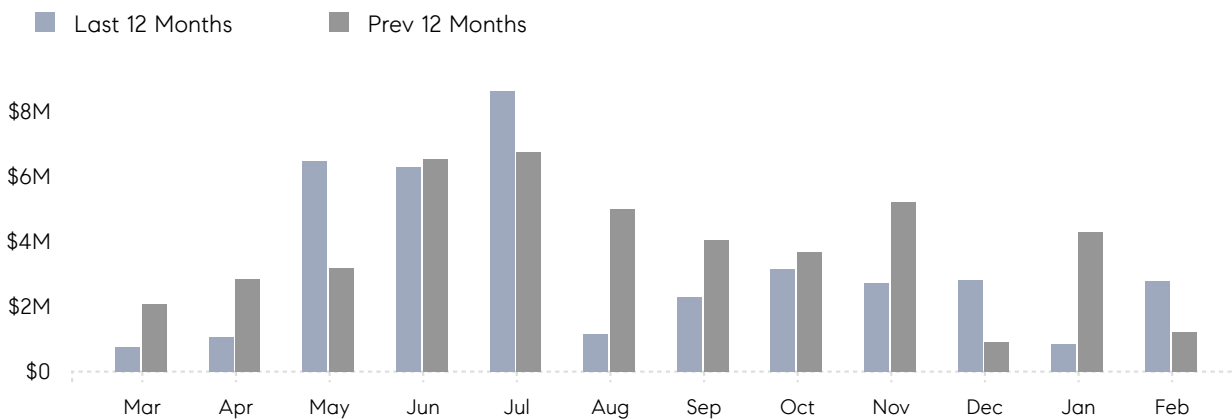
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	2	1	100.0%
	SALES VOLUME	\$2,790,000	\$1,220,000	128.7%
	AVERAGE PRICE	\$1,395,000	\$1,220,000	14.3%
	AVERAGE DOM	126	133	-5.3%

Monthly Sales



Monthly Total Sales Volume



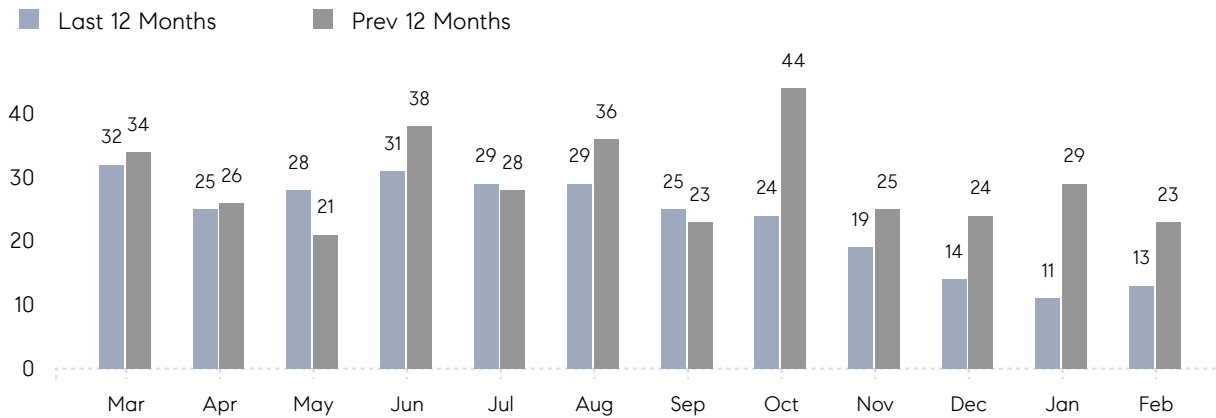
Oceanside

NASSAU, FEBRUARY 2023

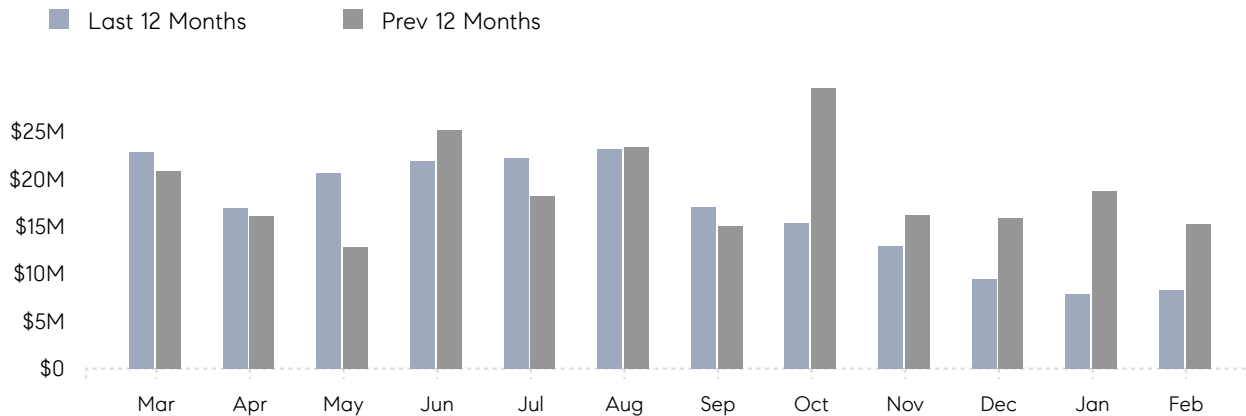
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	13	23	-43.5%
	SALES VOLUME	\$8,286,000	\$15,258,500	-45.7%
	AVERAGE PRICE	\$637,385	\$663,413	-3.9%
	AVERAGE DOM	73	50	46.0%

Monthly Sales



Monthly Total Sales Volume



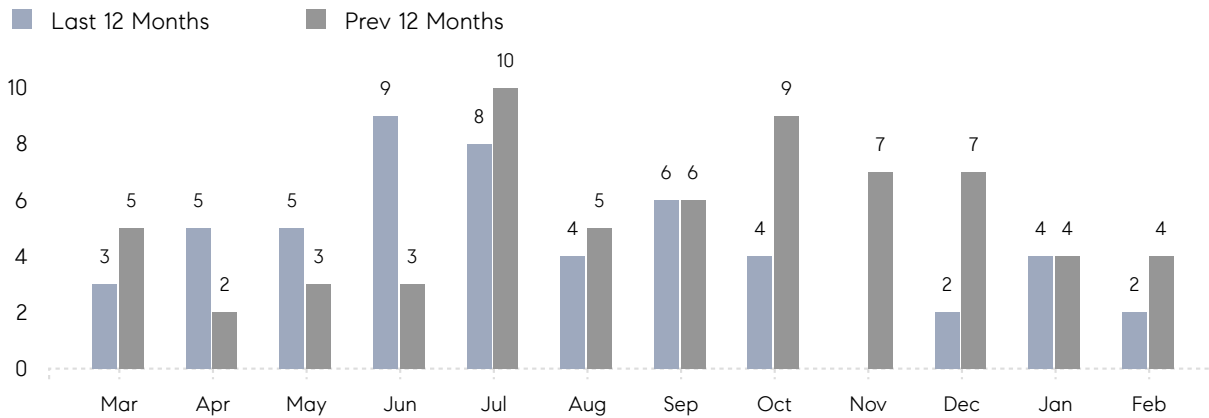
Old Bethpage

NASSAU, FEBRUARY 2023

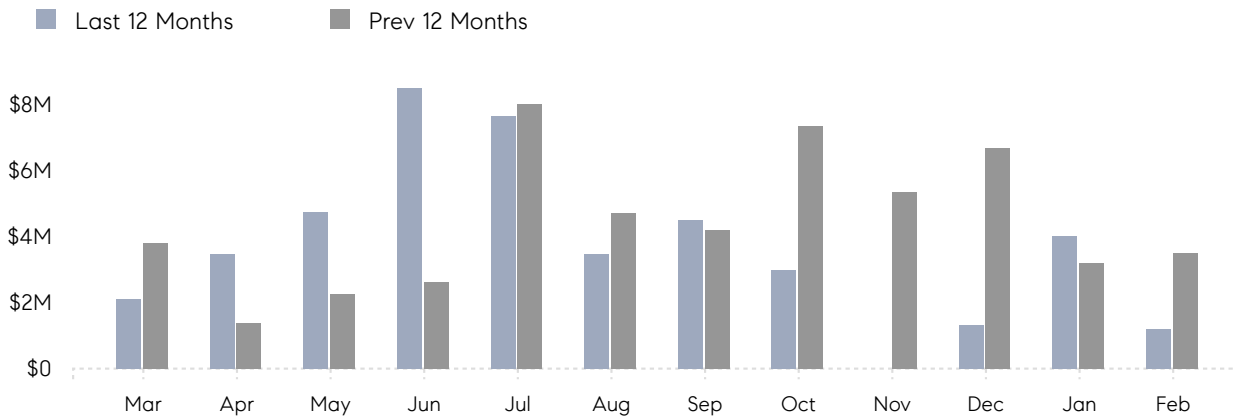
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	2	4	-50.0%
	SALES VOLUME	\$1,204,000	\$3,501,388	-65.6%
	AVERAGE PRICE	\$602,000	\$875,347	-31.2%
	AVERAGE DOM	18	76	-76.3%

Monthly Sales



Monthly Total Sales Volume



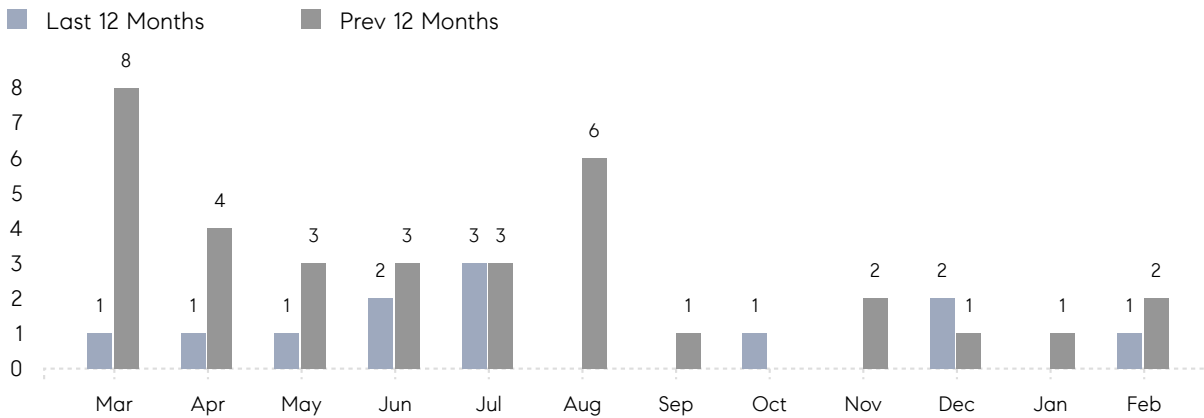
Old Brookville

NASSAU, FEBRUARY 2023

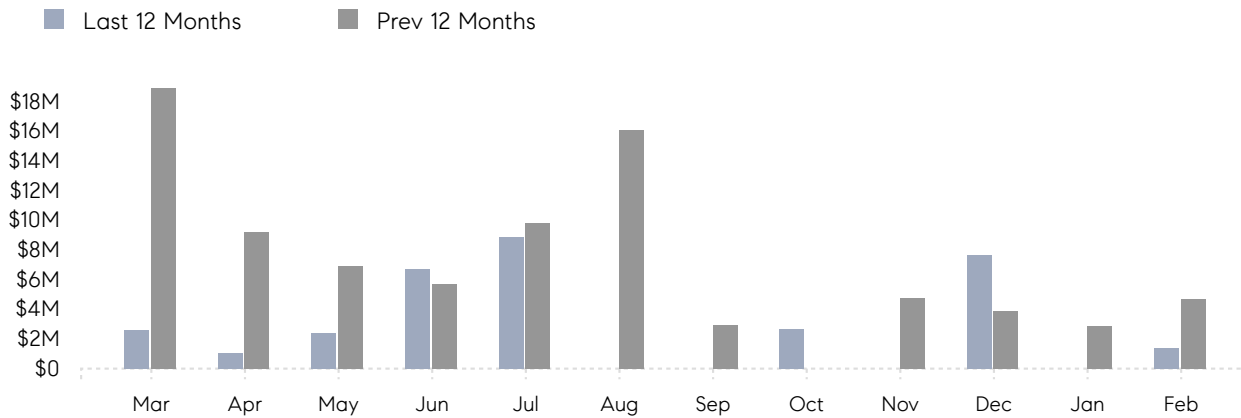
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	1	2	-50.0%
	SALES VOLUME	\$1,410,000	\$4,650,000	-69.7%
	AVERAGE PRICE	\$1,410,000	\$2,325,000	-39.4%
	AVERAGE DOM	464	140	231.4%

Monthly Sales



Monthly Total Sales Volume



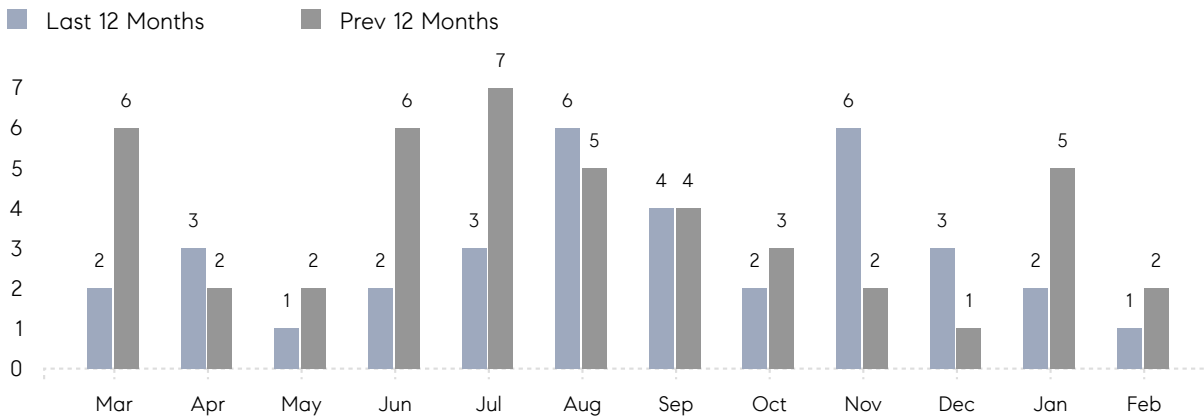
Old Westbury

NASSAU, FEBRUARY 2023

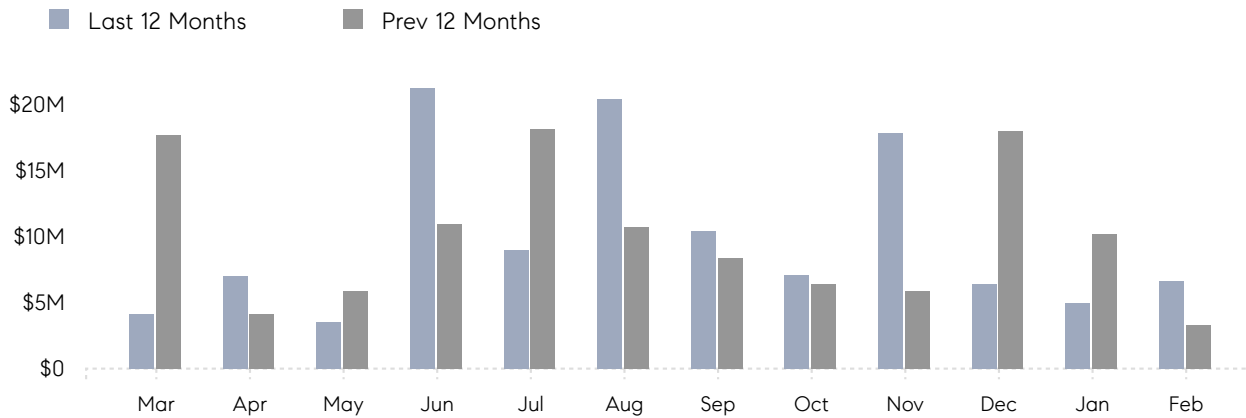
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	1	2	-50.0%
	SALES VOLUME	\$6,650,000	\$3,305,000	101.2%
	AVERAGE PRICE	\$6,650,000	\$1,652,500	302.4%
	AVERAGE DOM	186	223	-16.6%

Monthly Sales



Monthly Total Sales Volume



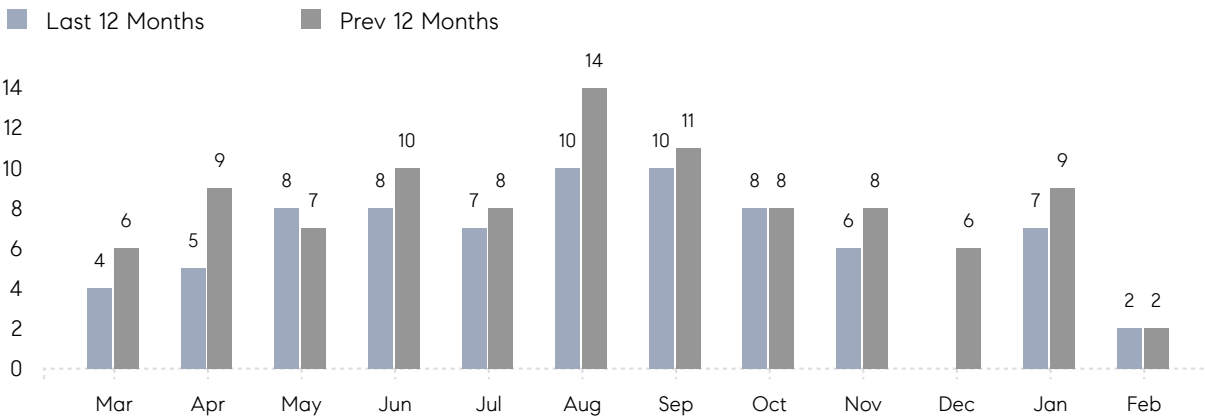
Oyster Bay

NASSAU, FEBRUARY 2023

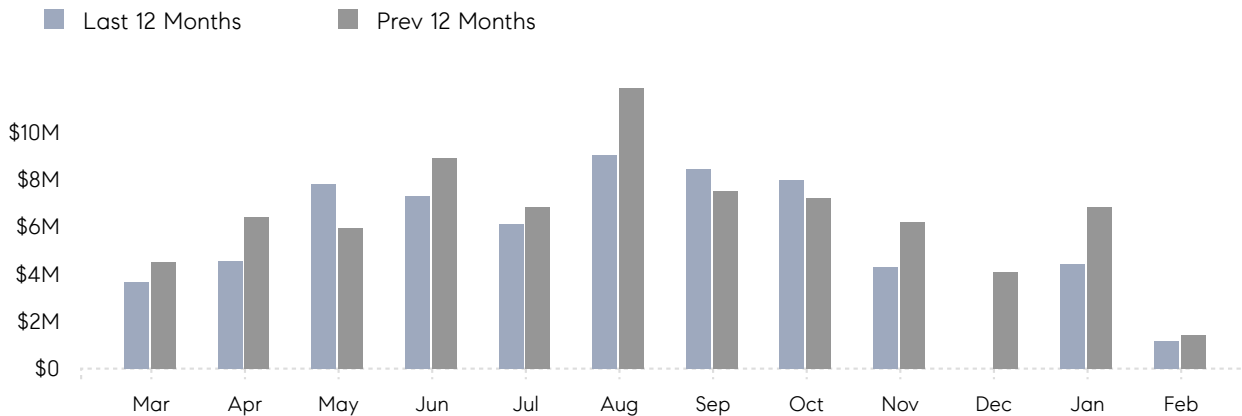
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	2	2	0.0%
	SALES VOLUME	\$1,151,000	\$1,416,500	-18.7%
	AVERAGE PRICE	\$575,500	\$708,250	-18.7%
	AVERAGE DOM	68	36	88.9%

Monthly Sales



Monthly Total Sales Volume



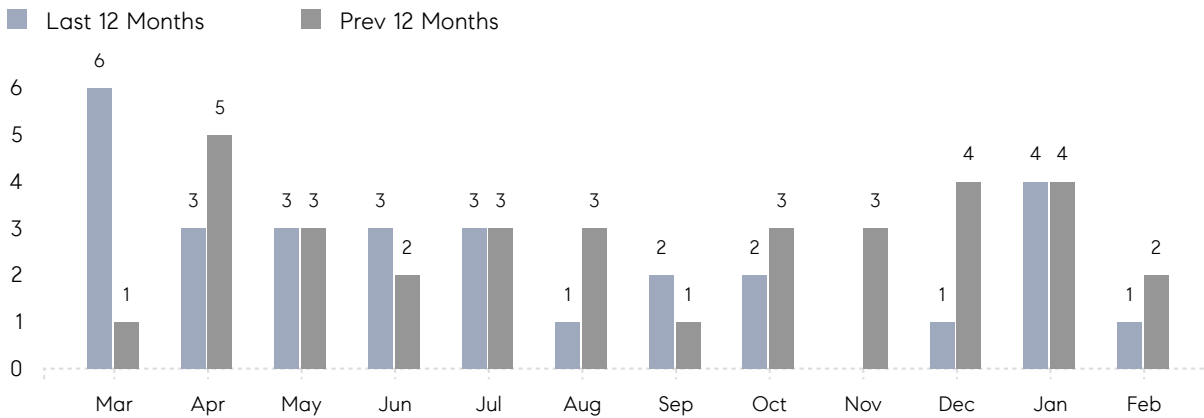
Oyster Bay Cove

NASSAU, FEBRUARY 2023

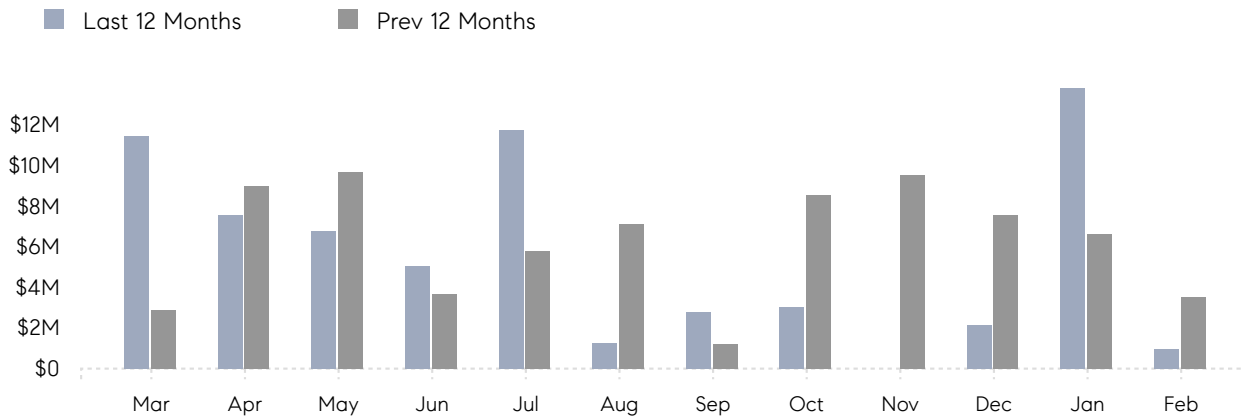
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	1	2	-50.0%
	SALES VOLUME	\$960,000	\$3,500,000	-72.6%
	AVERAGE PRICE	\$960,000	\$1,750,000	-45.1%
	AVERAGE DOM	37	70	-47.1%

Monthly Sales



Monthly Total Sales Volume



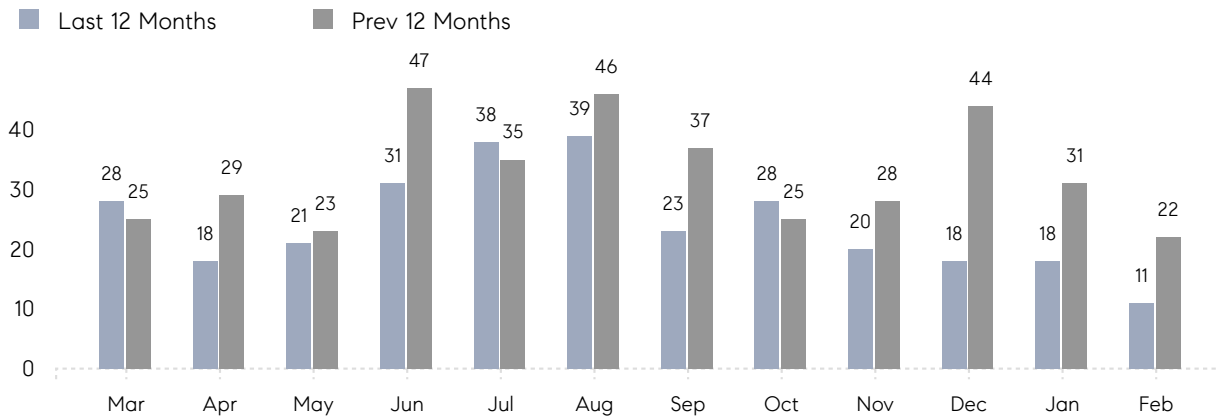
Plainview

NASSAU, FEBRUARY 2023

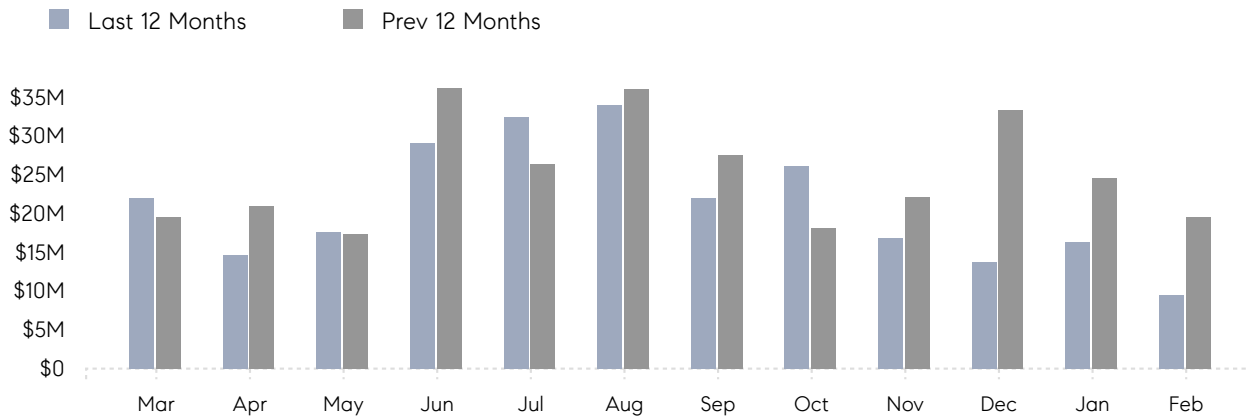
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	11	22	-50.0%
	SALES VOLUME	\$9,466,888	\$19,532,000	-51.5%
	AVERAGE PRICE	\$860,626	\$887,818	-3.1%
	AVERAGE DOM	39	53	-26.4%

Monthly Sales



Monthly Total Sales Volume



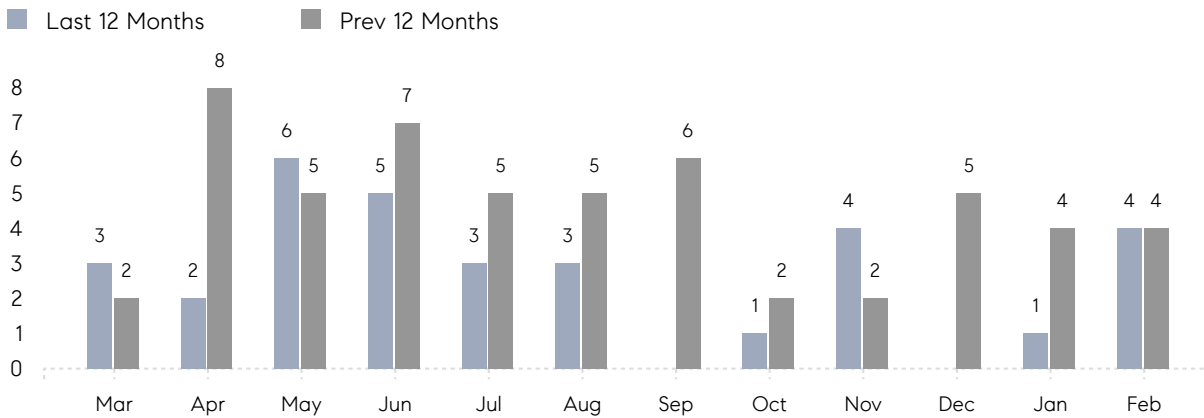
Point Lookout

NASSAU, FEBRUARY 2023

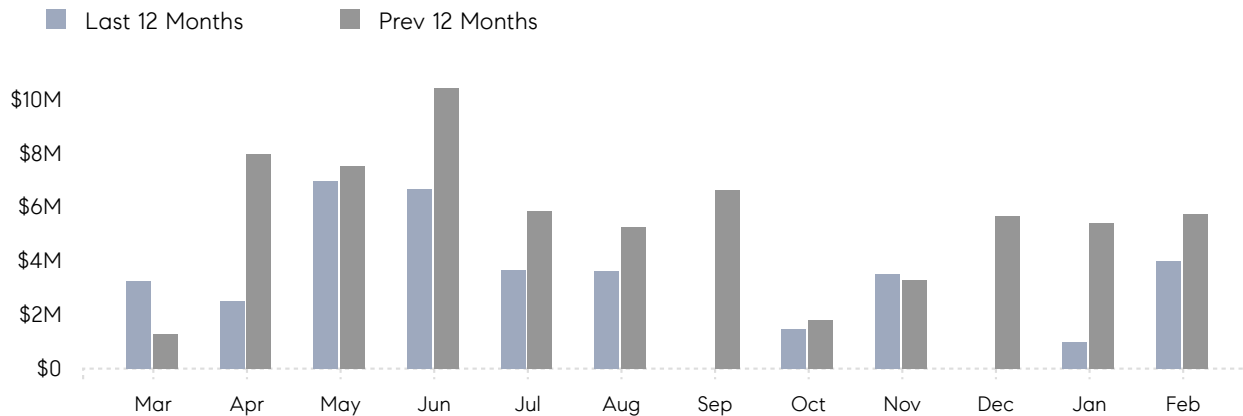
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	4	4	0.0%
	SALES VOLUME	\$3,993,000	\$5,726,200	-30.3%
	AVERAGE PRICE	\$998,250	\$1,431,550	-30.3%
	AVERAGE DOM	174	84	107.1%

Monthly Sales



Monthly Total Sales Volume



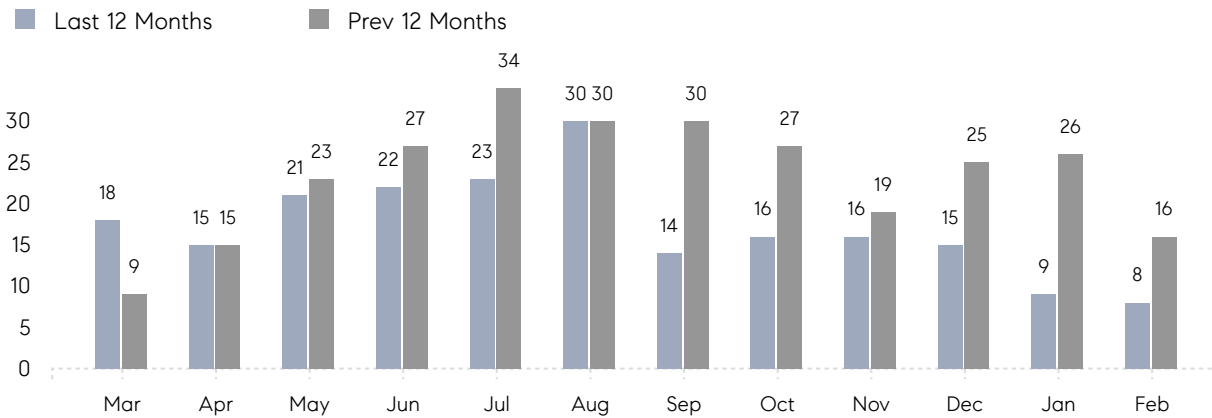
Port Washington

NASSAU, FEBRUARY 2023

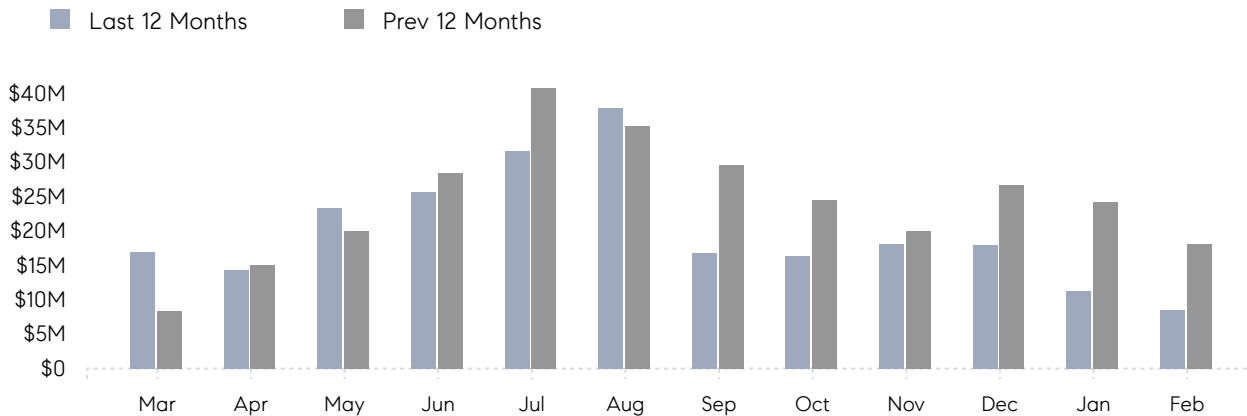
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	8	16	-50.0%
	SALES VOLUME	\$8,512,000	\$18,112,500	-53.0%
	AVERAGE PRICE	\$1,064,000	\$1,132,031	-6.0%
	AVERAGE DOM	52	57	-8.8%

Monthly Sales



Monthly Total Sales Volume



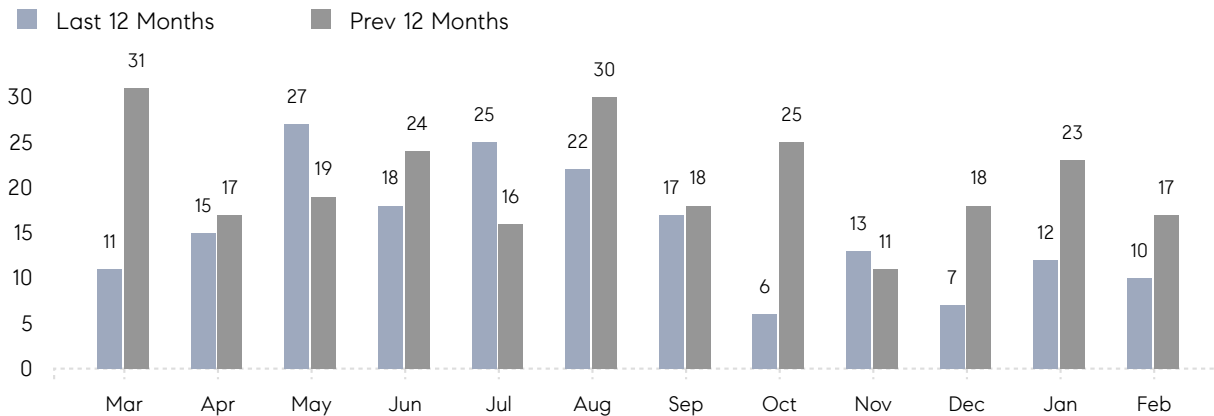
Rockville Centre

NASSAU, FEBRUARY 2023

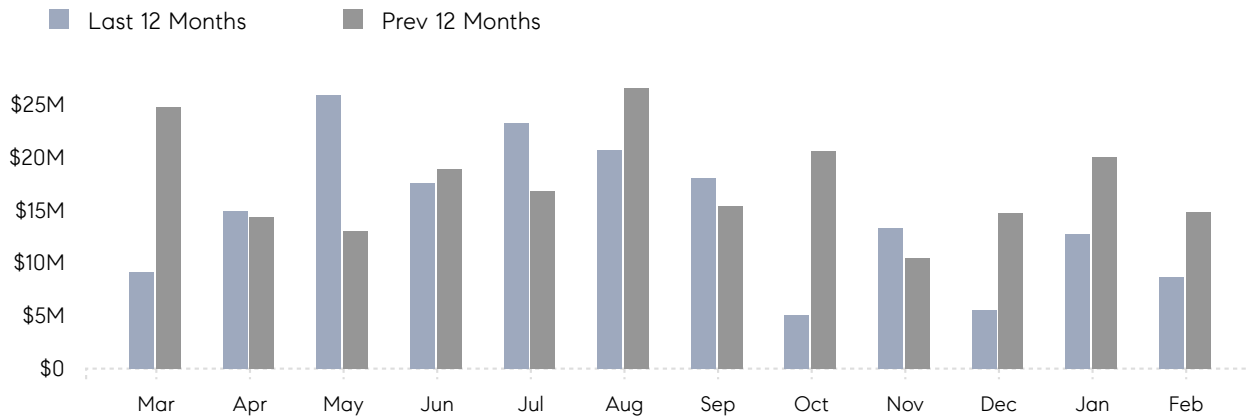
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	10	17	-41.2%
	SALES VOLUME	\$8,709,000	\$14,825,400	-41.3%
	AVERAGE PRICE	\$870,900	\$872,082	-0.1%
	AVERAGE DOM	60	52	15.4%

Monthly Sales



Monthly Total Sales Volume



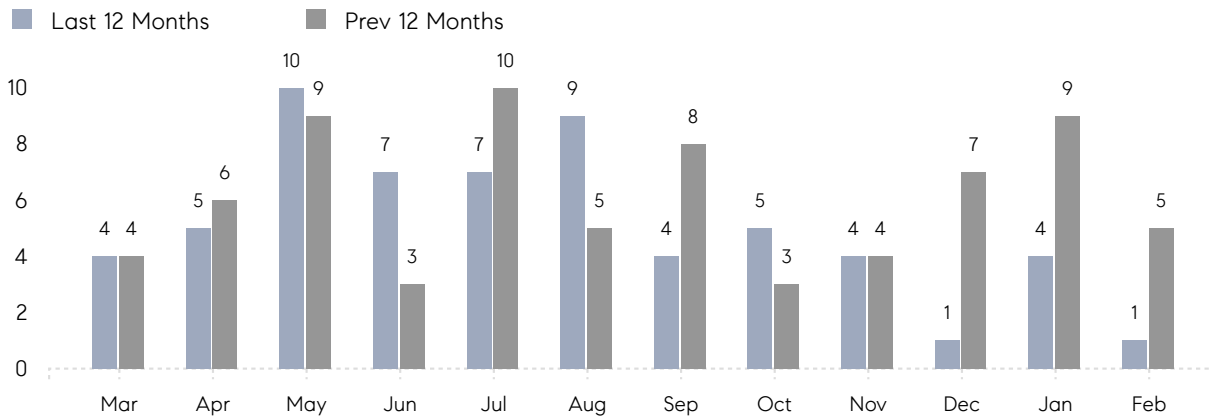
Roslyn

NASSAU, FEBRUARY 2023

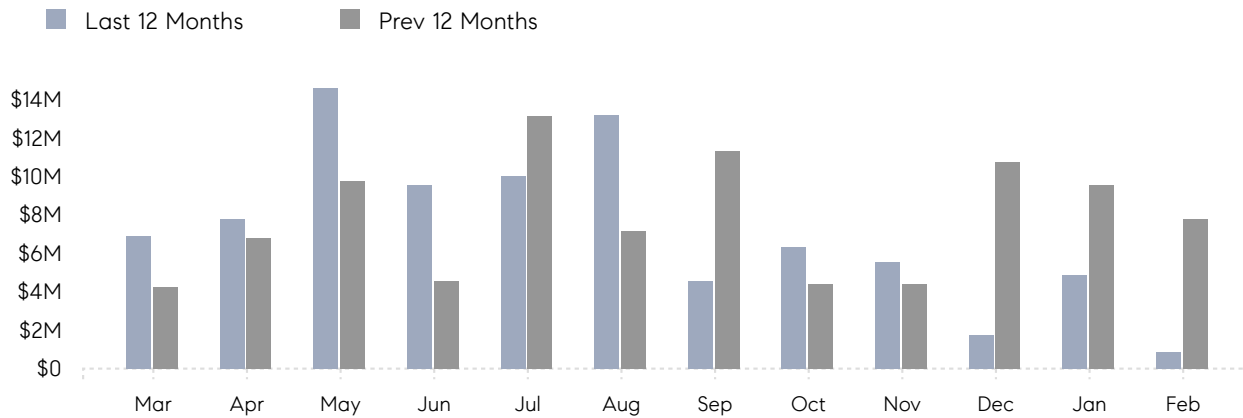
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	1	5	-80.0%
	SALES VOLUME	\$865,000	\$7,770,000	-88.9%
	AVERAGE PRICE	\$865,000	\$1,554,000	-44.3%
	AVERAGE DOM	14	72	-80.6%

Monthly Sales



Monthly Total Sales Volume



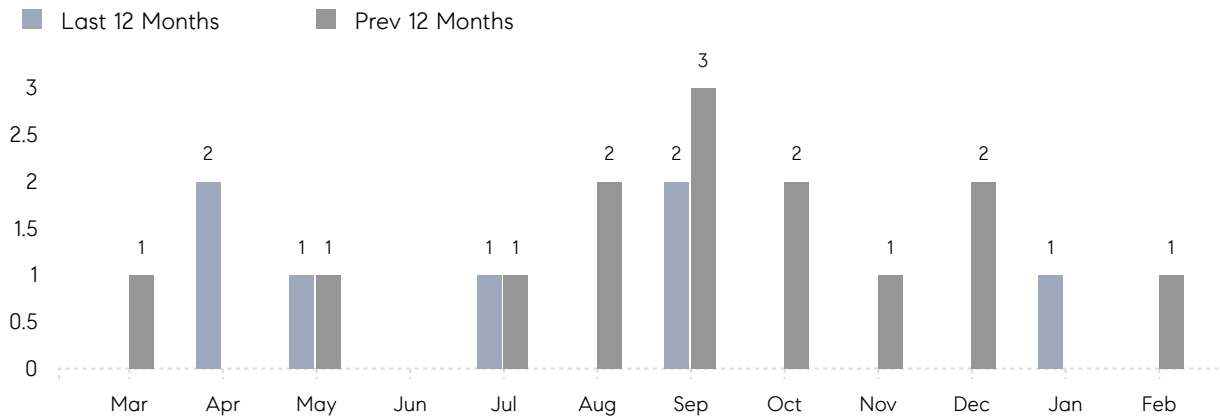
Roslyn Estates

NASSAU, FEBRUARY 2023

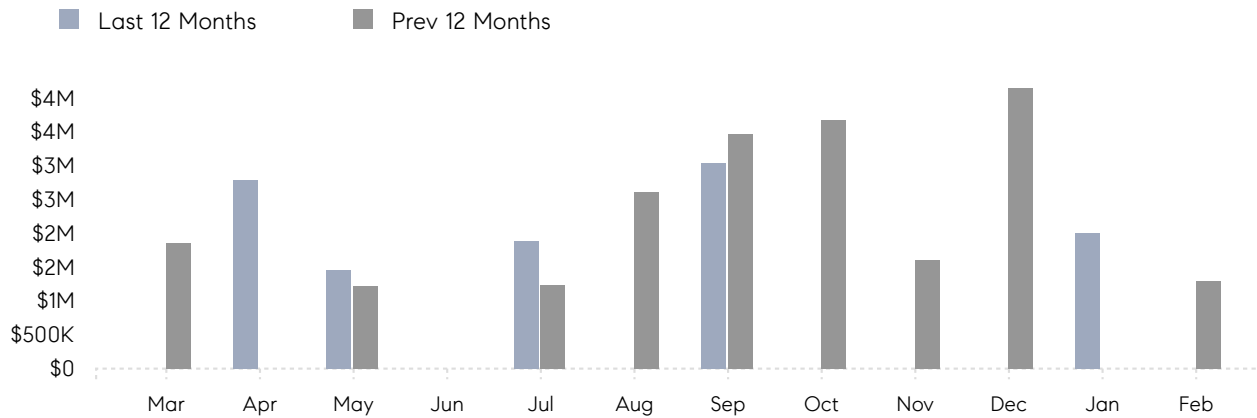
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	1	0.0%
	SALES VOLUME	\$0	\$1,298,000	-
	AVERAGE PRICE	\$0	\$1,298,000	-
	AVERAGE DOM	0	18	-

Monthly Sales



Monthly Total Sales Volume



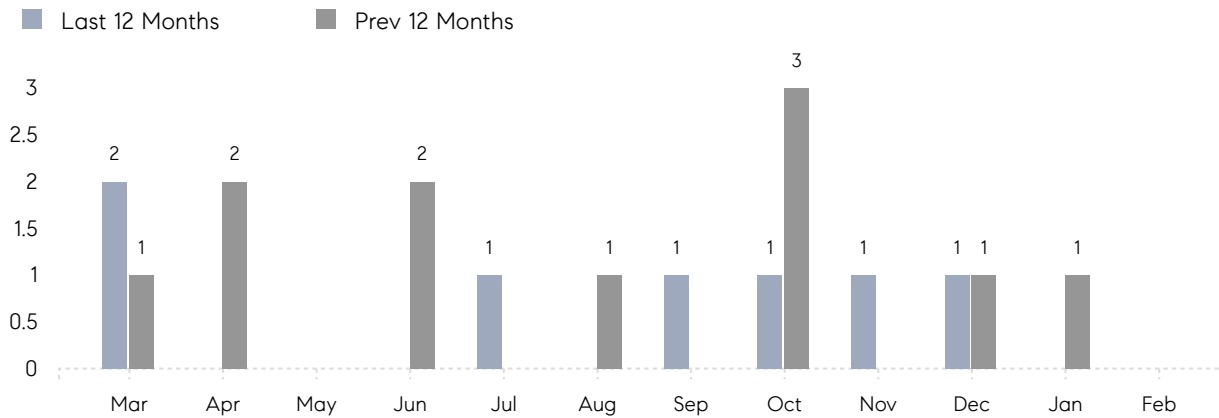
Roslyn Harbor

NASSAU, FEBRUARY 2023

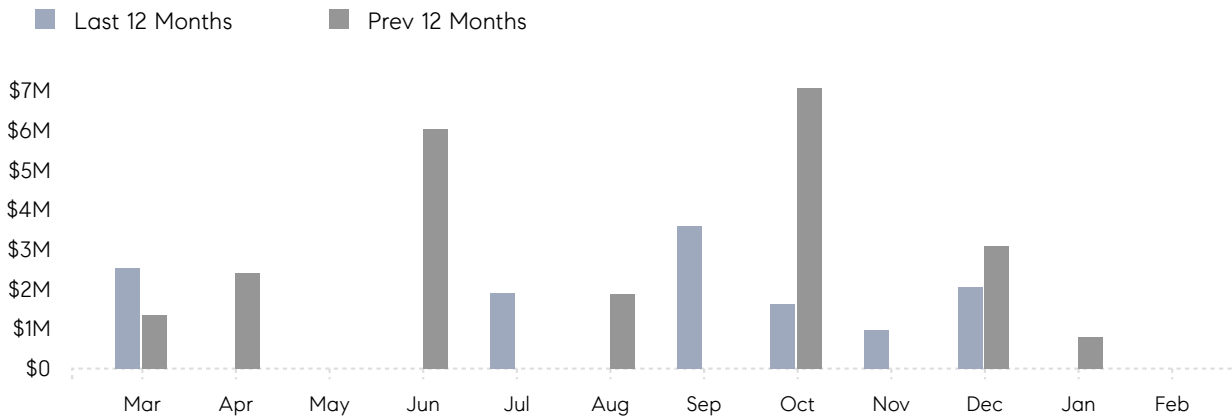
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	0	0.0%
	SALES VOLUME	\$0	\$0	-
	AVERAGE PRICE	\$0	\$0	-
	AVERAGE DOM	0	0	-

Monthly Sales



Monthly Total Sales Volume



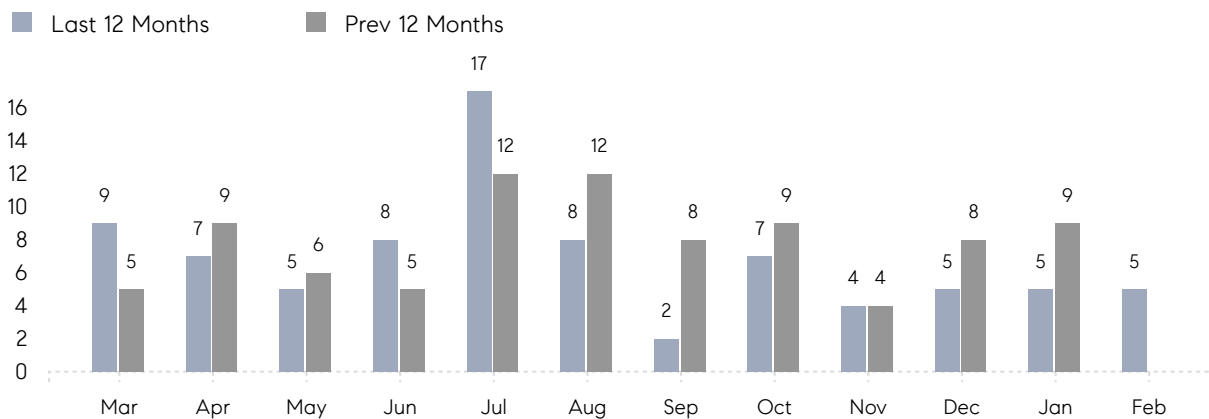
Roslyn Heights

NASSAU, FEBRUARY 2023

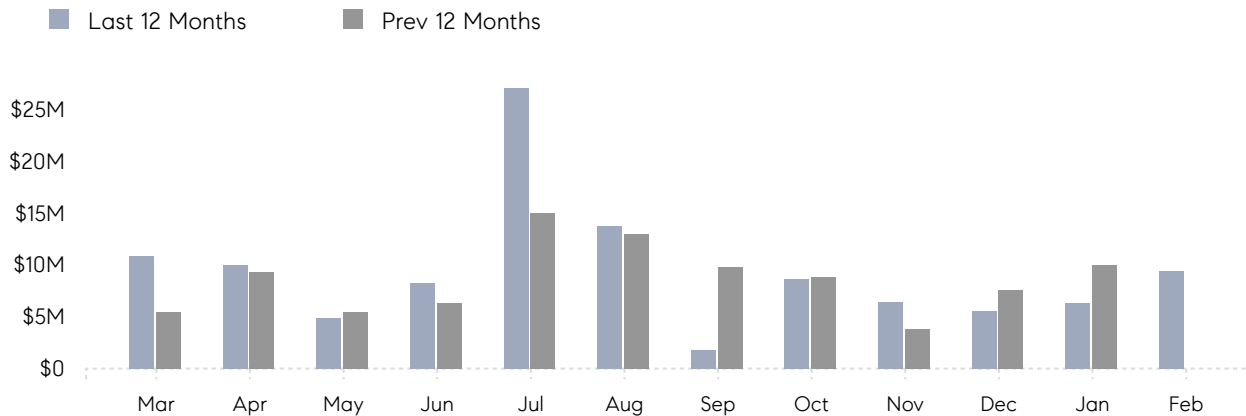
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	5	0	0.0%
	SALES VOLUME	\$9,415,000	\$0	-
	AVERAGE PRICE	\$1,883,000	\$0	-
	AVERAGE DOM	75	0	-

Monthly Sales



Monthly Total Sales Volume



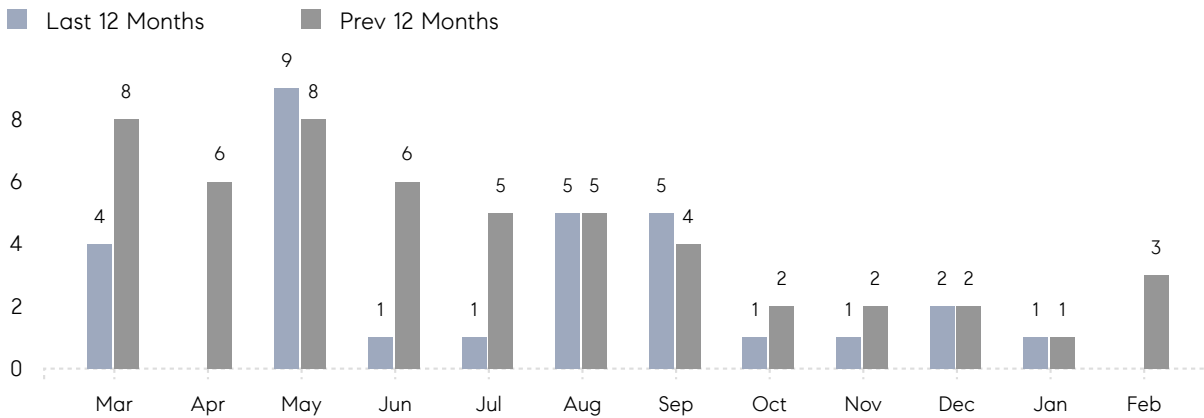
Sands Point

NASSAU, FEBRUARY 2023

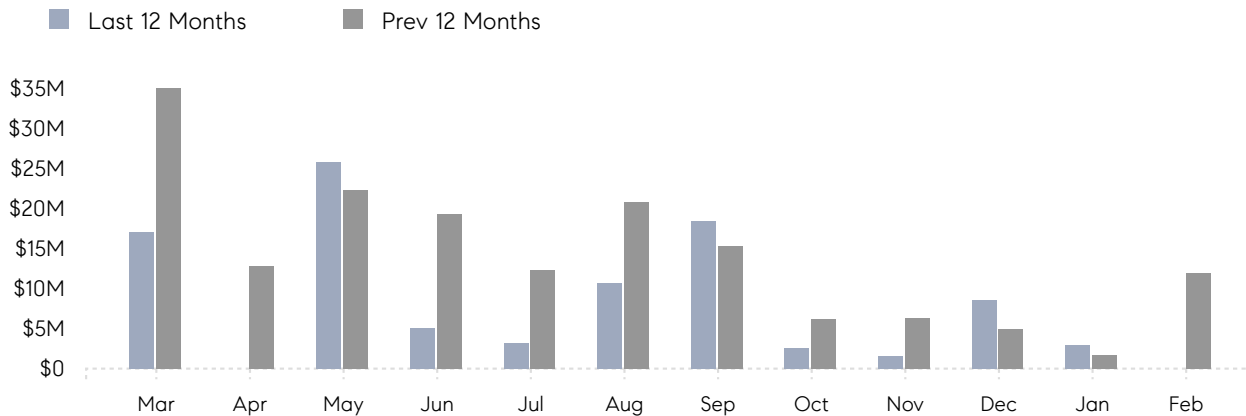
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	3	0.0%
	SALES VOLUME	\$0	\$11,905,750	-
	AVERAGE PRICE	\$0	\$3,968,583	-
	AVERAGE DOM	0	100	-

Monthly Sales



Monthly Total Sales Volume



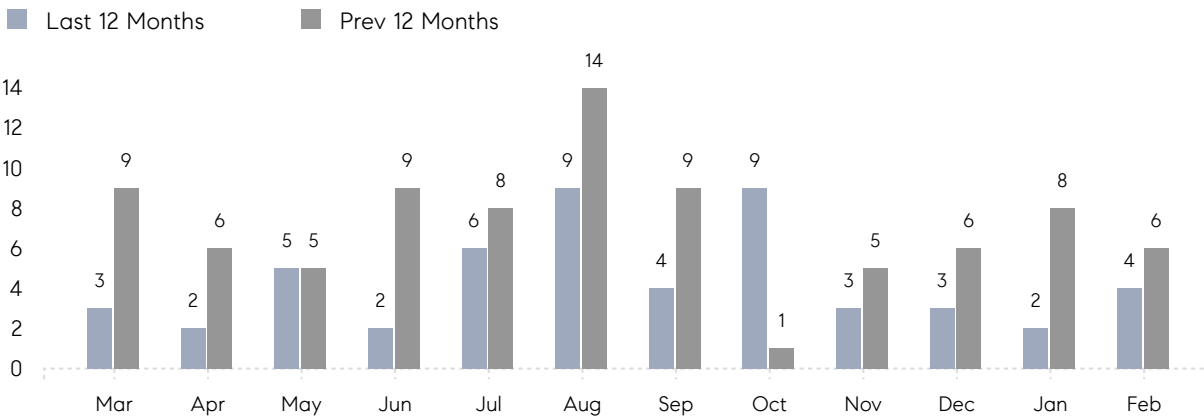
Sea Cliff

NASSAU, FEBRUARY 2023

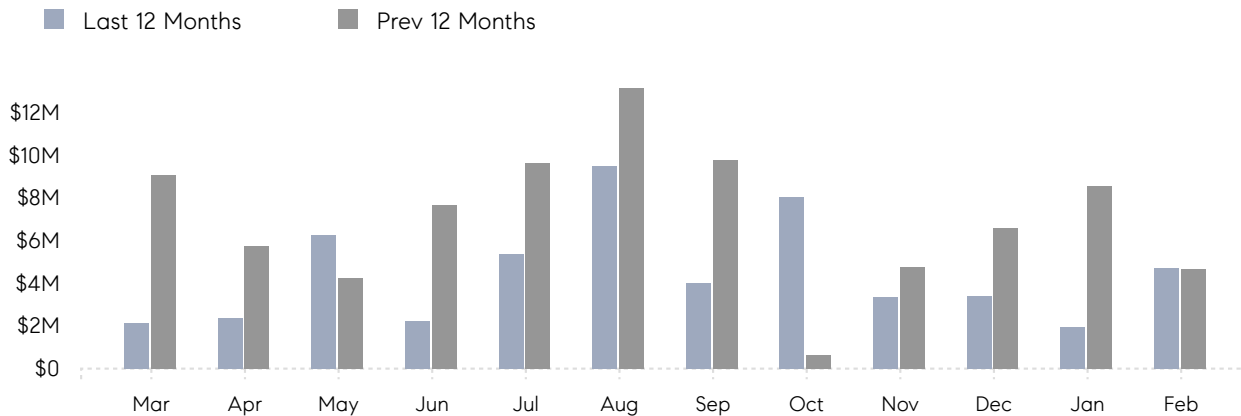
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	4	6	-33.3%
	SALES VOLUME	\$4,730,000	\$4,655,000	1.6%
	AVERAGE PRICE	\$1,182,500	\$775,833	52.4%
	AVERAGE DOM	64	40	60.0%

Monthly Sales



Monthly Total Sales Volume



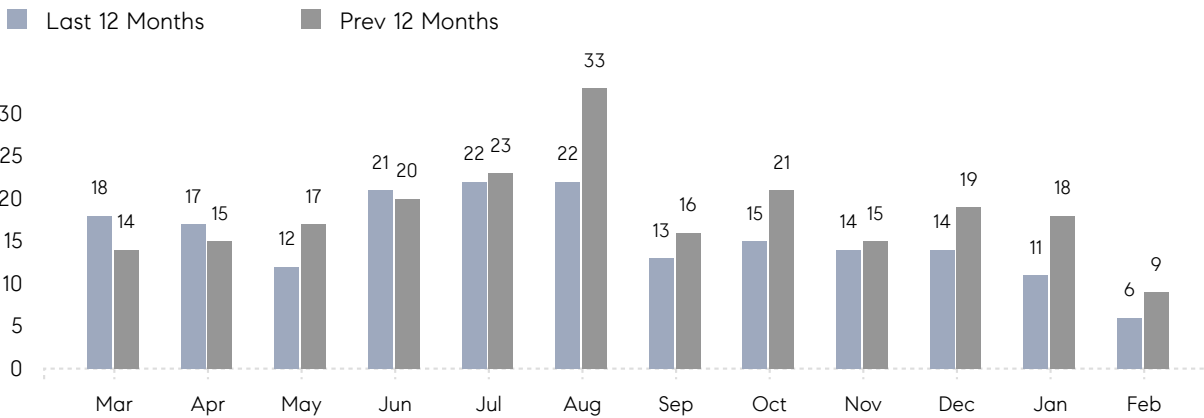
Seaford

NASSAU, FEBRUARY 2023

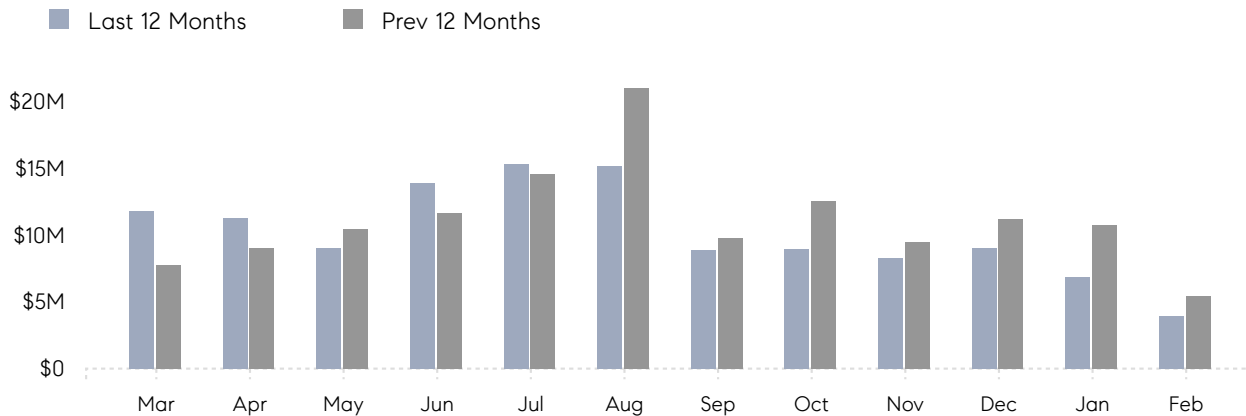
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	6	9	-33.3%
	SALES VOLUME	\$3,905,000	\$5,438,000	-28.2%
	AVERAGE PRICE	\$650,833	\$604,222	7.7%
	AVERAGE DOM	85	73	16.4%

Monthly Sales



Monthly Total Sales Volume



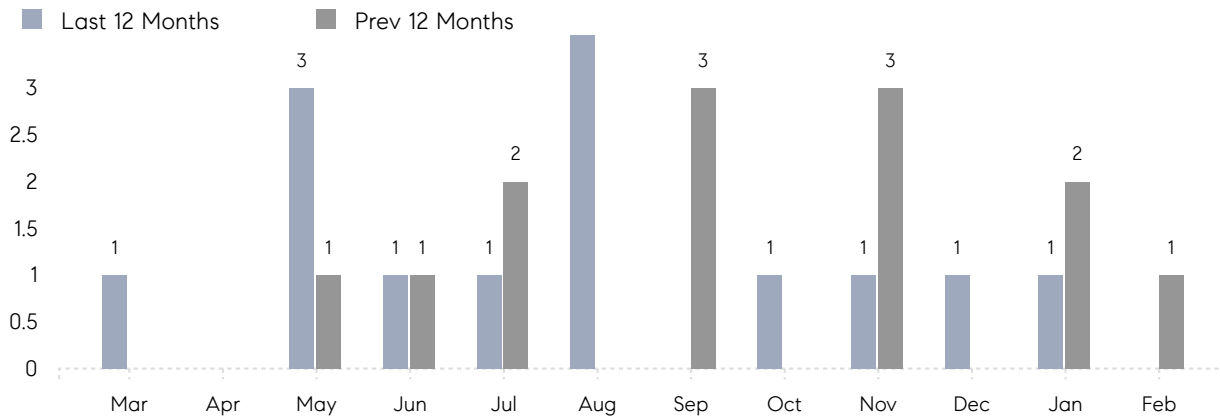
Searingtown

NASSAU, FEBRUARY 2023

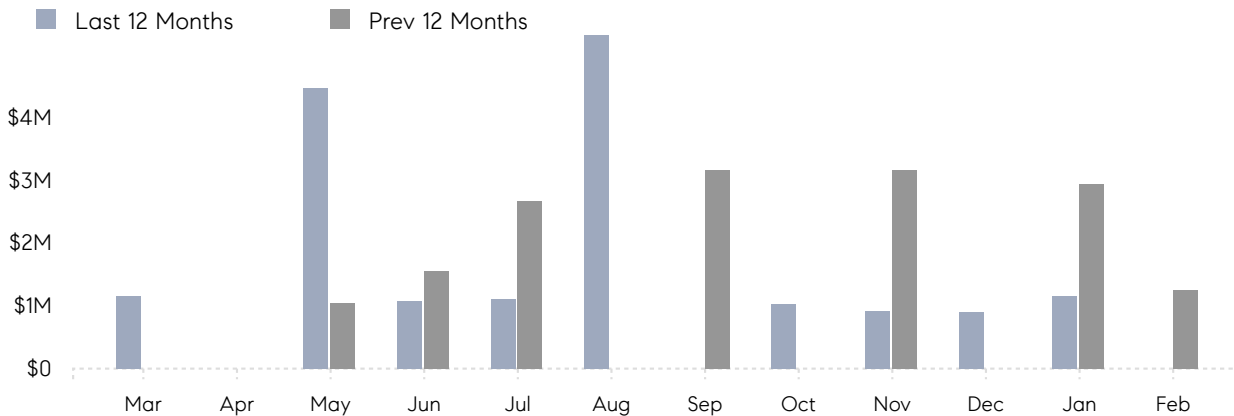
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	1	0.0%
	SALES VOLUME	\$0	\$1,250,000	-
	AVERAGE PRICE	\$0	\$1,250,000	-
	AVERAGE DOM	0	140	-

Monthly Sales



Monthly Total Sales Volume



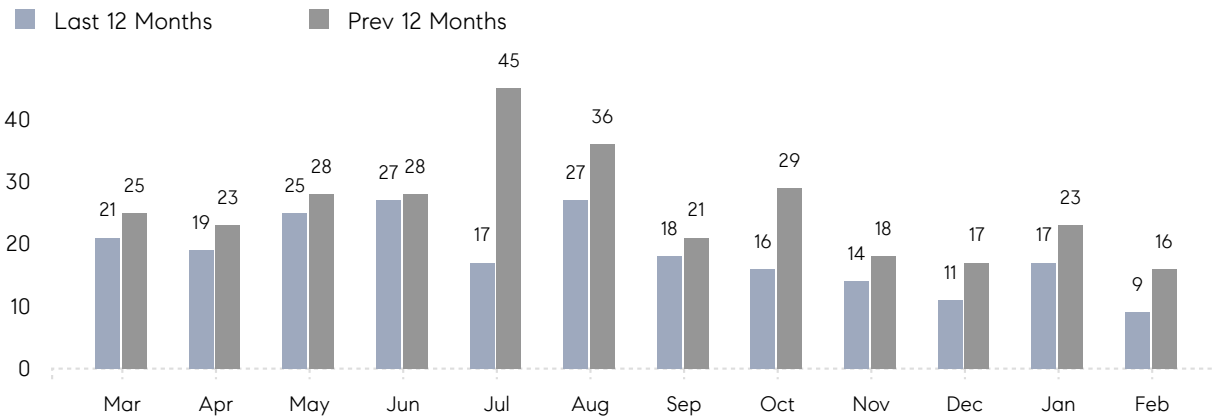
Syosset

NASSAU, FEBRUARY 2023

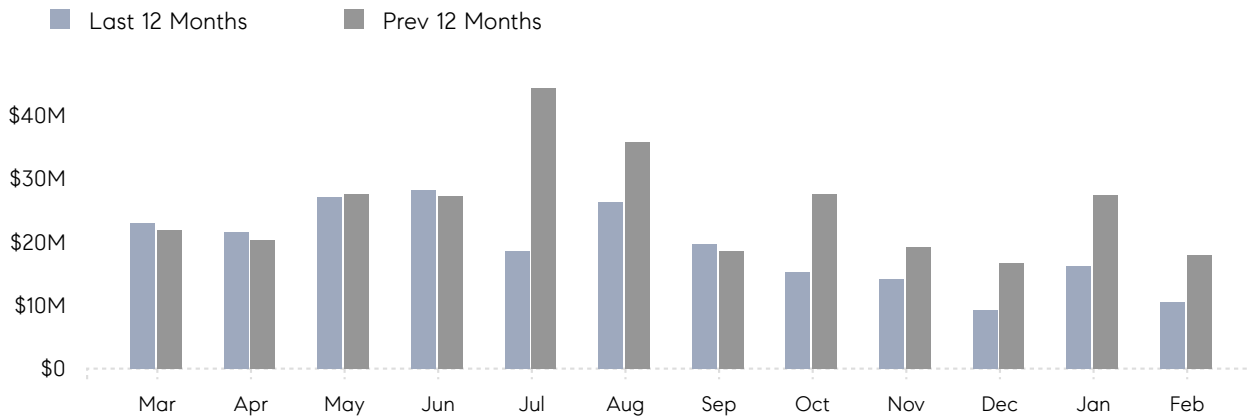
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	9	16	-43.7%
	SALES VOLUME	\$10,464,000	\$17,939,968	-41.7%
	AVERAGE PRICE	\$1,162,667	\$1,121,248	3.7%
	AVERAGE DOM	37	52	-28.8%

Monthly Sales



Monthly Total Sales Volume



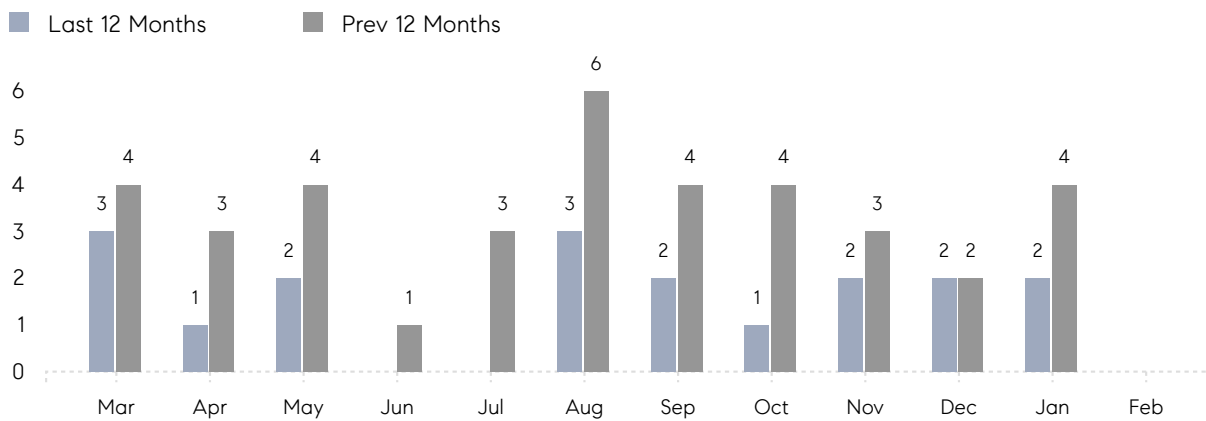
Upper Brookville

NASSAU, FEBRUARY 2023

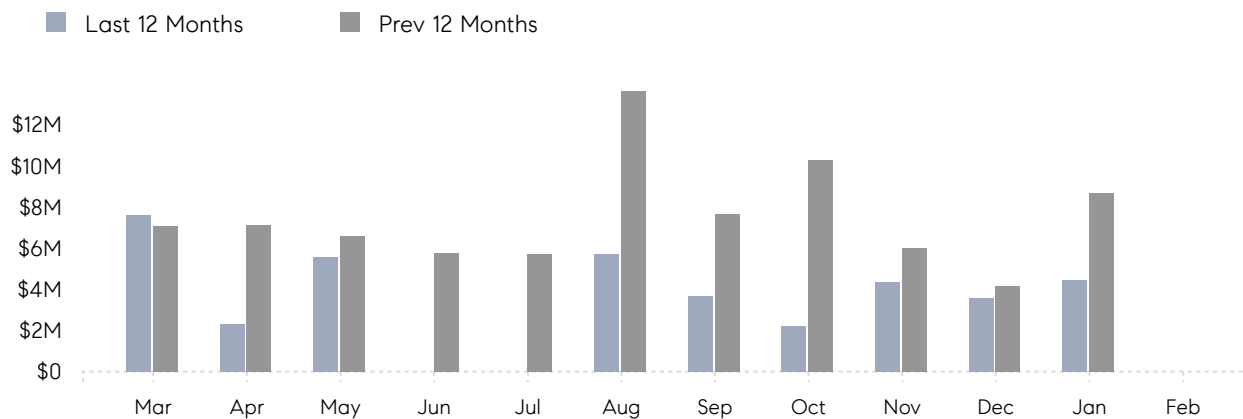
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	0	0.0%
	SALES VOLUME	\$0	\$0	-
	AVERAGE PRICE	\$0	\$0	-
	AVERAGE DOM	0	0	-

Monthly Sales



Monthly Total Sales Volume



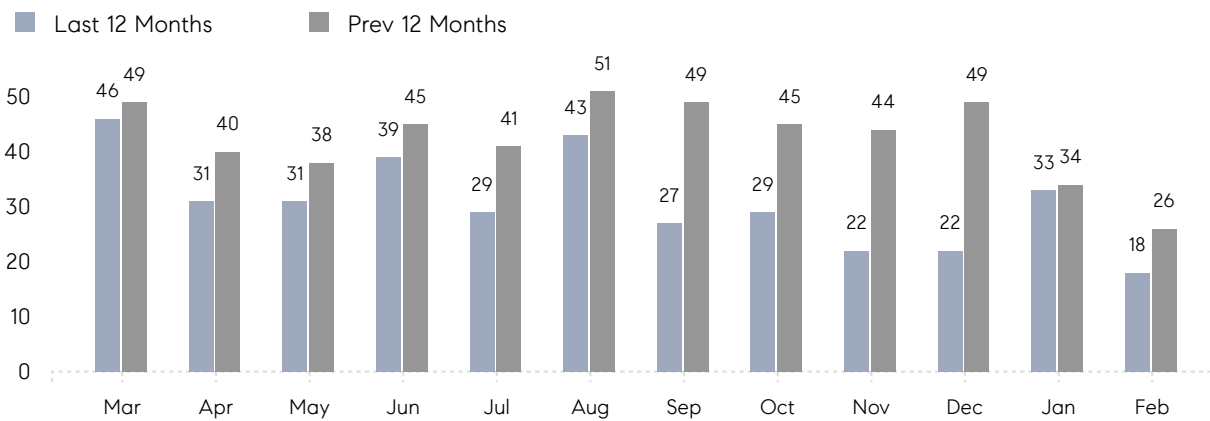
Valley Stream

NASSAU, FEBRUARY 2023

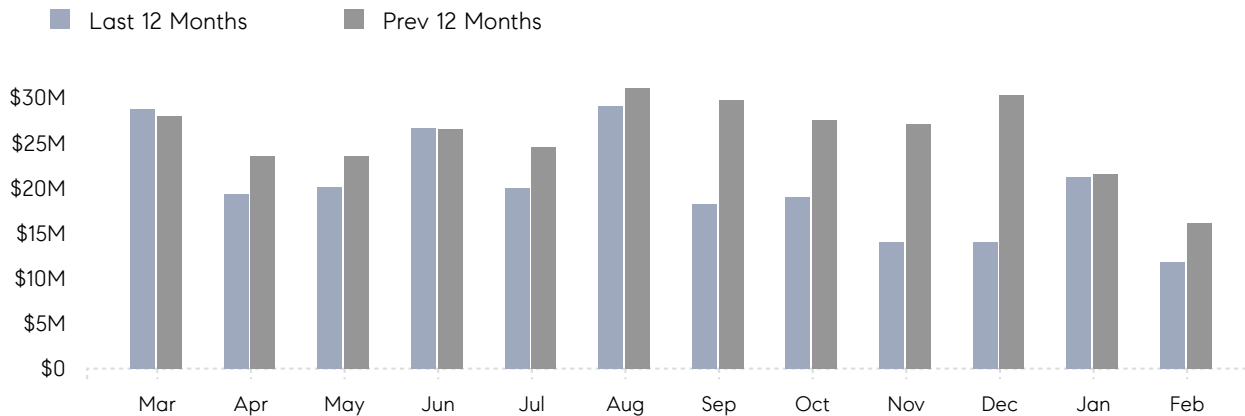
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	18	26	-30.8%
	SALES VOLUME	\$11,781,000	\$16,130,200	-27.0%
	AVERAGE PRICE	\$654,500	\$620,392	5.5%
	AVERAGE DOM	67	43	55.8%

Monthly Sales



Monthly Total Sales Volume



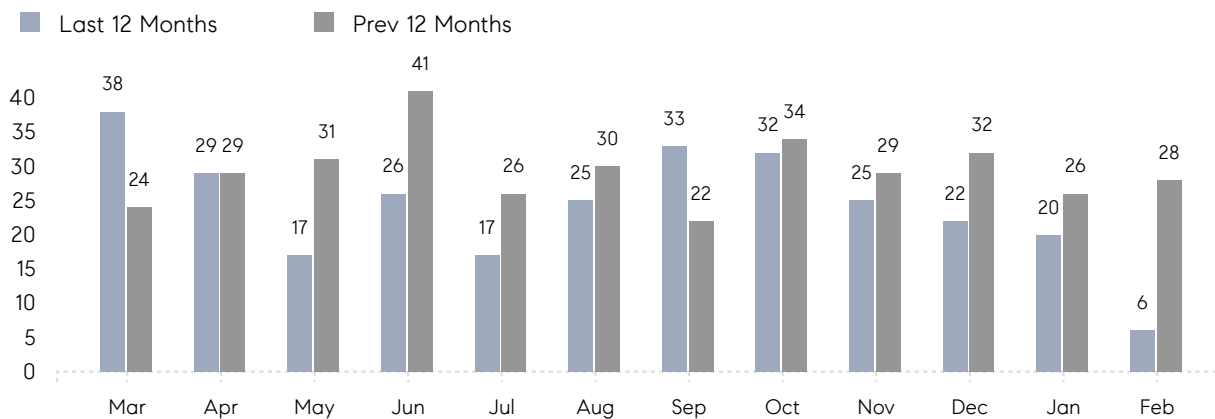
Wantagh

NASSAU, FEBRUARY 2023

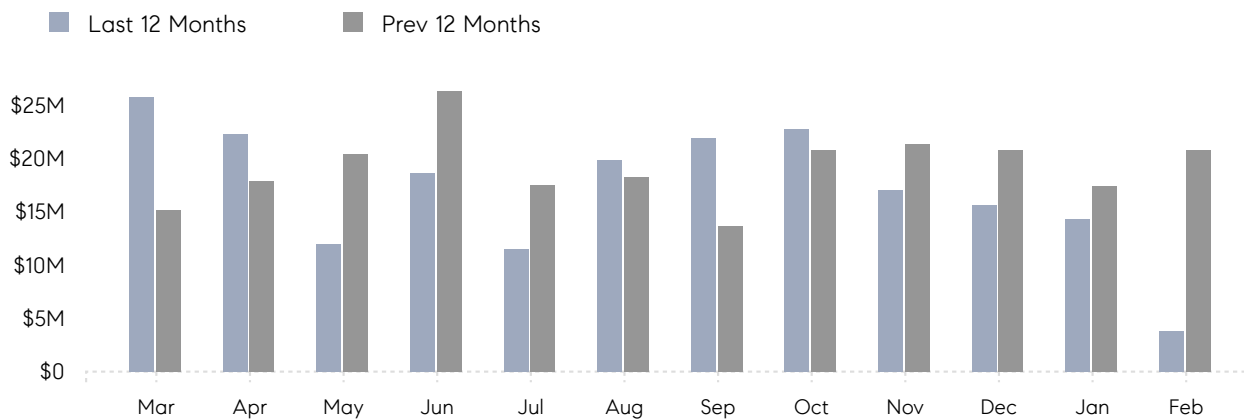
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	6	28	-78.6%
	SALES VOLUME	\$3,786,780	\$20,812,830	-81.8%
	AVERAGE PRICE	\$631,130	\$743,315	-15.1%
	AVERAGE DOM	44	60	-26.7%

Monthly Sales



Monthly Total Sales Volume



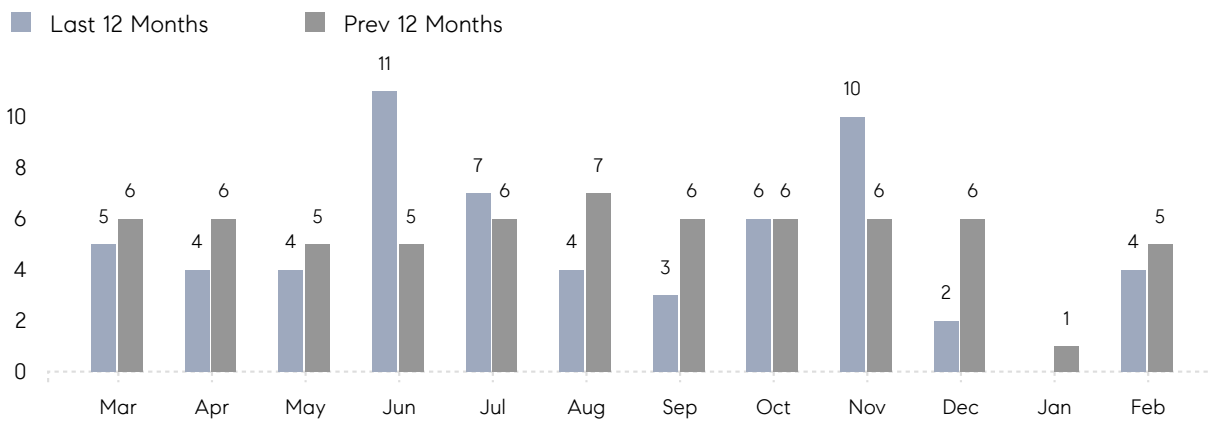
Williston Park

NASSAU, FEBRUARY 2023

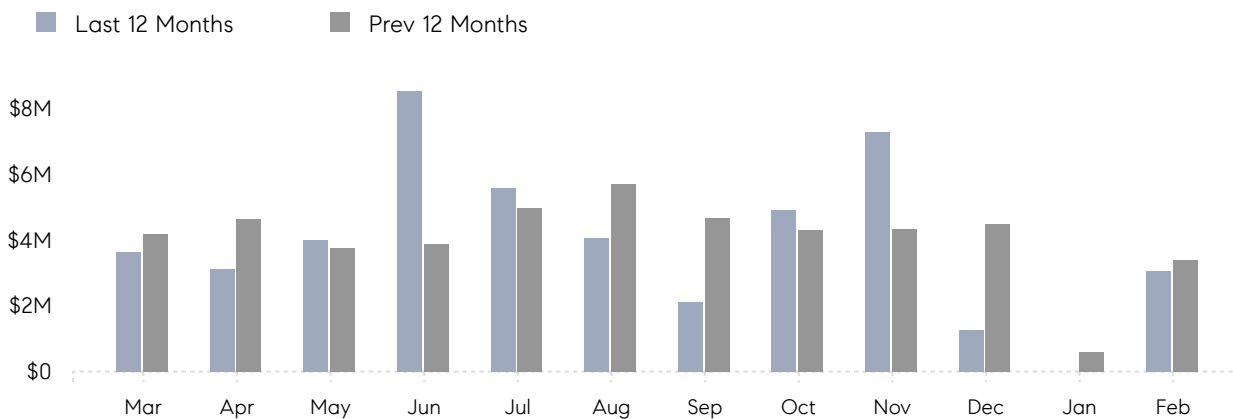
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	4	5	-20.0%
	SALES VOLUME	\$3,049,900	\$3,405,000	-10.4%
	AVERAGE PRICE	\$762,475	\$681,000	12.0%
	AVERAGE DOM	36	39	-7.7%

Monthly Sales



Monthly Total Sales Volume



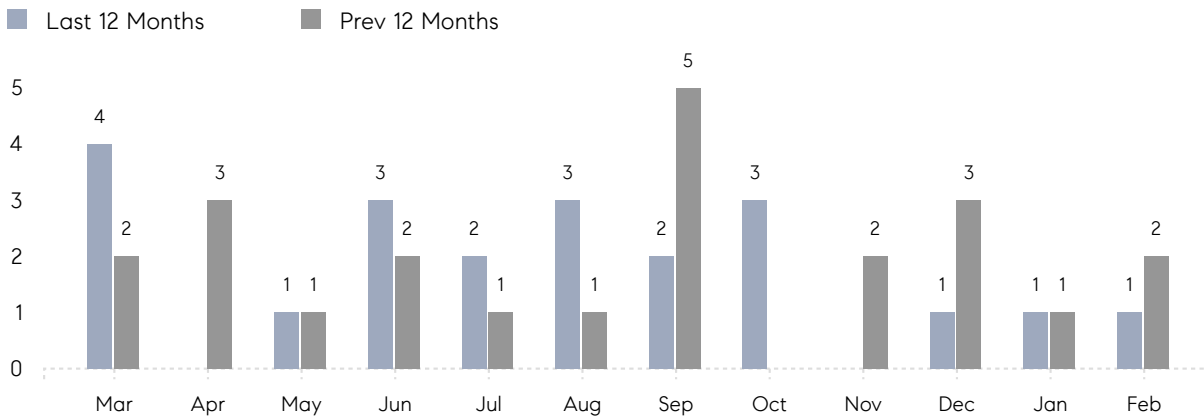
East Williston

NASSAU, FEBRUARY 2023

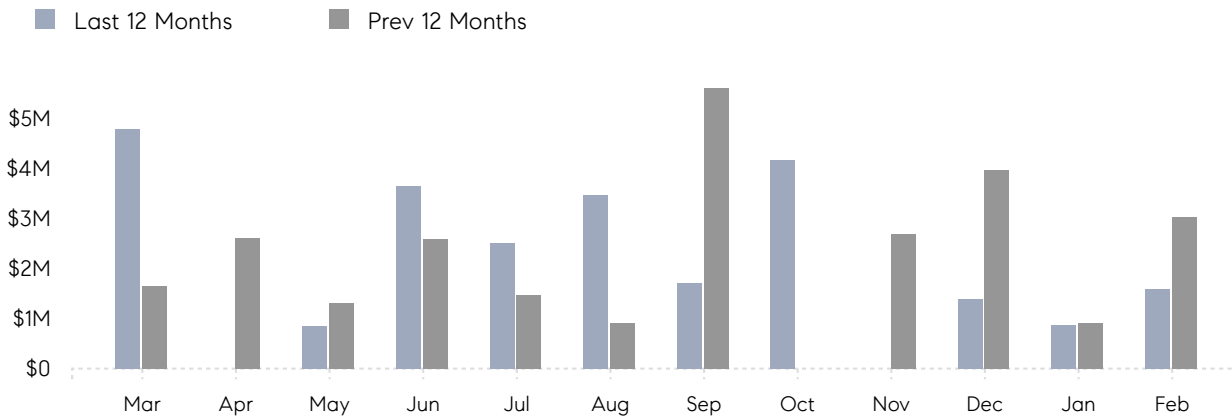
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	1	2	-50.0%
	SALES VOLUME	\$1,590,000	\$3,025,000	-47.4%
	AVERAGE PRICE	\$1,590,000	\$1,512,500	5.1%
	AVERAGE DOM	28	70	-60.0%

Monthly Sales



Monthly Total Sales Volume



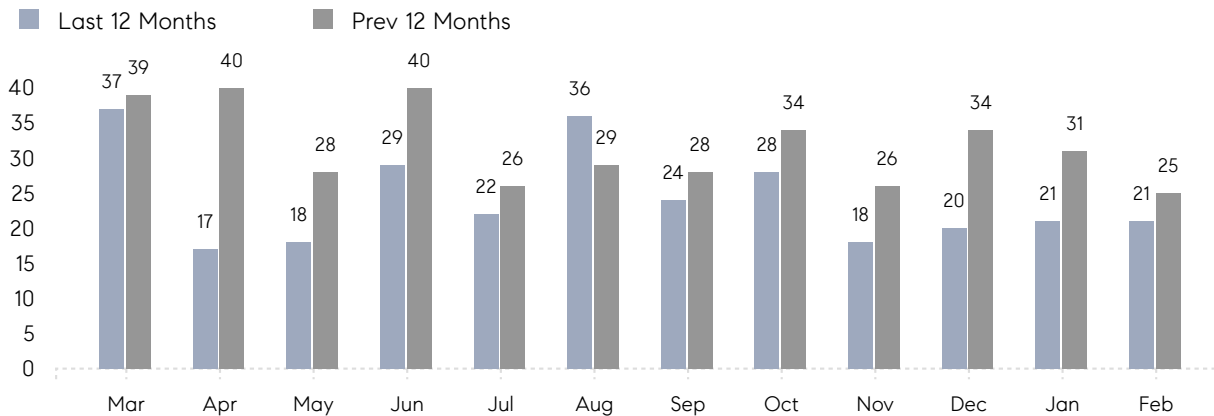
Westbury

NASSAU, FEBRUARY 2023

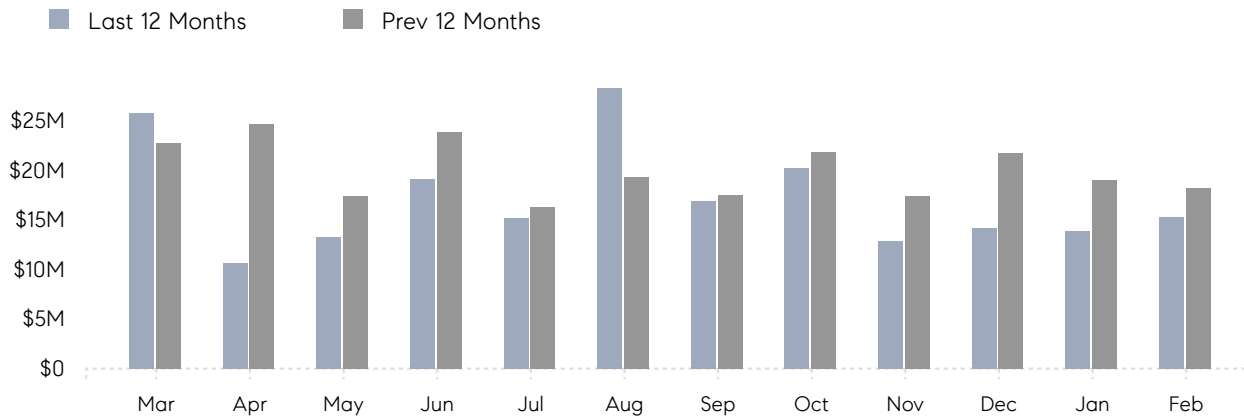
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	21	25	-16.0%
	SALES VOLUME	\$15,263,438	\$18,216,687	-16.2%
	AVERAGE PRICE	\$726,830	\$728,667	-0.3%
	AVERAGE DOM	79	59	33.9%

Monthly Sales



Monthly Total Sales Volume



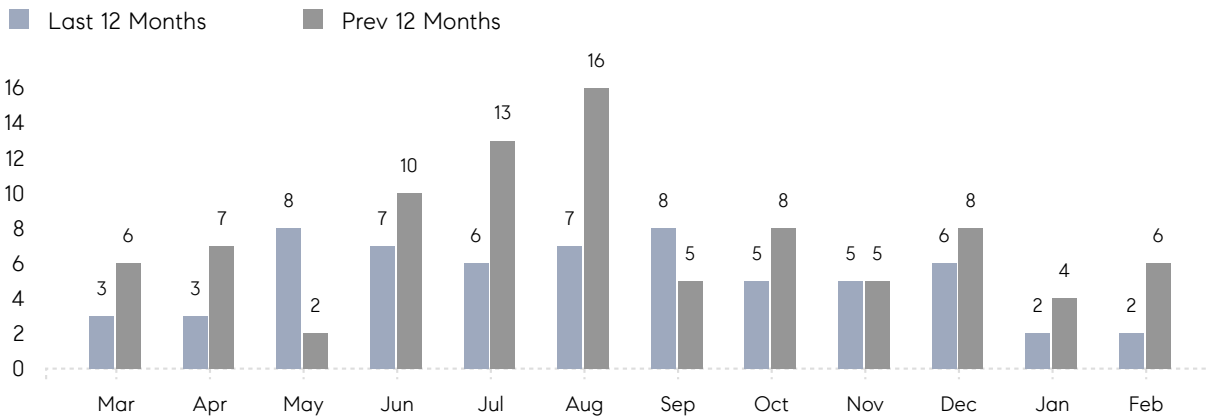
Woodbury

NASSAU, FEBRUARY 2023

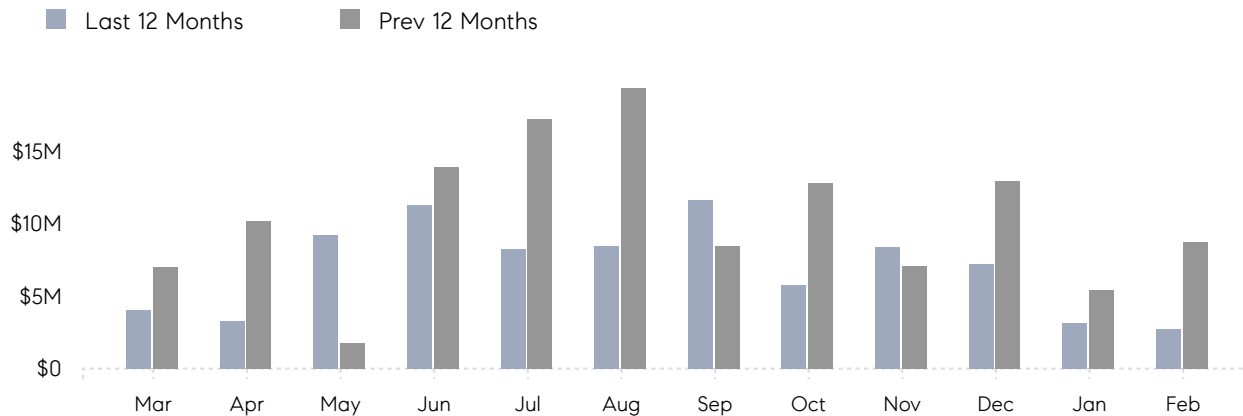
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	2	6	-66.7%
	SALES VOLUME	\$2,755,500	\$8,734,400	-68.5%
	AVERAGE PRICE	\$1,377,750	\$1,455,733	-5.4%
	AVERAGE DOM	139	108	28.7%

Monthly Sales



Monthly Total Sales Volume



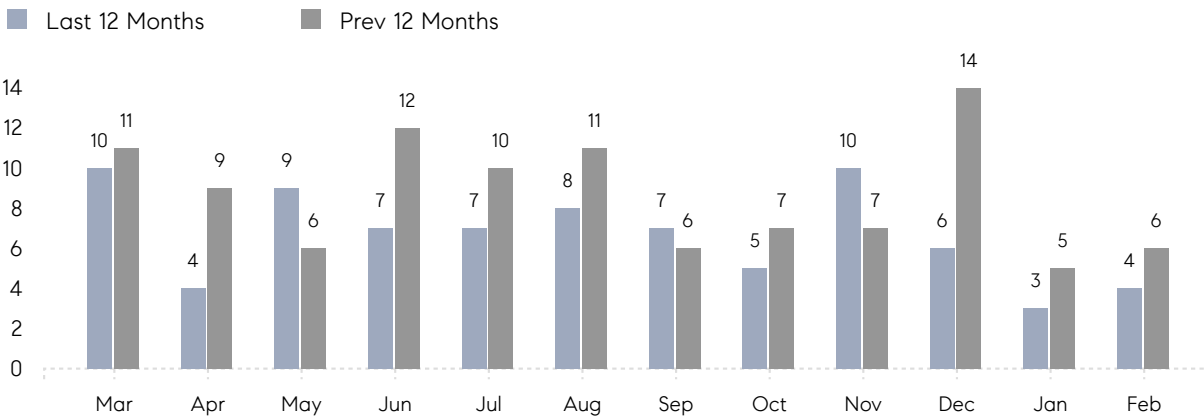
Center Moriches

SUFFOLK, FEBRUARY 2023

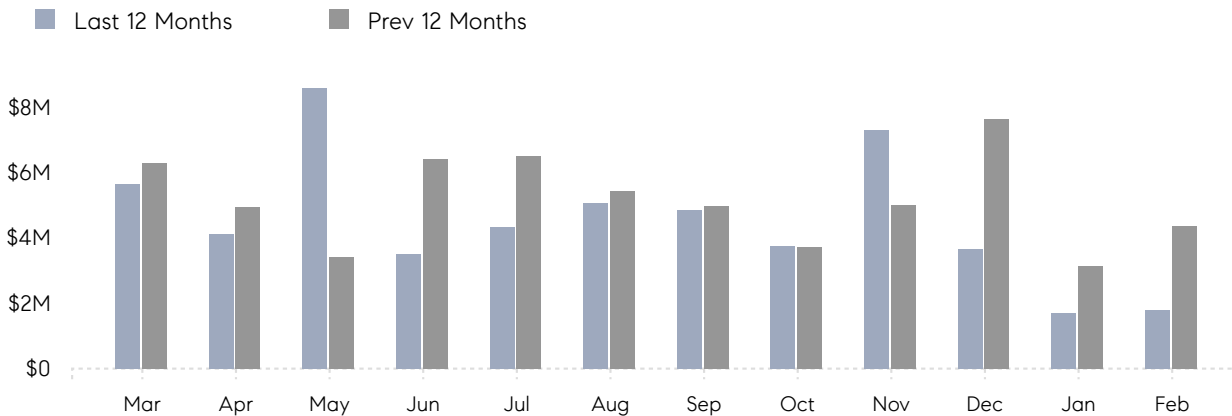
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	4	6	-33.3%
	SALES VOLUME	\$1,785,990	\$4,379,000	-59.2%
	AVERAGE PRICE	\$446,498	\$729,833	-38.8%
	AVERAGE DOM	72	76	-5.3%

Monthly Sales



Monthly Total Sales Volume



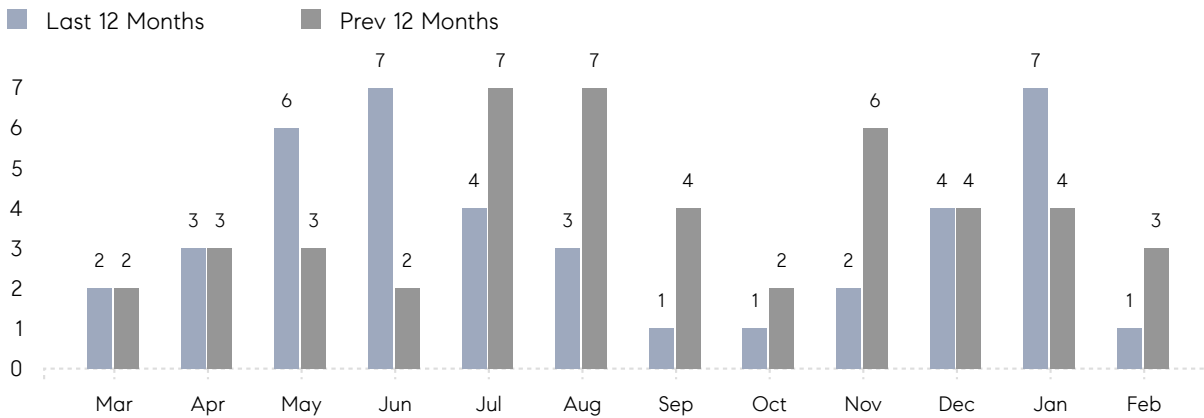
Cold Spring Harbor

SUFFOLK, FEBRUARY 2023

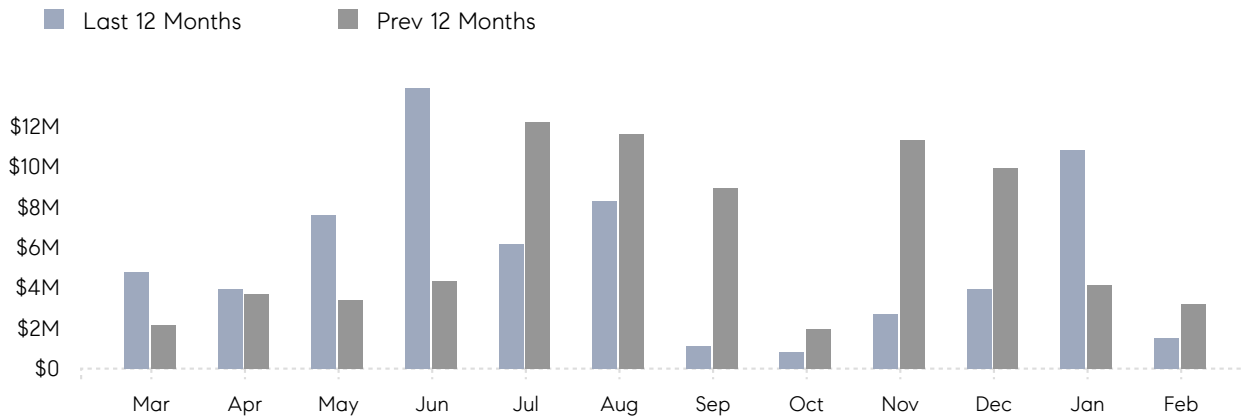
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	1	3	-66.7%
	SALES VOLUME	\$1,530,000	\$3,187,500	-52.0%
	AVERAGE PRICE	\$1,530,000	\$1,062,500	44.0%
	AVERAGE DOM	10	129	-92.2%

Monthly Sales



Monthly Total Sales Volume



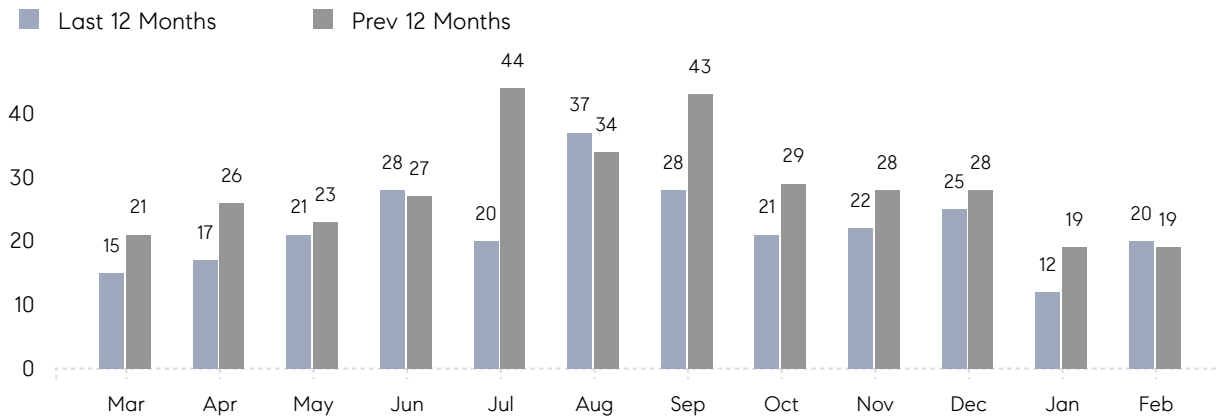
Commack

SUFFOLK, FEBRUARY 2023

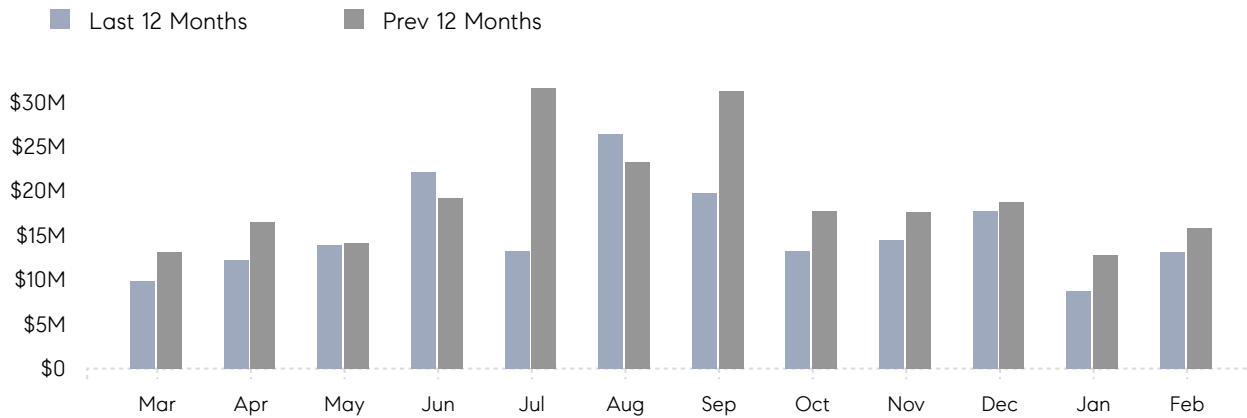
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	20	19	5.3%
	SALES VOLUME	\$13,074,700	\$15,878,490	-17.7%
	AVERAGE PRICE	\$653,735	\$835,710	-21.8%
	AVERAGE DOM	40	32	25.0%

Monthly Sales



Monthly Total Sales Volume



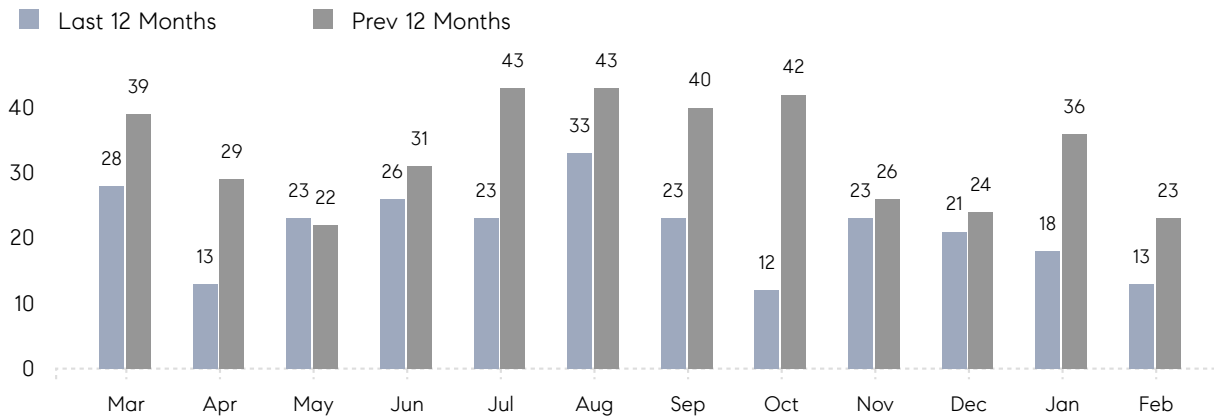
Dix Hills

SUFFOLK, FEBRUARY 2023

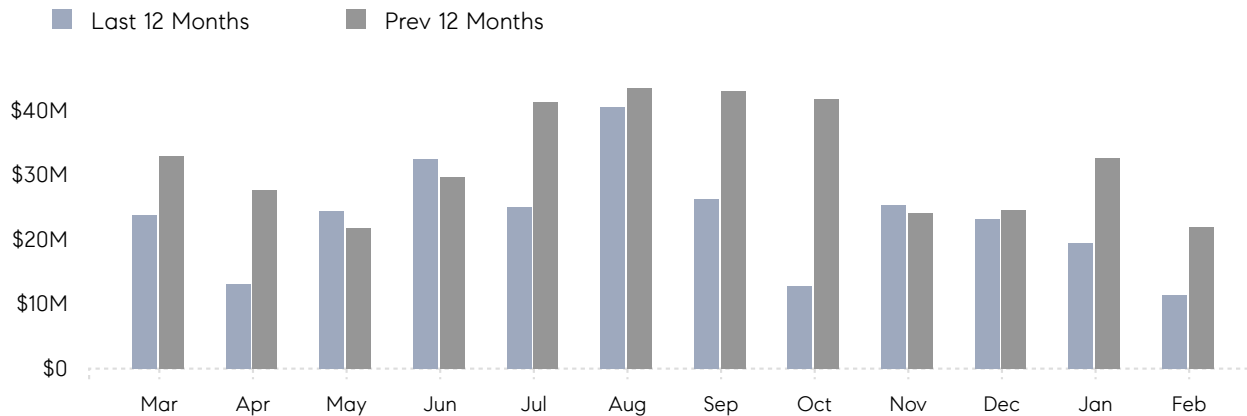
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	13	23	-43.5%
	SALES VOLUME	\$11,420,500	\$21,935,566	-47.9%
	AVERAGE PRICE	\$878,500	\$953,720	-7.9%
	AVERAGE DOM	50	94	-46.8%

Monthly Sales



Monthly Total Sales Volume



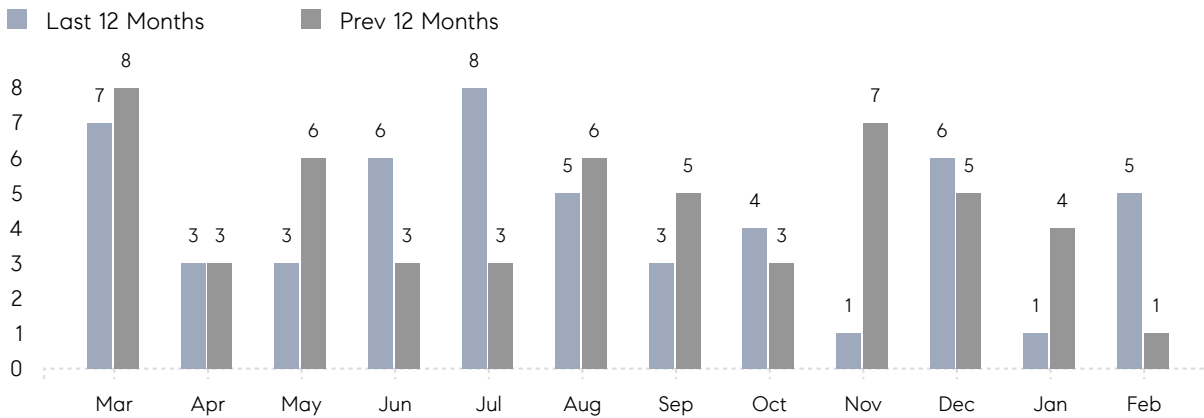
East Moriches

SUFFOLK, FEBRUARY 2023

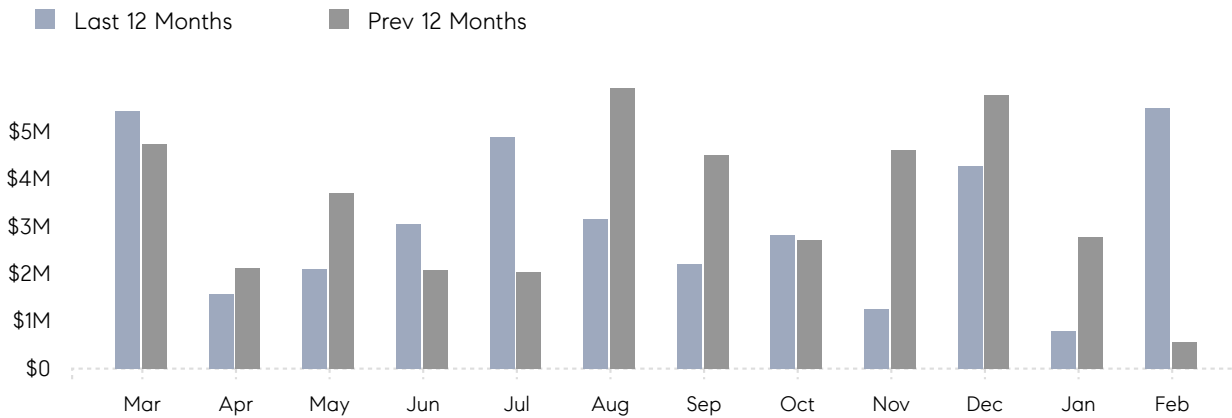
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	5	1	400.0%
	SALES VOLUME	\$5,490,000	\$549,000	900.0%
	AVERAGE PRICE	\$1,098,000	\$549,000	100.0%
	AVERAGE DOM	80	36	122.2%

Monthly Sales



Monthly Total Sales Volume



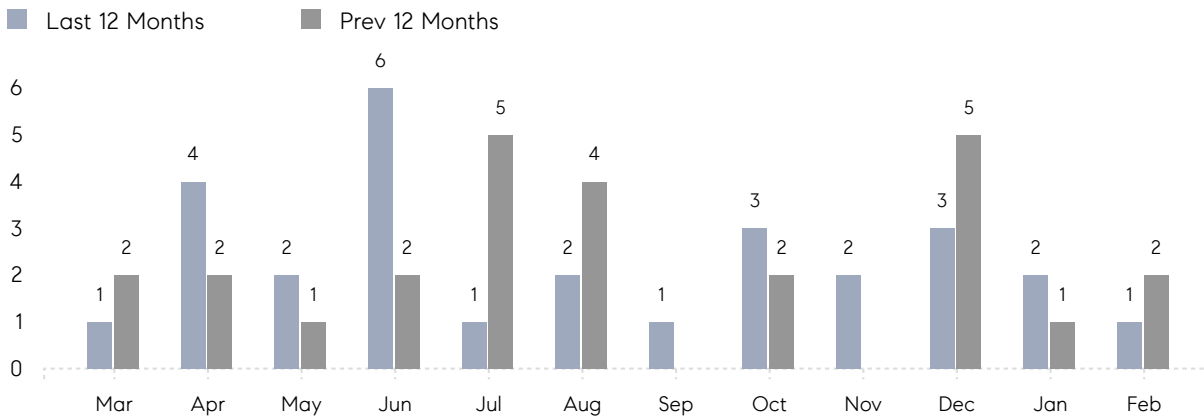
Fort Salonga

SUFFOLK, FEBRUARY 2023

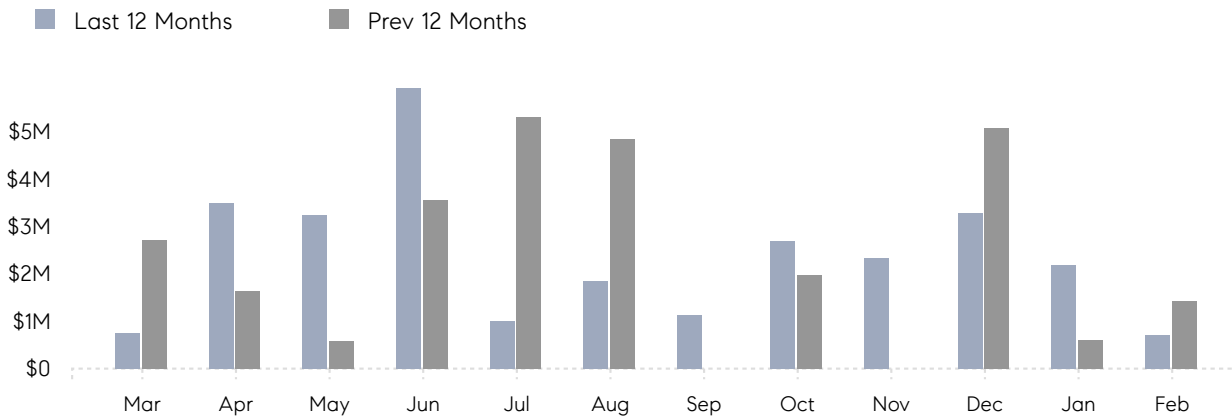
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	1	2	-50.0%
	SALES VOLUME	\$700,000	\$1,434,990	-51.2%
	AVERAGE PRICE	\$700,000	\$717,495	-2.4%
	AVERAGE DOM	158	140	12.9%

Monthly Sales



Monthly Total Sales Volume



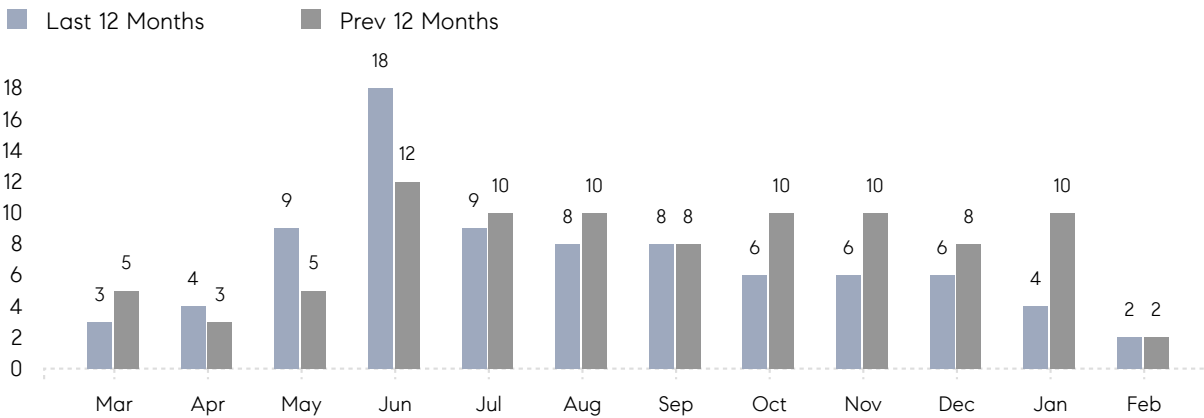
Greenlawn

SUFFOLK, FEBRUARY 2023

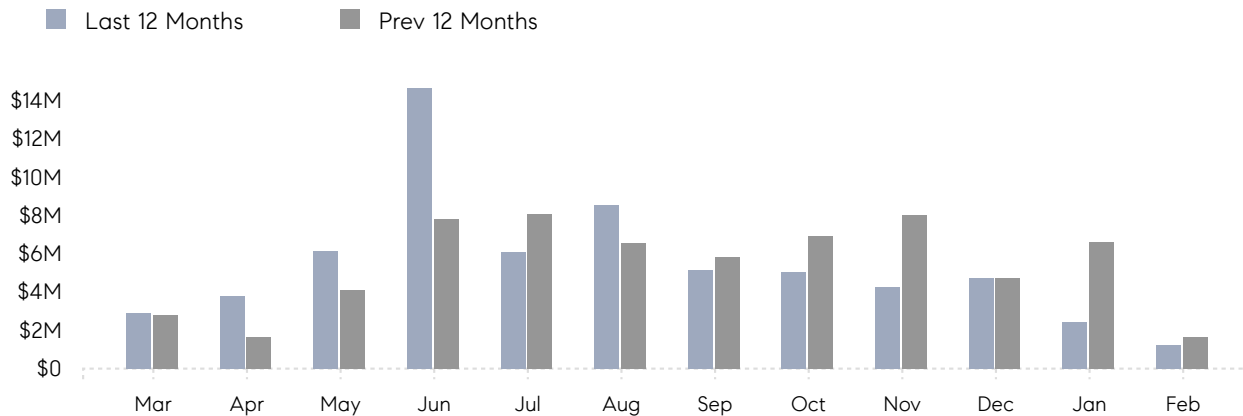
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	2	2	0.0%
	SALES VOLUME	\$1,213,000	\$1,655,000	-26.7%
	AVERAGE PRICE	\$606,500	\$827,500	-26.7%
	AVERAGE DOM	169	20	745.0%

Monthly Sales



Monthly Total Sales Volume



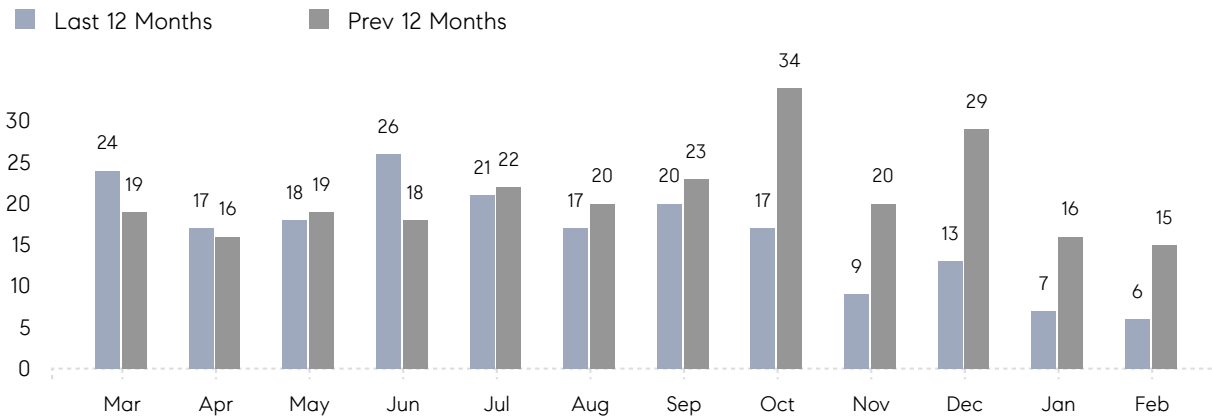
Holbrook

SUFFOLK, FEBRUARY 2023

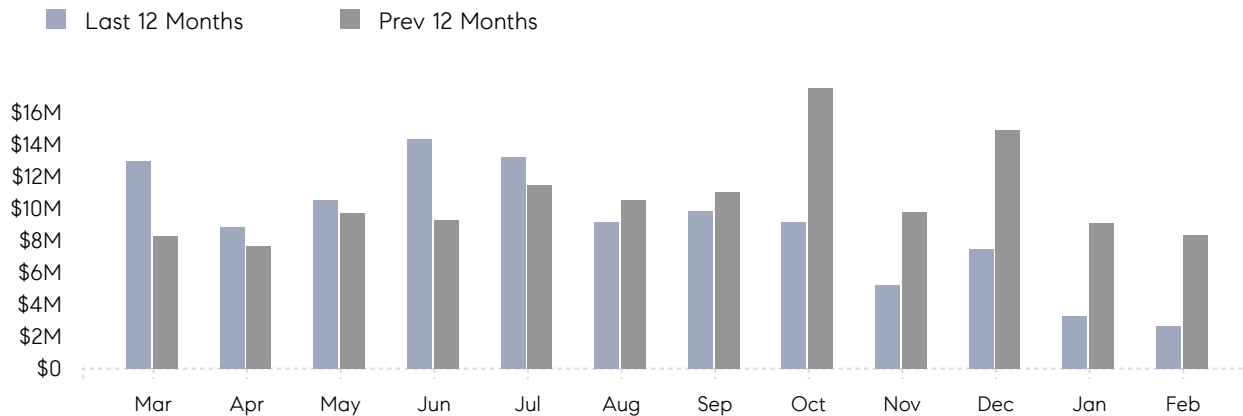
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	6	15	-60.0%
	SALES VOLUME	\$2,676,000	\$8,352,000	-68.0%
	AVERAGE PRICE	\$446,000	\$556,800	-19.9%
	AVERAGE DOM	44	22	100.0%

Monthly Sales



Monthly Total Sales Volume



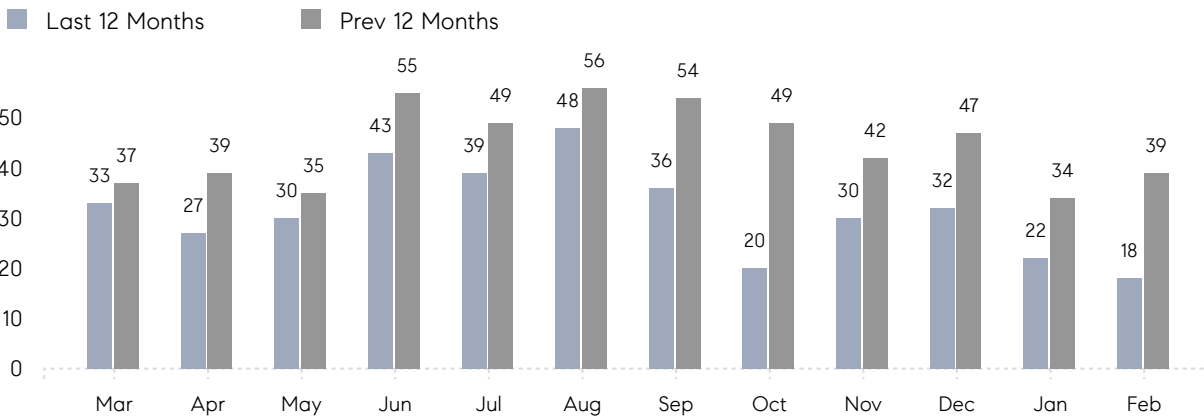
Huntington

SUFFOLK, FEBRUARY 2023

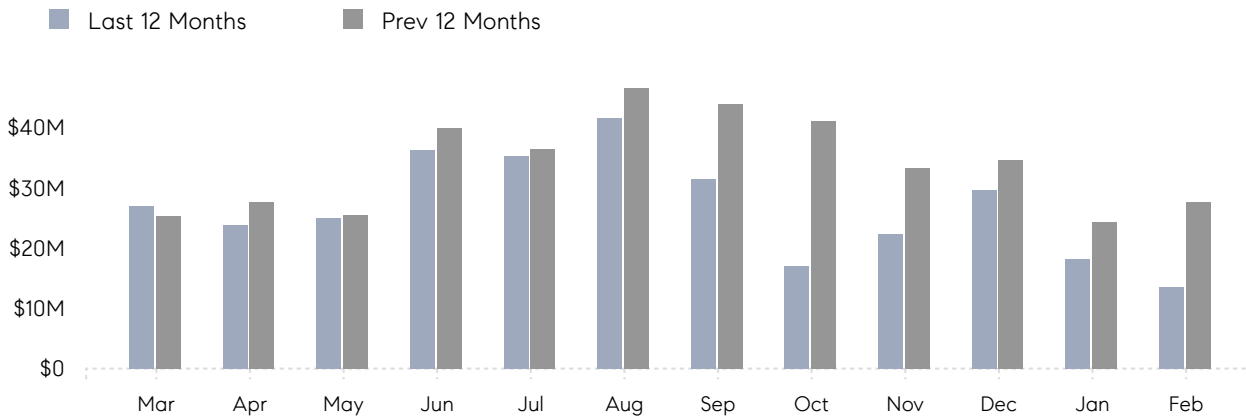
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	18	39	-53.8%
	SALES VOLUME	\$13,626,500	\$27,768,150	-50.9%
	AVERAGE PRICE	\$757,028	\$712,004	6.3%
	AVERAGE DOM	52	50	4.0%

Monthly Sales



Monthly Total Sales Volume



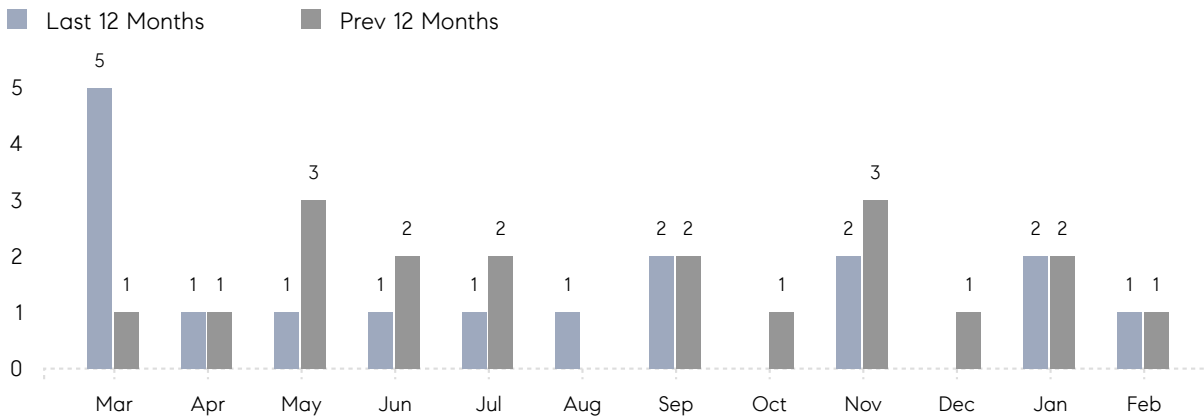
Huntington Bay

SUFFOLK, FEBRUARY 2023

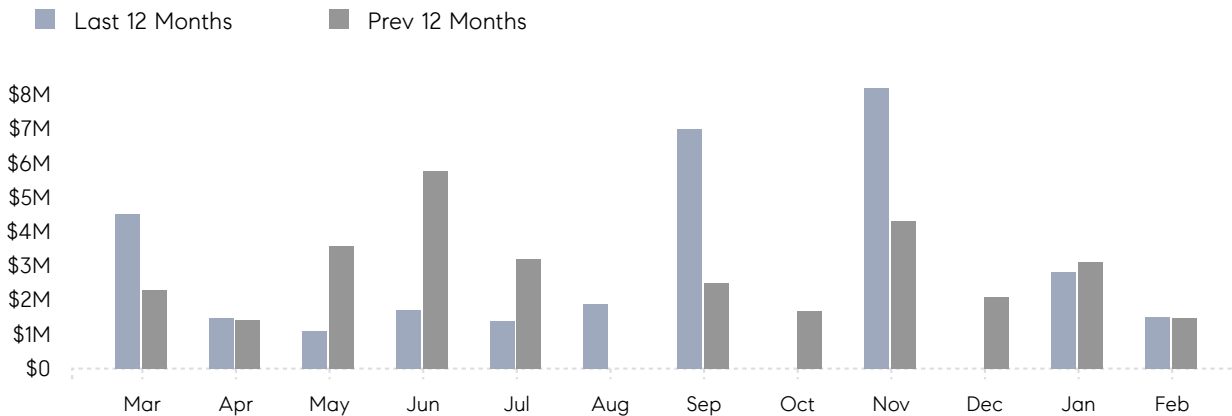
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	1	1	0.0%
	SALES VOLUME	\$1,499,900	\$1,480,000	1.3%
	AVERAGE PRICE	\$1,499,900	\$1,480,000	1.3%
	AVERAGE DOM	18	36	-50.0%

Monthly Sales



Monthly Total Sales Volume



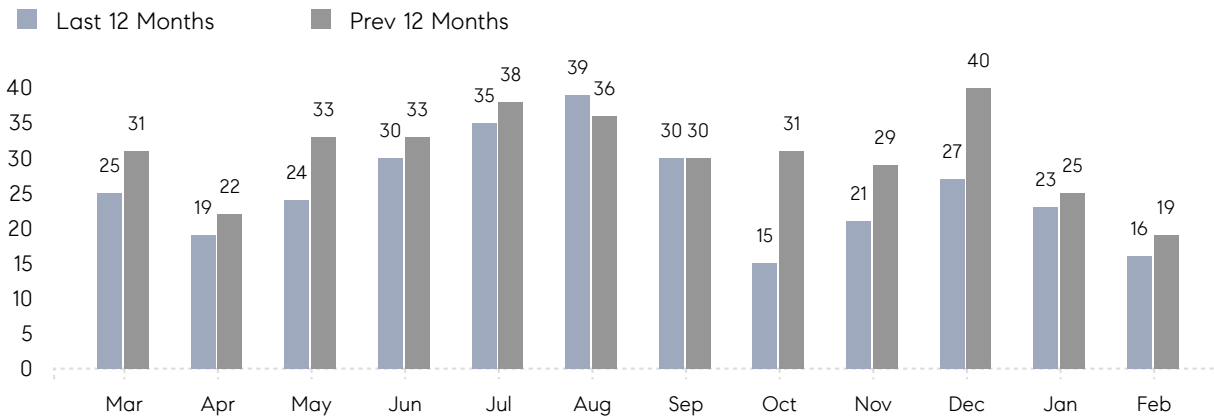
Huntington Station

SUFFOLK, FEBRUARY 2023

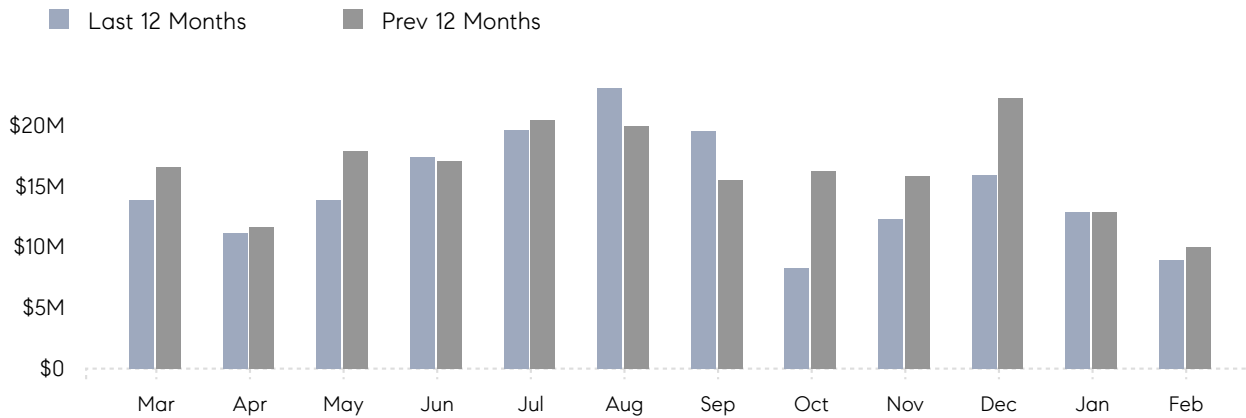
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	16	19	-15.8%
	SALES VOLUME	\$8,889,000	\$9,990,500	-11.0%
	AVERAGE PRICE	\$555,563	\$525,816	5.7%
	AVERAGE DOM	62	67	-7.5%

Monthly Sales



Monthly Total Sales Volume



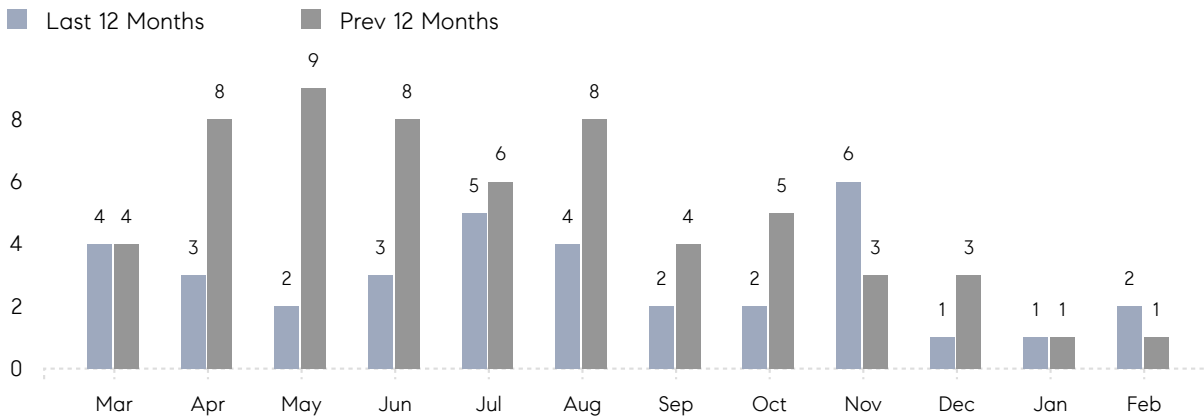
Lloyd Harbor

SUFFOLK, FEBRUARY 2023

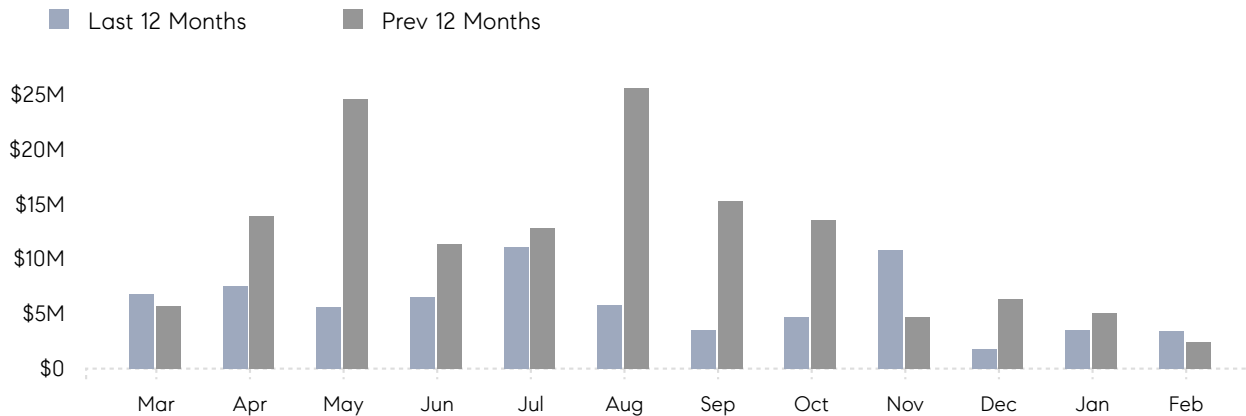
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	2	1	100.0%
	SALES VOLUME	\$3,462,000	\$2,395,000	44.6%
	AVERAGE PRICE	\$1,731,000	\$2,395,000	-27.7%
	AVERAGE DOM	5	32	-84.4%

Monthly Sales



Monthly Total Sales Volume



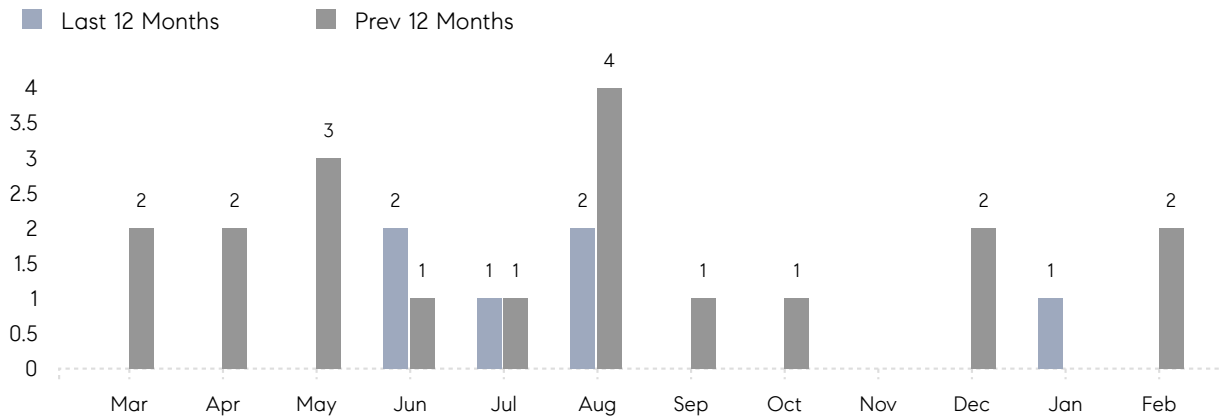
Lloyd Neck

SUFFOLK, FEBRUARY 2023

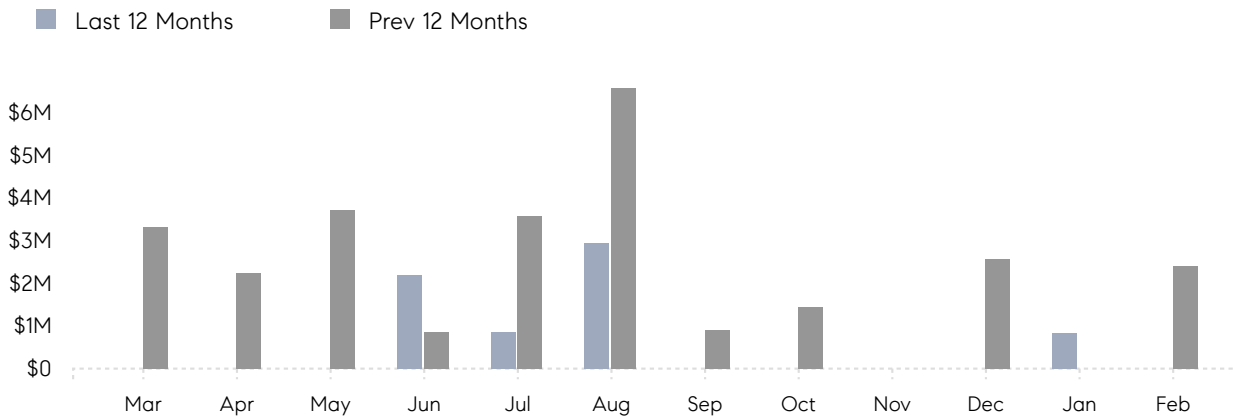
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	2	0.0%
	SALES VOLUME	\$0	\$2,399,000	-
	AVERAGE PRICE	\$0	\$1,199,500	-
	AVERAGE DOM	0	11	-

Monthly Sales



Monthly Total Sales Volume



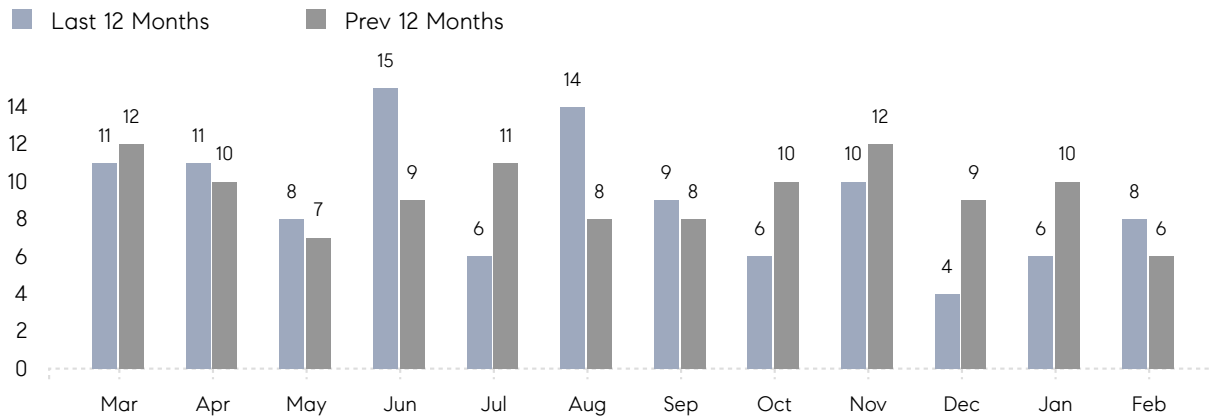
Manorville

SUFFOLK, FEBRUARY 2023

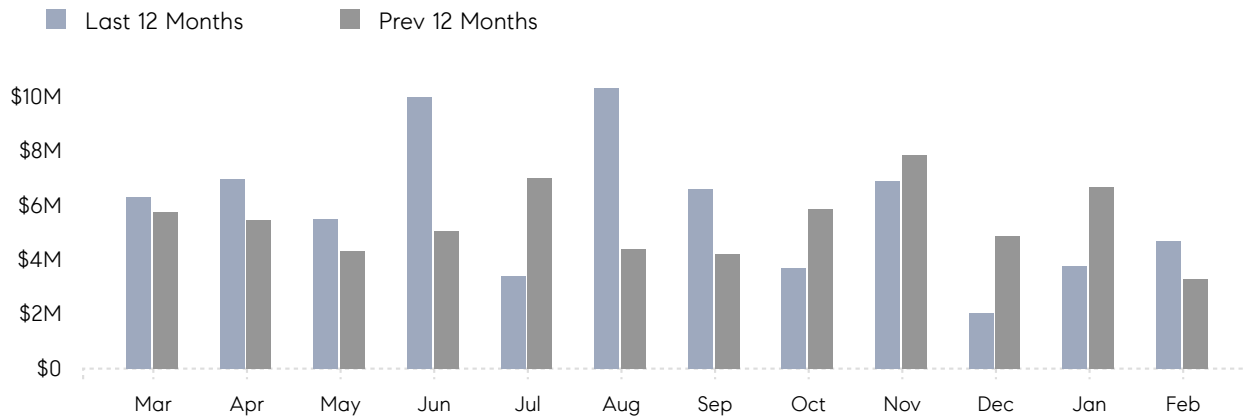
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	8	6	33.3%
	SALES VOLUME	\$4,694,000	\$3,276,500	43.3%
	AVERAGE PRICE	\$586,750	\$546,083	7.4%
	AVERAGE DOM	61	74	-17.6%

Monthly Sales



Monthly Total Sales Volume



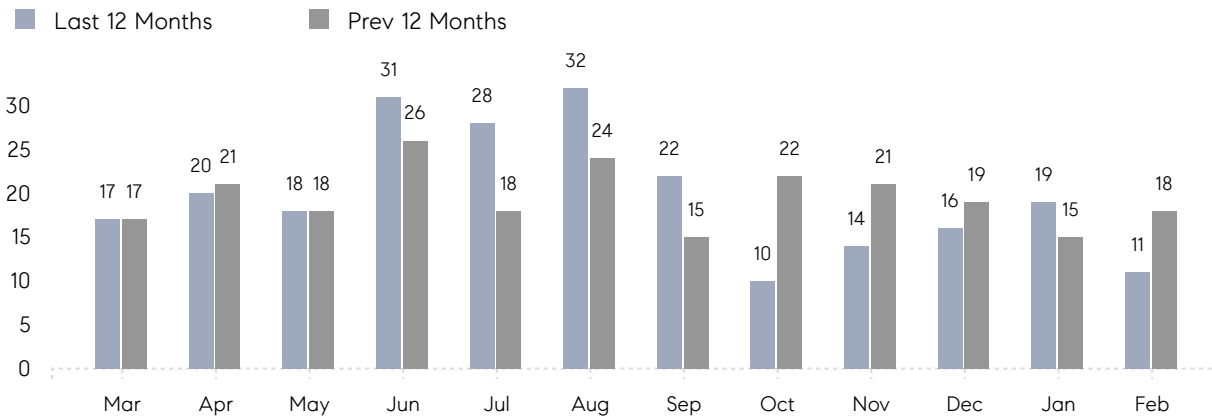
Mastic

SUFFOLK, FEBRUARY 2023

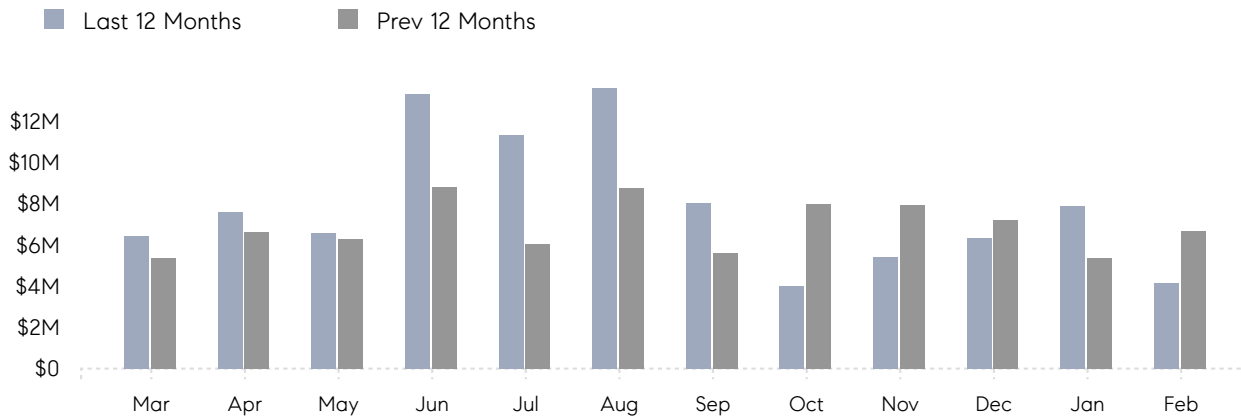
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	11	18	-38.9%
	SALES VOLUME	\$4,179,500	\$6,679,500	-37.4%
	AVERAGE PRICE	\$379,955	\$371,083	2.4%
	AVERAGE DOM	51	46	10.9%

Monthly Sales



Monthly Total Sales Volume



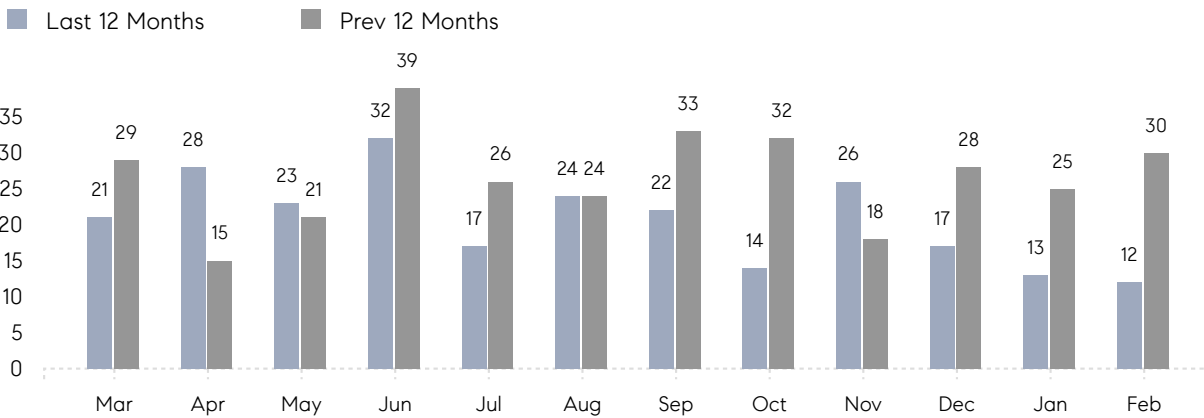
Mastic Beach

SUFFOLK, FEBRUARY 2023

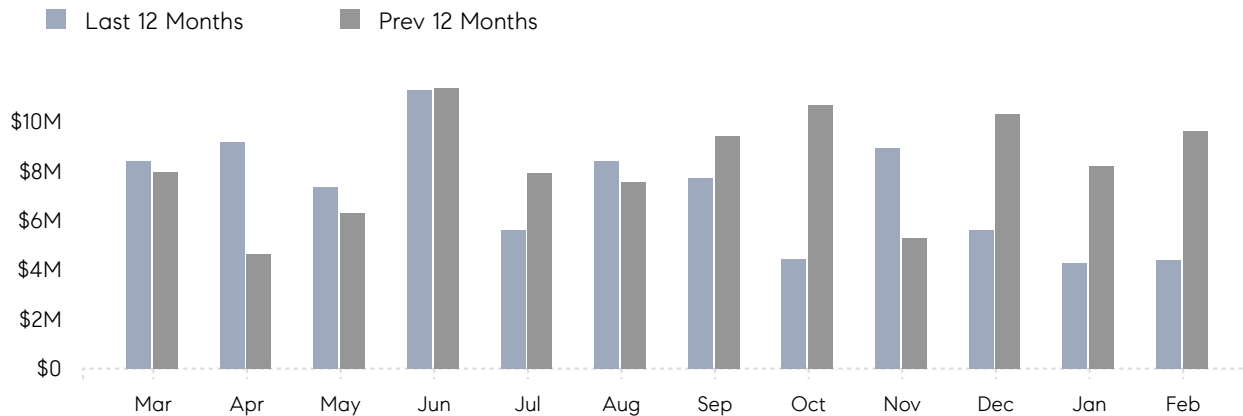
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	12	30	-60.0%
	SALES VOLUME	\$4,416,340	\$9,635,500	-54.2%
	AVERAGE PRICE	\$368,028	\$321,183	14.6%
	AVERAGE DOM	61	69	-11.6%

Monthly Sales



Monthly Total Sales Volume



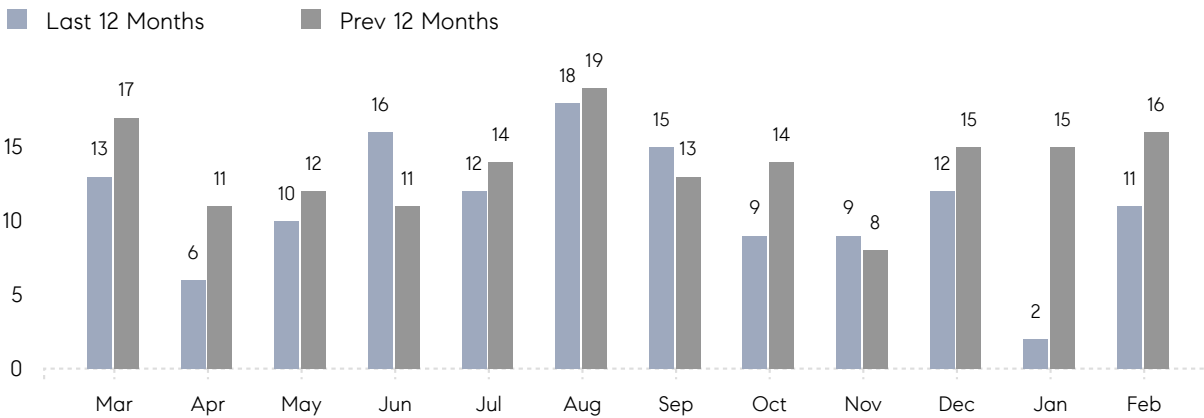
Melville

SUFFOLK, FEBRUARY 2023

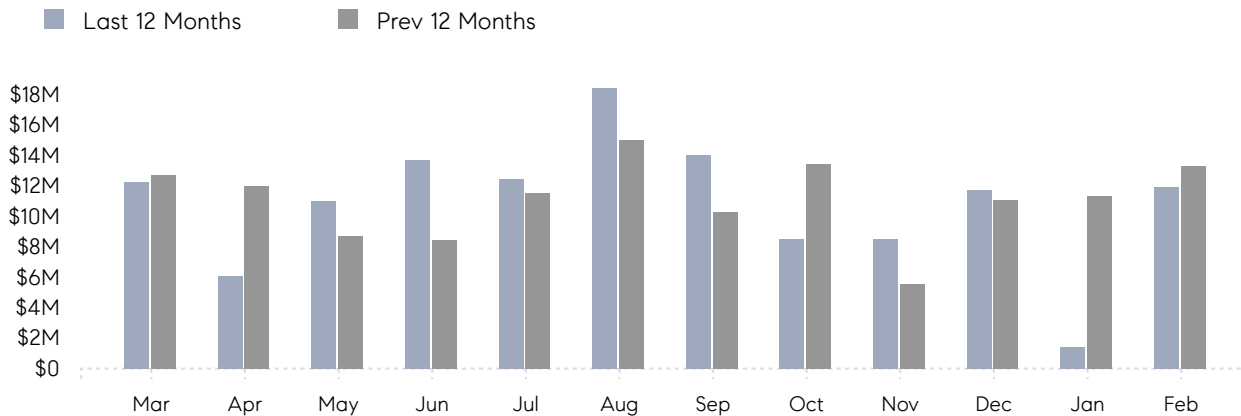
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	11	16	-31.2%
	SALES VOLUME	\$11,936,500	\$13,263,850	-10.0%
	AVERAGE PRICE	\$1,085,136	\$828,991	30.9%
	AVERAGE DOM	84	59	42.4%

Monthly Sales



Monthly Total Sales Volume



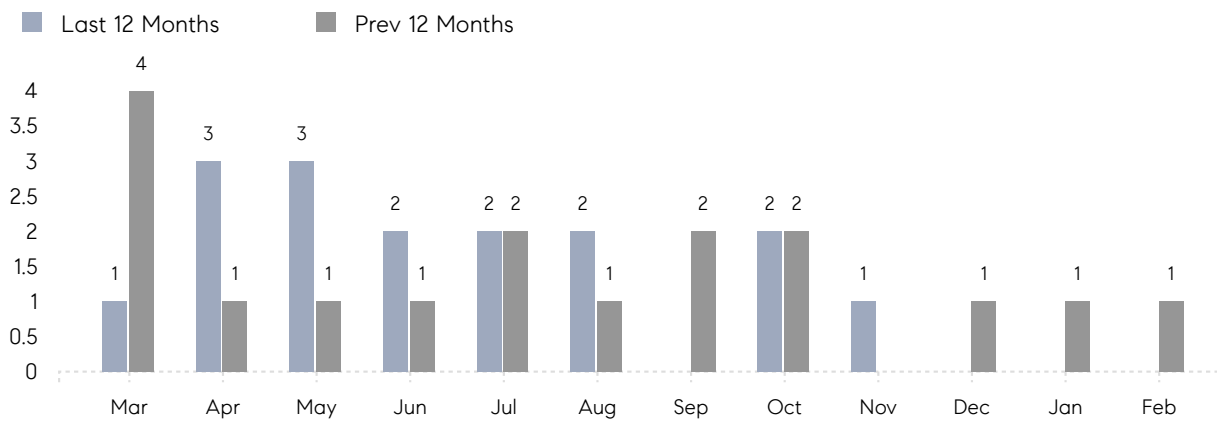
Moriches

SUFFOLK, FEBRUARY 2023

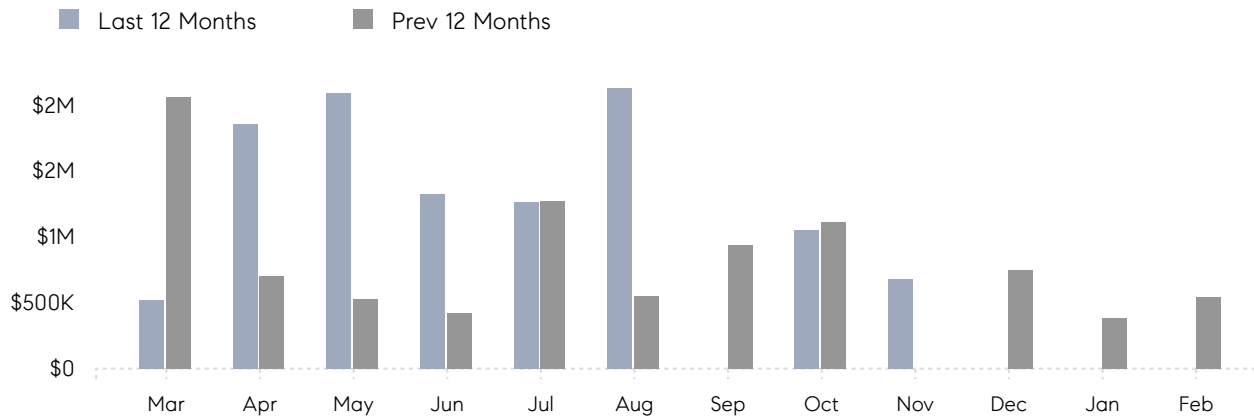
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	1	0.0%
	SALES VOLUME	\$0	\$546,500	-
	AVERAGE PRICE	\$0	\$546,500	-
	AVERAGE DOM	0	94	-

Monthly Sales



Monthly Total Sales Volume



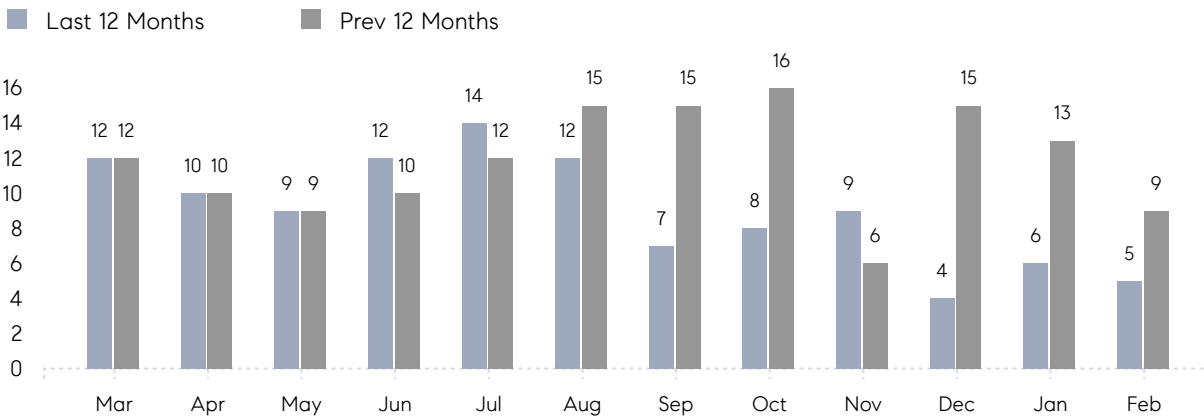
Mount Sinai

SUFFOLK, FEBRUARY 2023

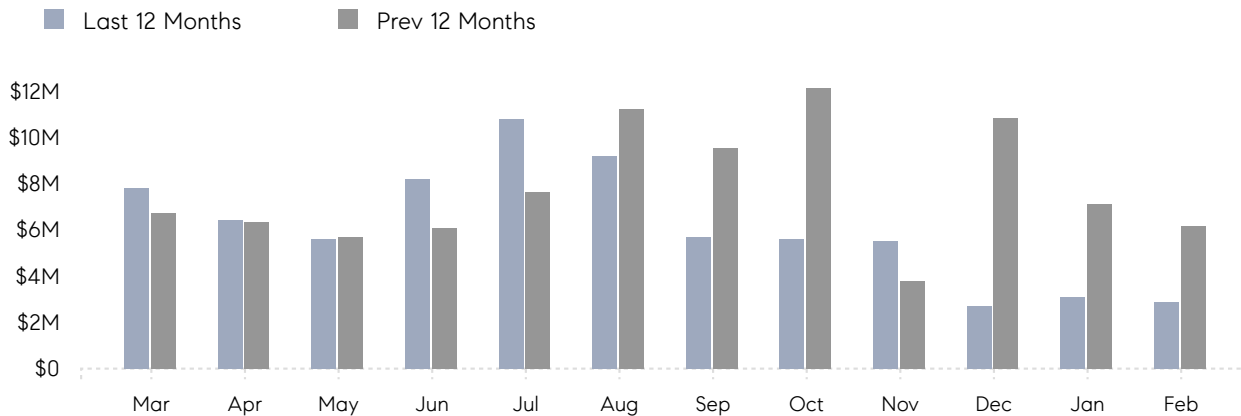
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	5	9	-44.4%
	SALES VOLUME	\$2,875,000	\$6,167,490	-53.4%
	AVERAGE PRICE	\$575,000	\$685,277	-16.1%
	AVERAGE DOM	35	68	-48.5%

Monthly Sales



Monthly Total Sales Volume



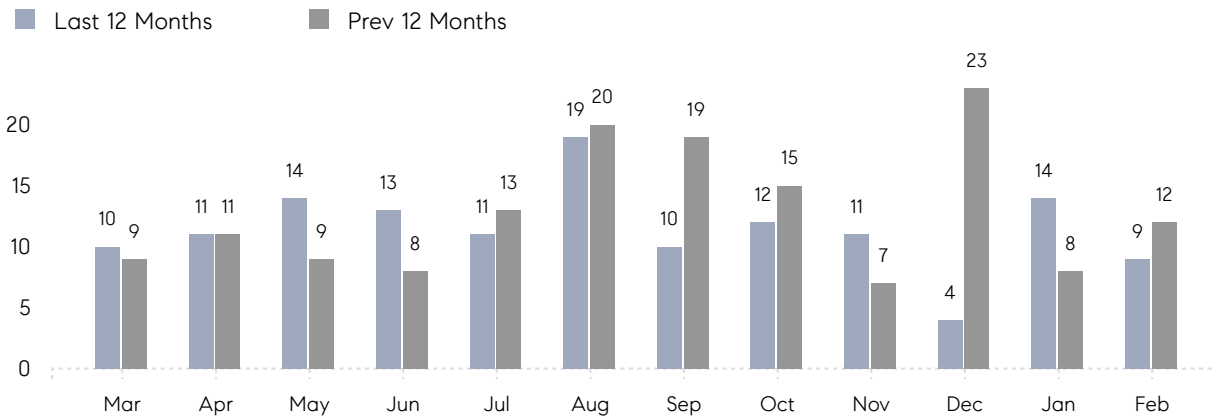
Nesconset

SUFFOLK, FEBRUARY 2023

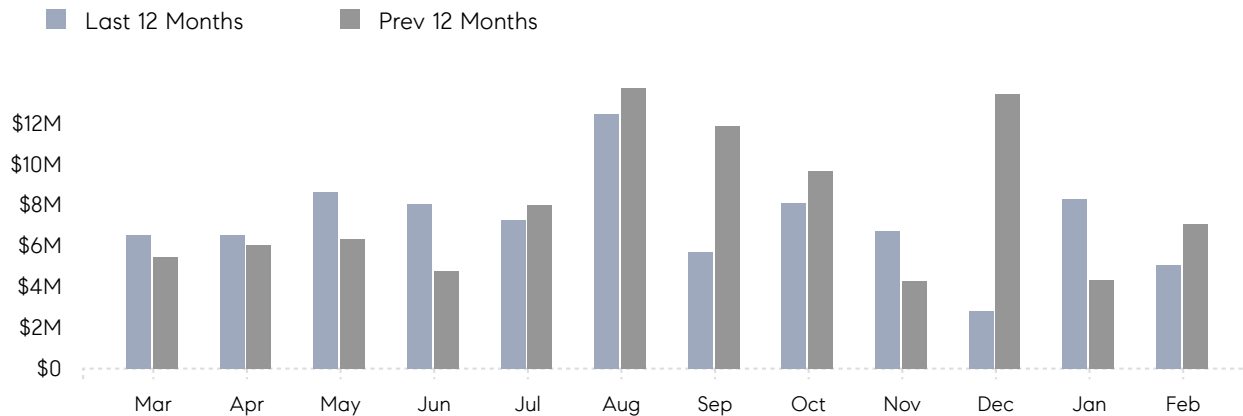
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	9	12	-25.0%
	SALES VOLUME	\$5,051,025	\$7,087,500	-28.7%
	AVERAGE PRICE	\$561,225	\$590,625	-5.0%
	AVERAGE DOM	69	61	13.1%

Monthly Sales



Monthly Total Sales Volume



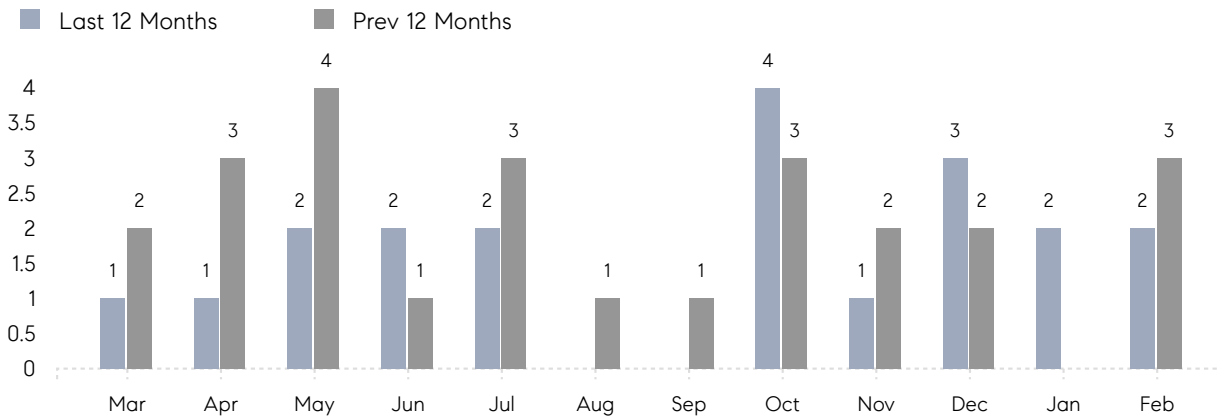
Nissequogue

SUFFOLK, FEBRUARY 2023

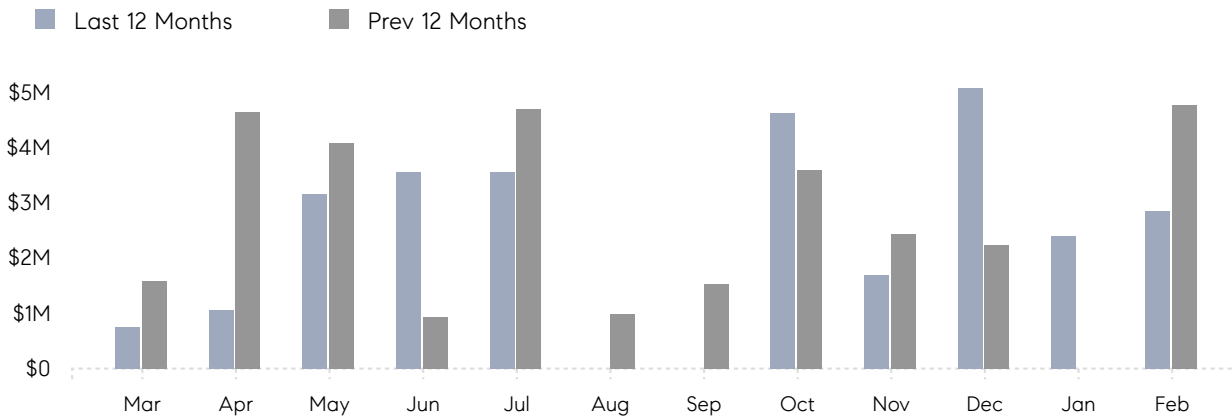
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	2	3	-33.3%
	SALES VOLUME	\$2,850,000	\$4,775,000	-40.3%
	AVERAGE PRICE	\$1,425,000	\$1,591,667	-10.5%
	AVERAGE DOM	29	73	-60.3%

Monthly Sales



Monthly Total Sales Volume



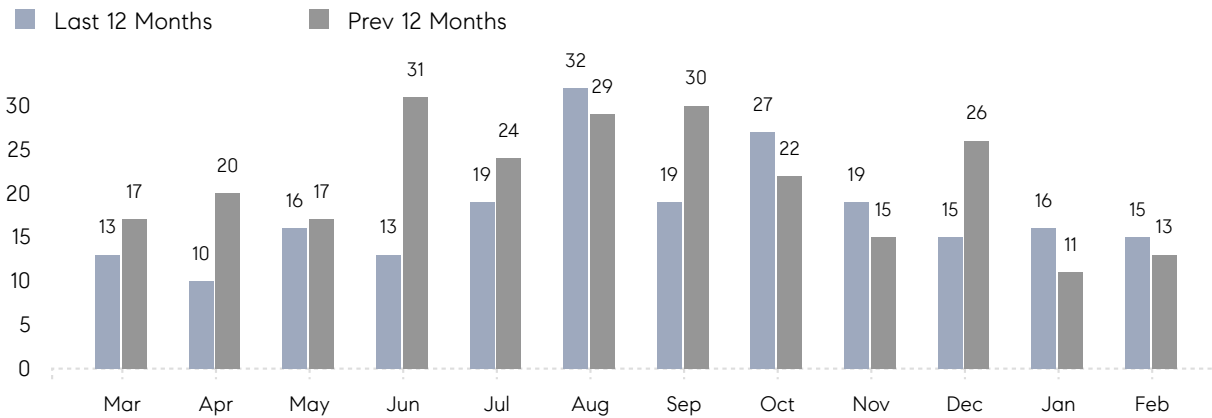
Northport

SUFFOLK, FEBRUARY 2023

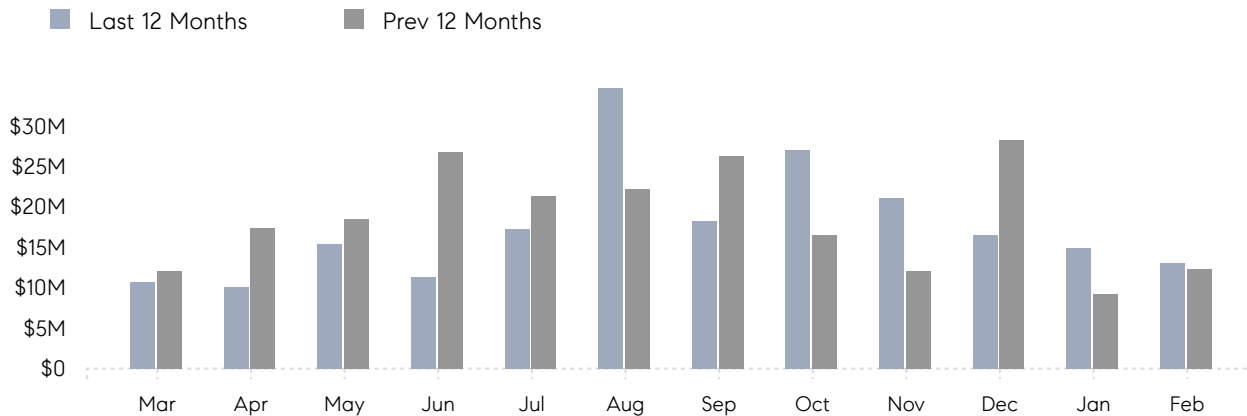
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	15	13	15.4%
	SALES VOLUME	\$13,065,500	\$12,309,999	6.1%
	AVERAGE PRICE	\$871,033	\$946,923	-8.0%
	AVERAGE DOM	86	45	91.1%

Monthly Sales



Monthly Total Sales Volume



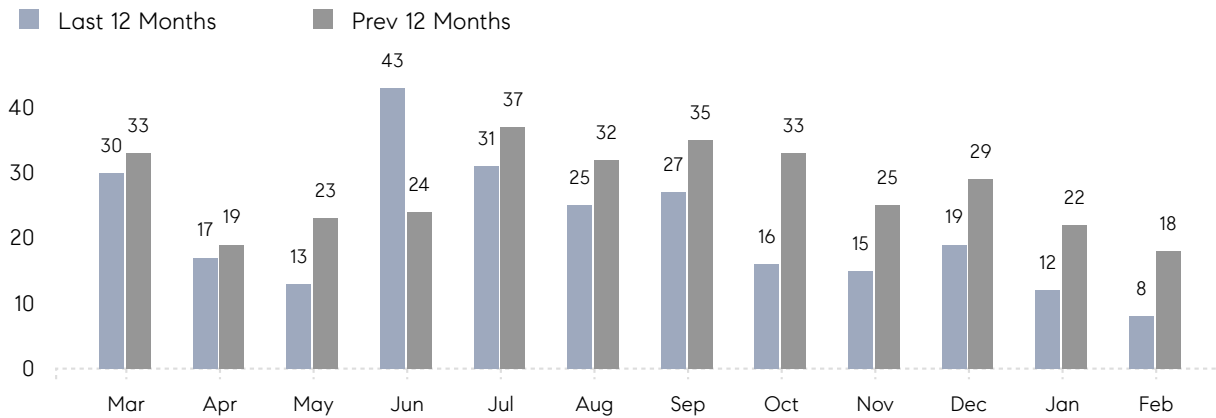
East Northport

SUFFOLK, FEBRUARY 2023

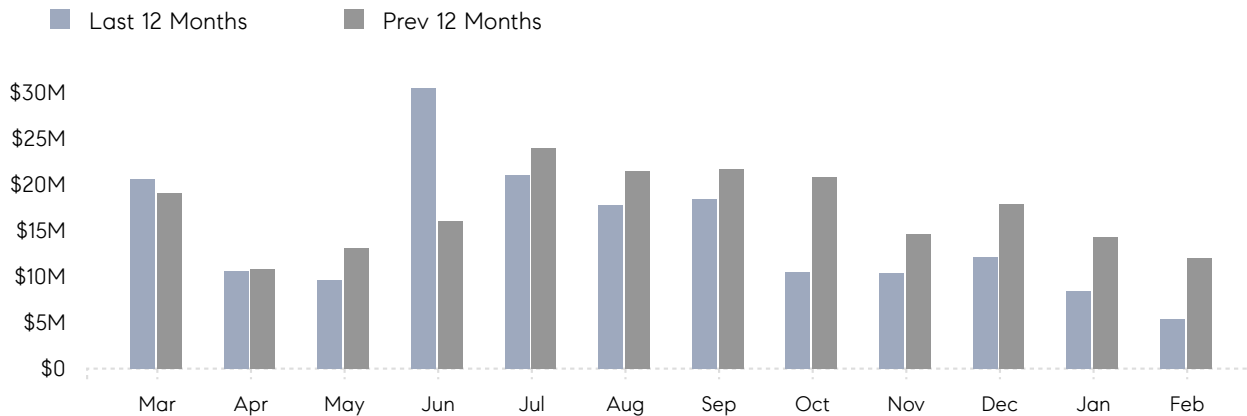
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	8	18	-55.6%
	SALES VOLUME	\$5,424,000	\$12,040,500	-55.0%
	AVERAGE PRICE	\$678,000	\$668,917	1.4%
	AVERAGE DOM	58	38	52.6%

Monthly Sales



Monthly Total Sales Volume



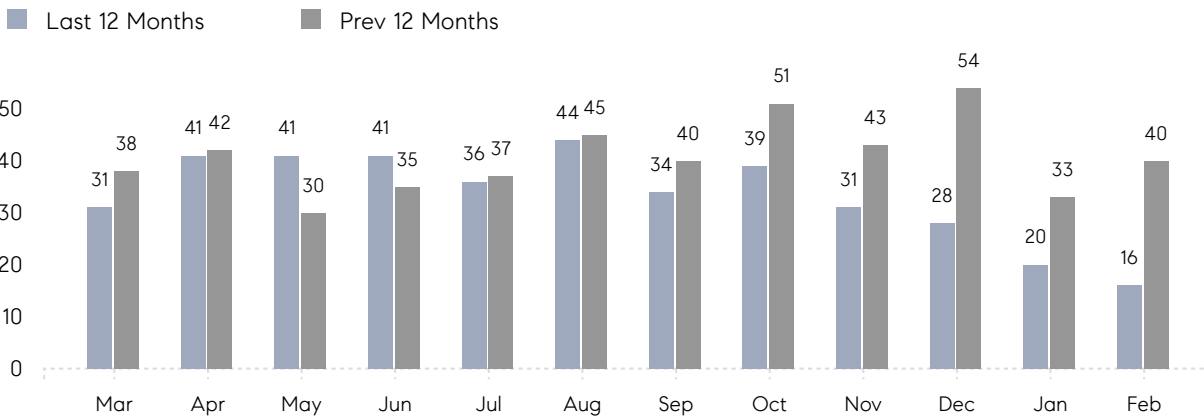
Patchogue

SUFFOLK, FEBRUARY 2023

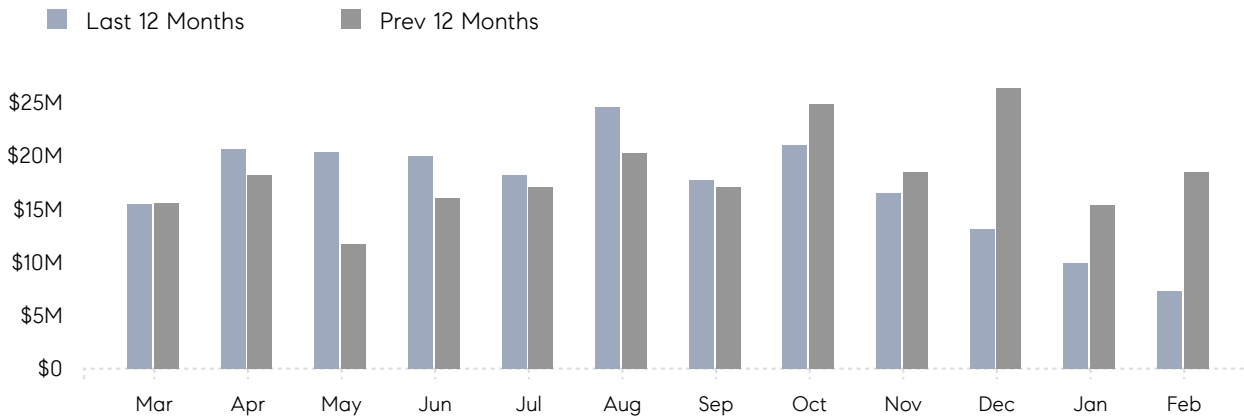
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	16	40	-60.0%
	SALES VOLUME	\$7,285,750	\$18,499,900	-60.6%
	AVERAGE PRICE	\$455,359	\$462,498	-1.5%
	AVERAGE DOM	39	41	-4.9%

Monthly Sales



Monthly Total Sales Volume



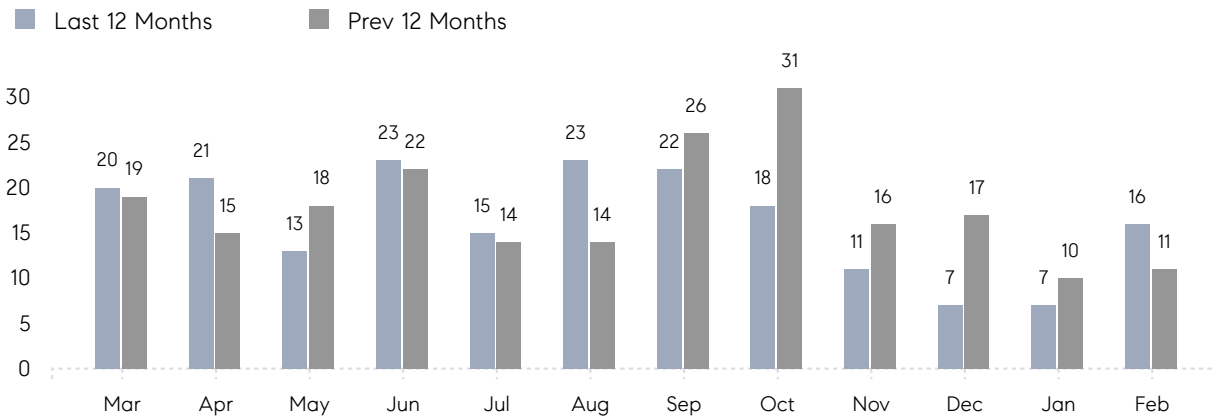
Riverhead

SUFFOLK, FEBRUARY 2023

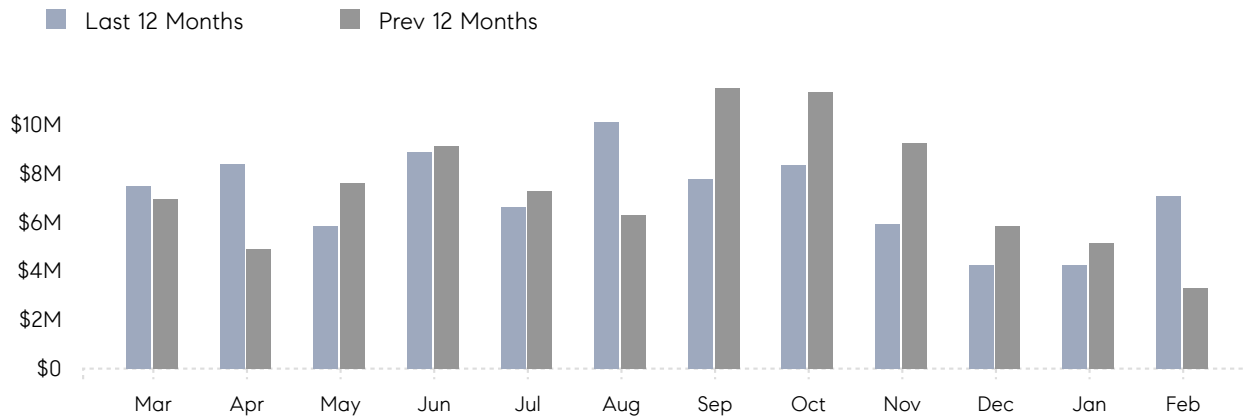
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	16	11	45.5%
	SALES VOLUME	\$7,062,400	\$3,299,000	114.1%
	AVERAGE PRICE	\$441,400	\$299,909	47.2%
	AVERAGE DOM	52	108	-51.9%

Monthly Sales



Monthly Total Sales Volume



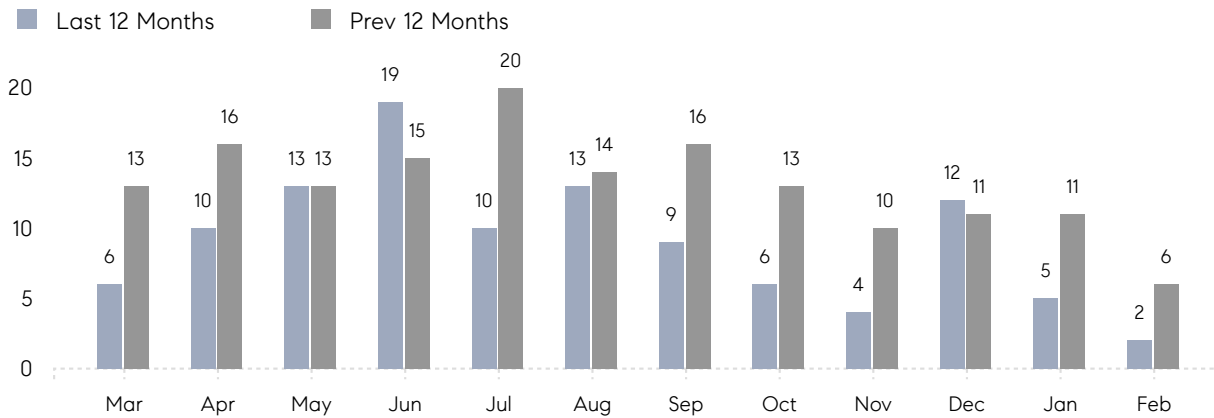
Saint James

SUFFOLK, FEBRUARY 2023

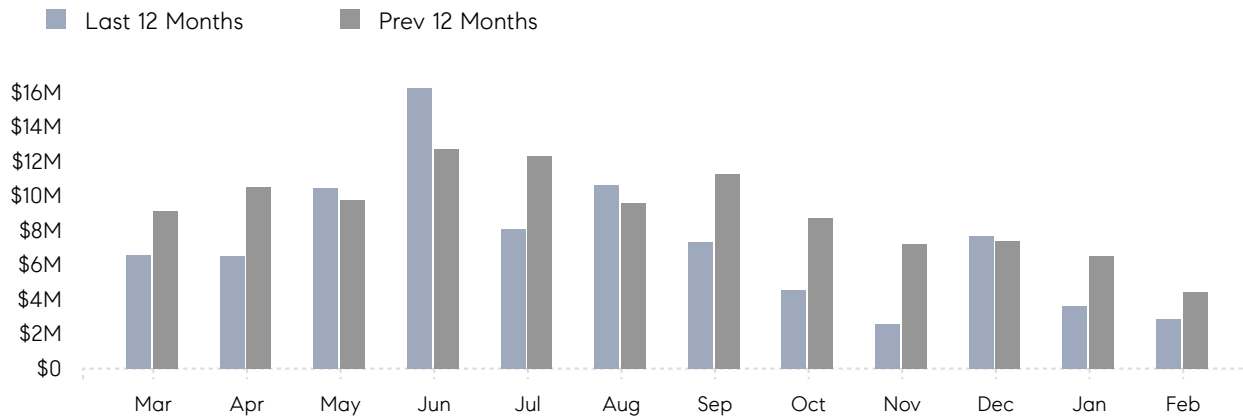
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	2	6	-66.7%
	SALES VOLUME	\$2,845,000	\$4,434,000	-35.8%
	AVERAGE PRICE	\$1,422,500	\$739,000	92.5%
	AVERAGE DOM	110	64	71.9%

Monthly Sales



Monthly Total Sales Volume



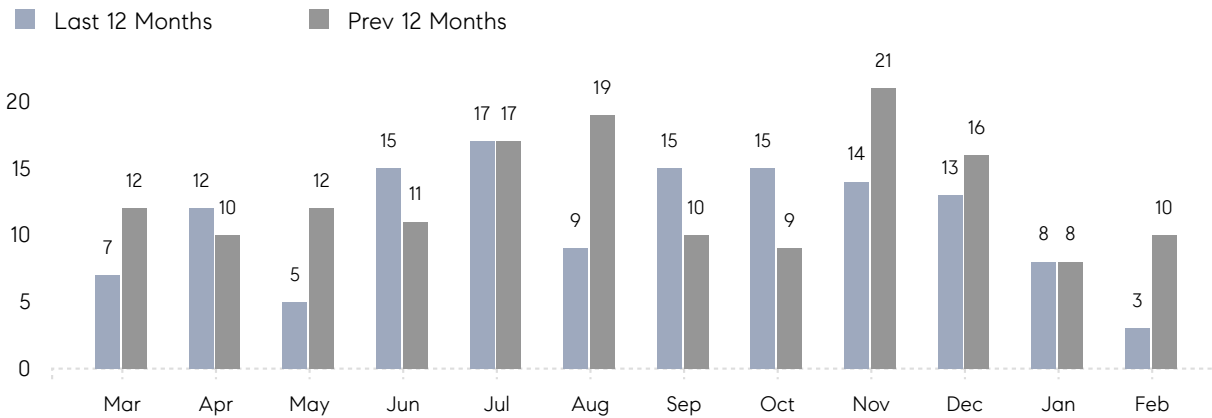
Sayville

SUFFOLK, FEBRUARY 2023

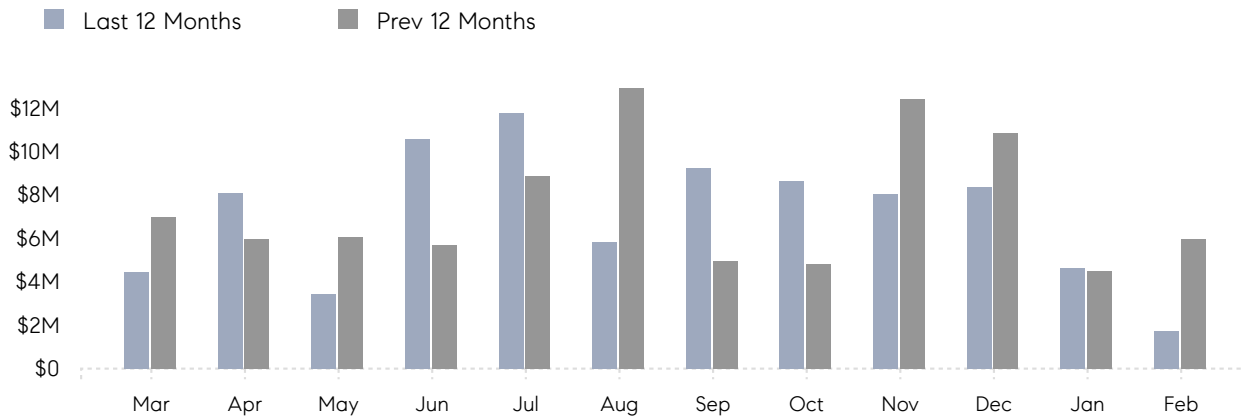
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	3	10	-70.0%
	SALES VOLUME	\$1,742,000	\$5,981,500	-70.9%
	AVERAGE PRICE	\$580,667	\$598,150	-2.9%
	AVERAGE DOM	198	37	435.1%

Monthly Sales



Monthly Total Sales Volume



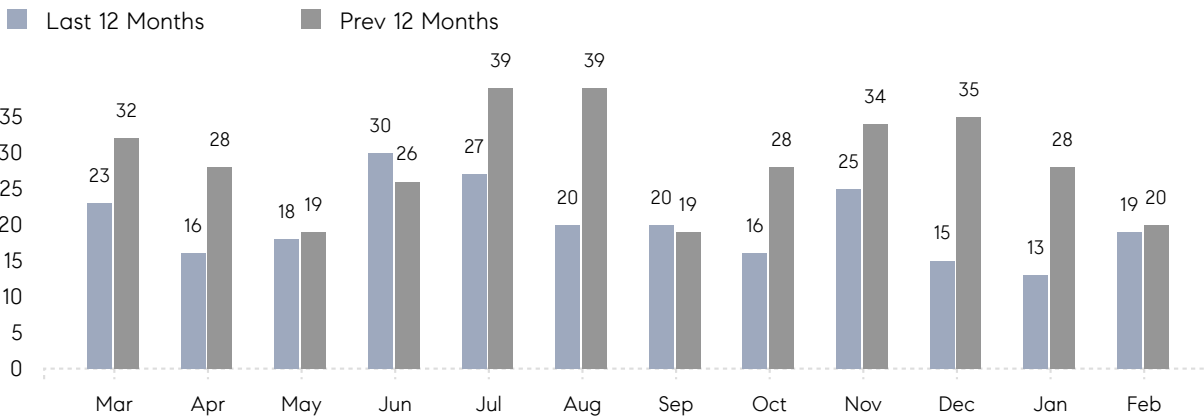
Selden

SUFFOLK, FEBRUARY 2023

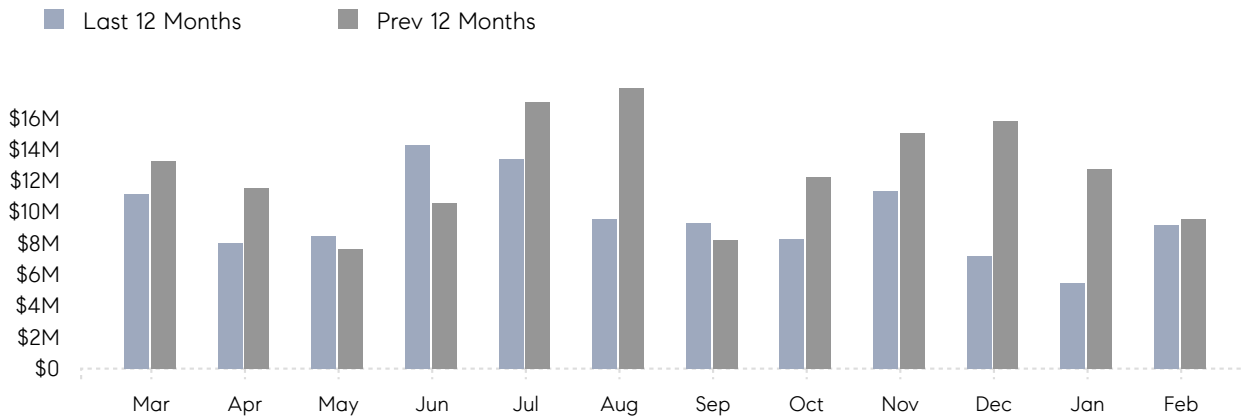
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	19	20	-5.0%
	SALES VOLUME	\$9,183,101	\$9,580,400	-4.1%
	AVERAGE PRICE	\$483,321	\$479,020	0.9%
	AVERAGE DOM	59	33	78.8%

Monthly Sales



Monthly Total Sales Volume



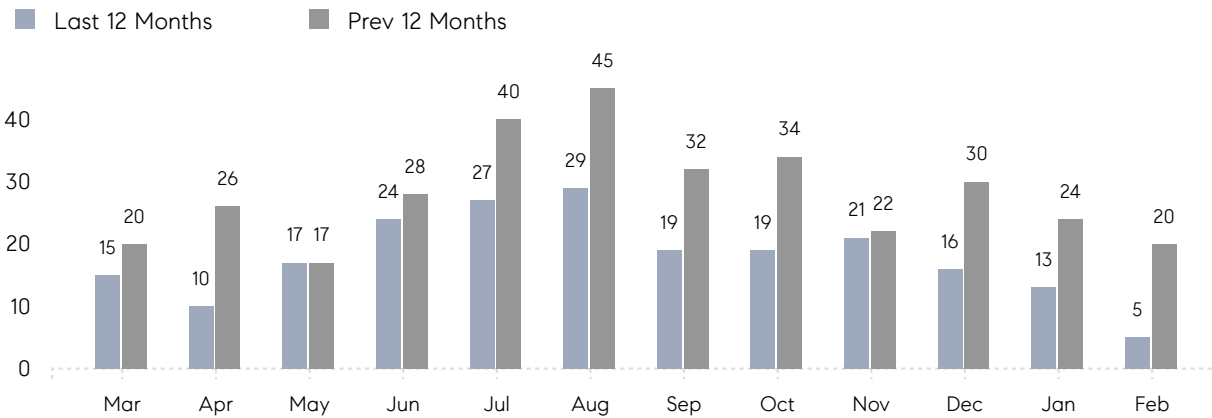
Setauket

SUFFOLK, FEBRUARY 2023

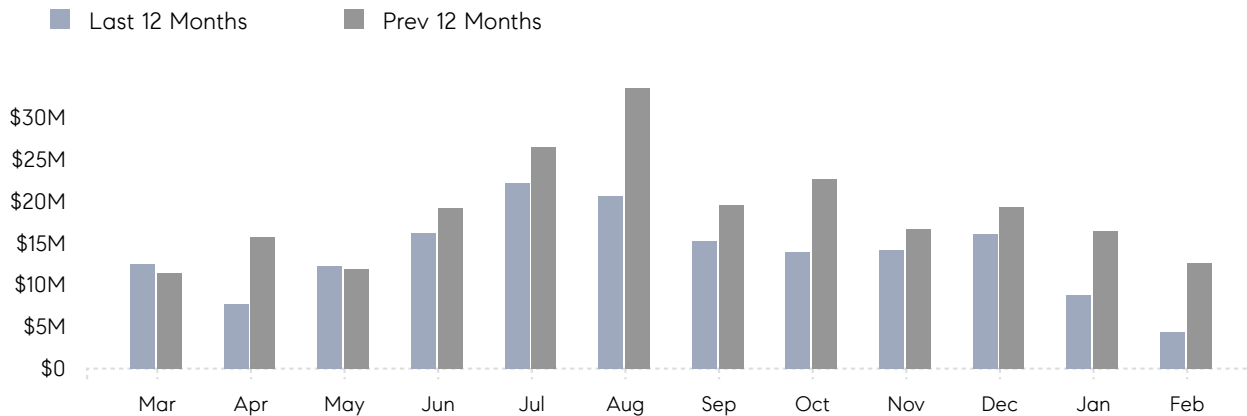
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	5	20	-75.0%
	SALES VOLUME	\$4,333,000	\$12,634,499	-65.7%
	AVERAGE PRICE	\$866,600	\$631,725	37.2%
	AVERAGE DOM	118	37	218.9%

Monthly Sales



Monthly Total Sales Volume



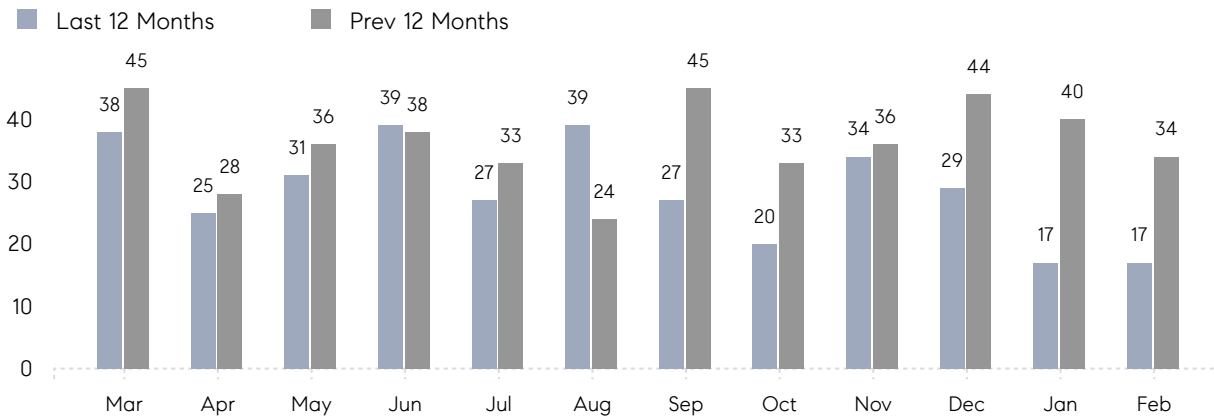
Shirley

SUFFOLK, FEBRUARY 2023

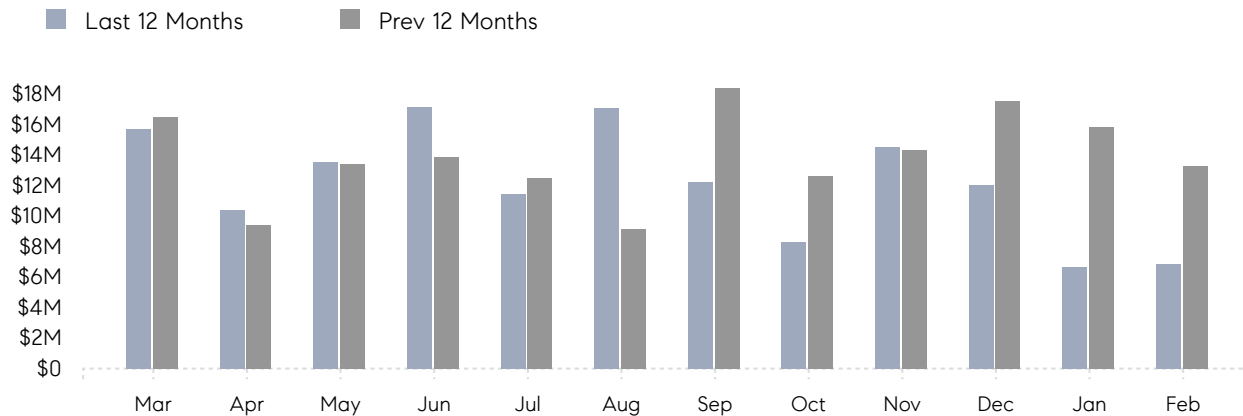
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	17	34	-50.0%
	SALES VOLUME	\$6,856,800	\$13,285,001	-48.4%
	AVERAGE PRICE	\$403,341	\$390,735	3.2%
	AVERAGE DOM	68	38	78.9%

Monthly Sales



Monthly Total Sales Volume



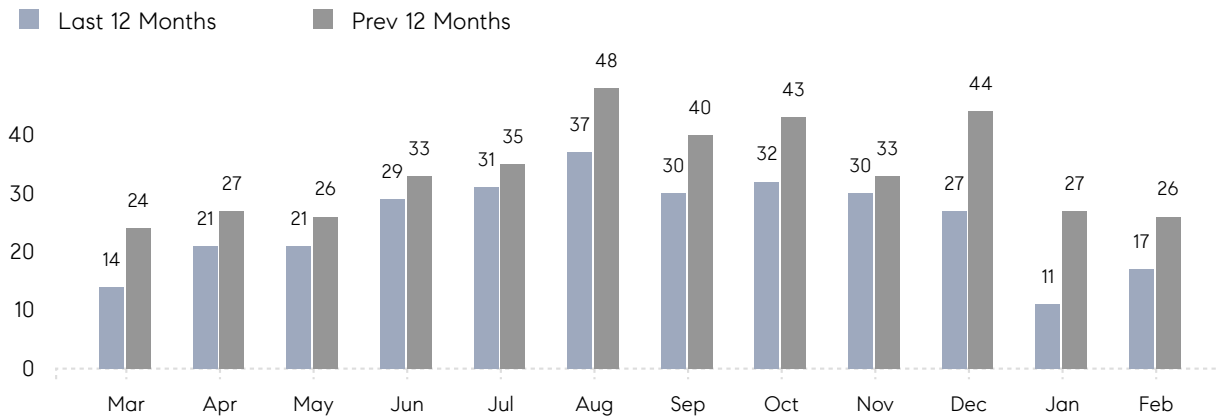
Smithtown

SUFFOLK, FEBRUARY 2023

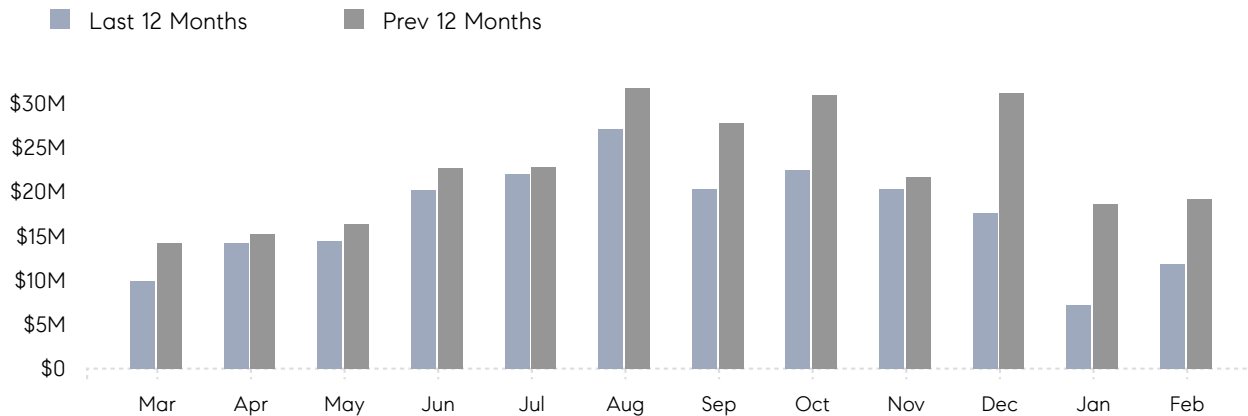
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	17	26	-34.6%
	SALES VOLUME	\$11,869,500	\$19,223,998	-38.3%
	AVERAGE PRICE	\$698,206	\$739,385	-5.6%
	AVERAGE DOM	49	50	-2.0%

Monthly Sales



Monthly Total Sales Volume



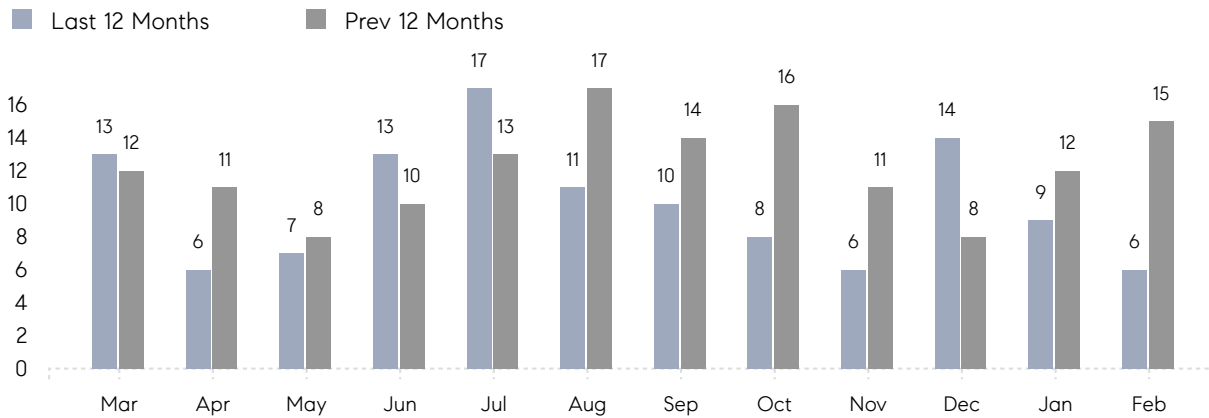
Wading River

SUFFOLK, FEBRUARY 2023

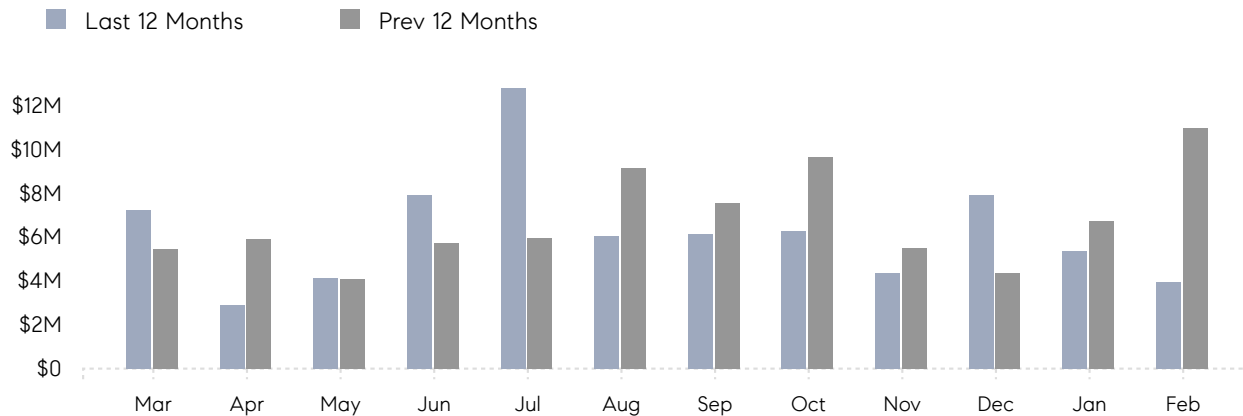
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	6	15	-60.0%
	SALES VOLUME	\$3,962,500	\$10,952,899	-63.8%
	AVERAGE PRICE	\$660,417	\$730,193	-9.6%
	AVERAGE DOM	85	50	70.0%

Monthly Sales



Monthly Total Sales Volume



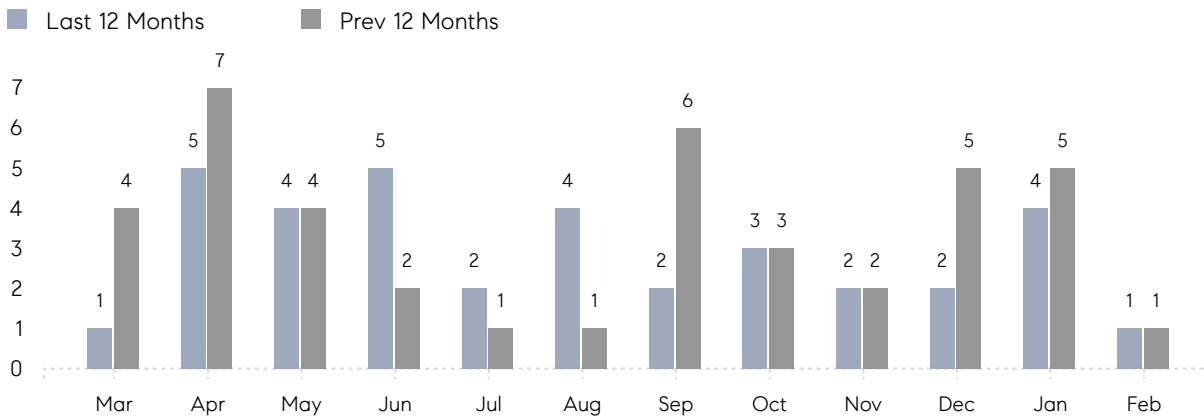
Aquebogue

NORTH FORK, FEBRUARY 2023

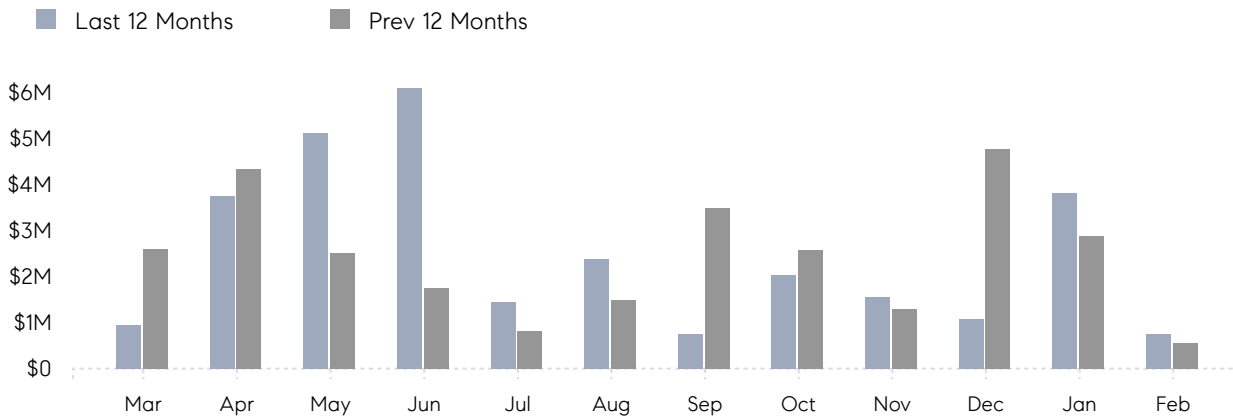
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	1	1	0.0%
	SALES VOLUME	\$750,000	\$565,407	32.6%
	AVERAGE PRICE	\$750,000	\$565,407	32.6%
	AVERAGE DOM	17	45	-62.2%

Monthly Sales



Monthly Total Sales Volume



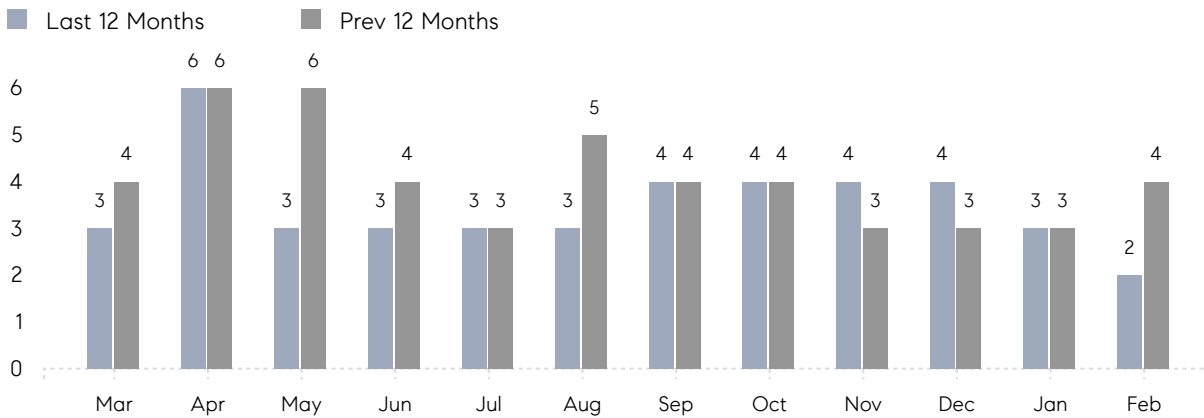
Baiting Hollow

NORTH FORK, FEBRUARY 2023

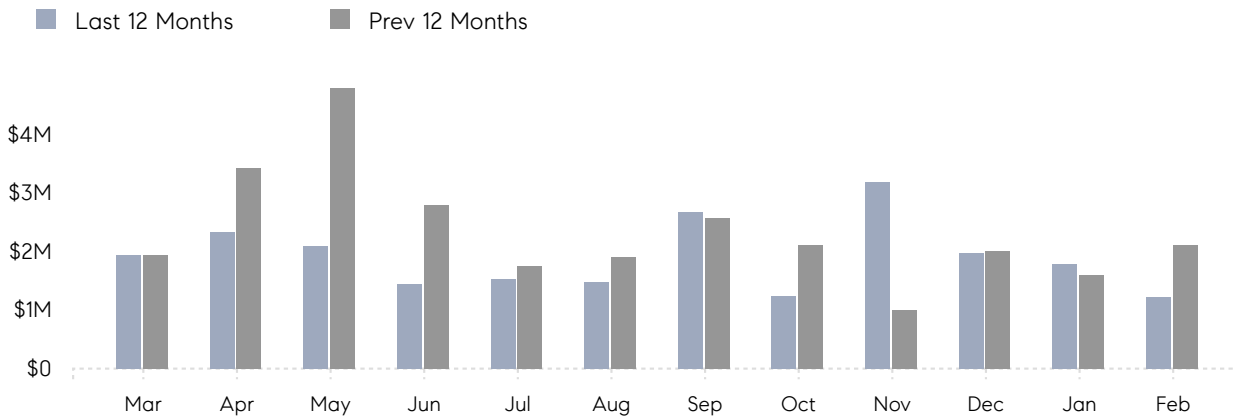
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	2	4	-50.0%
	SALES VOLUME	\$1,215,000	\$2,114,500	-42.5%
	AVERAGE PRICE	\$607,500	\$528,625	14.9%
	AVERAGE DOM	94	58	62.1%

Monthly Sales



Monthly Total Sales Volume



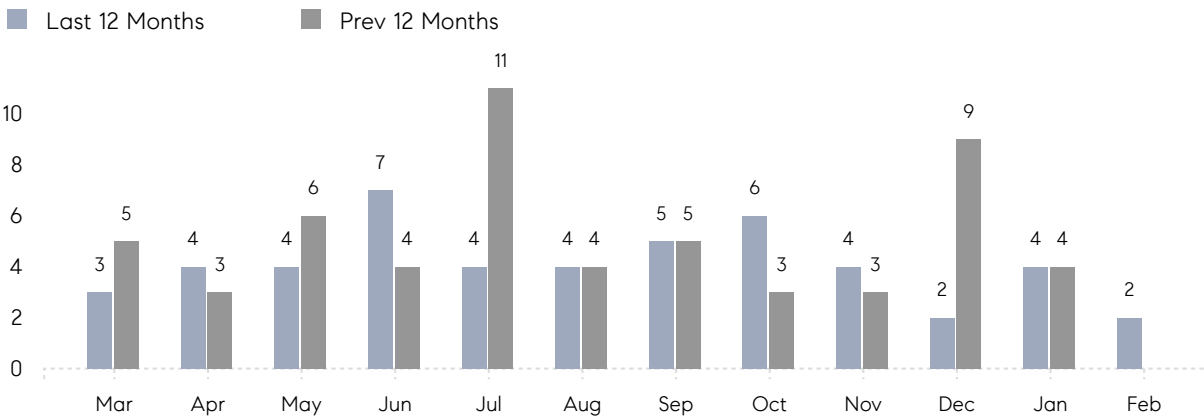
Cutchogue

NORTH FORK, FEBRUARY 2023

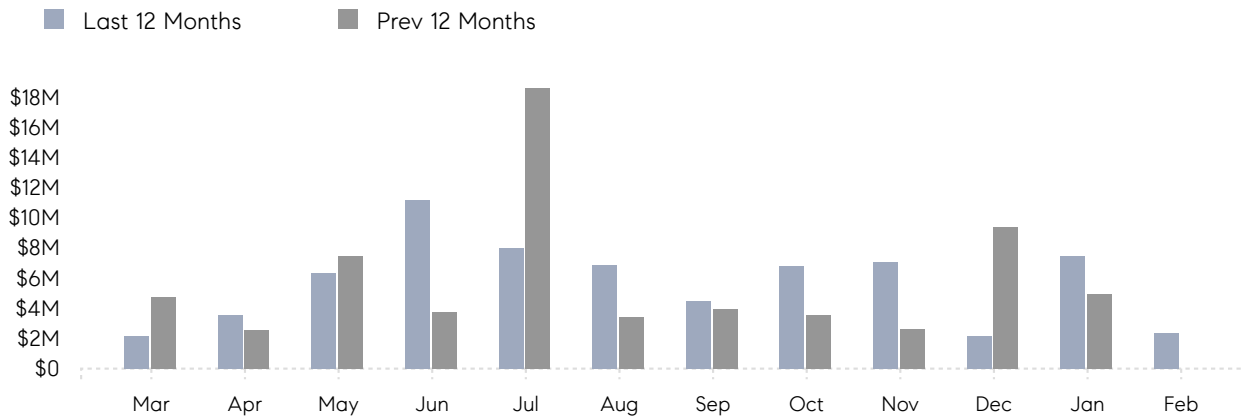
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	2	0	0.0%
	SALES VOLUME	\$2,370,000	\$0	-
	AVERAGE PRICE	\$1,185,000	\$0	-
	AVERAGE DOM	74	0	-

Monthly Sales



Monthly Total Sales Volume



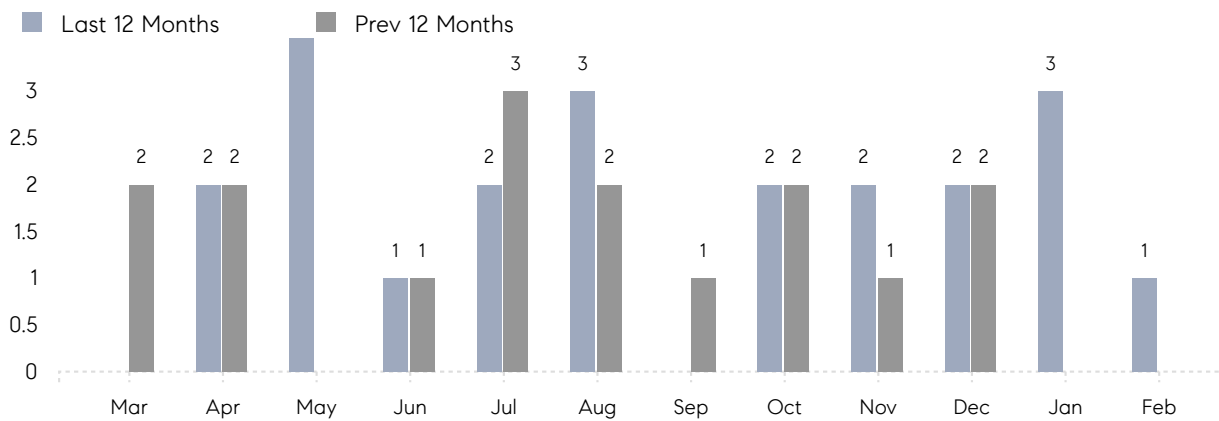
East Marion

NORTH FORK, FEBRUARY 2023

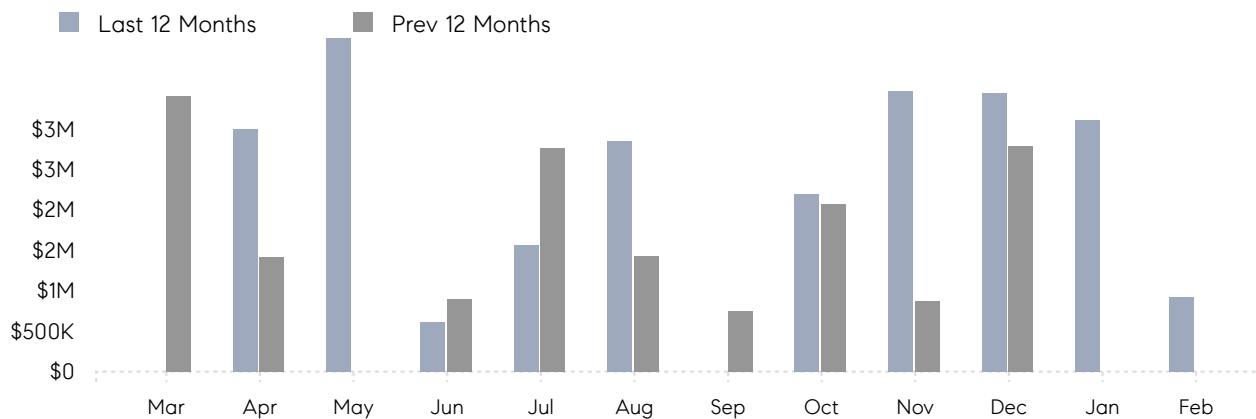
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	1	0	0.0%
	SALES VOLUME	\$920,000	\$0	-
	AVERAGE PRICE	\$920,000	\$0	-
	AVERAGE DOM	146	0	-

Monthly Sales



Monthly Total Sales Volume



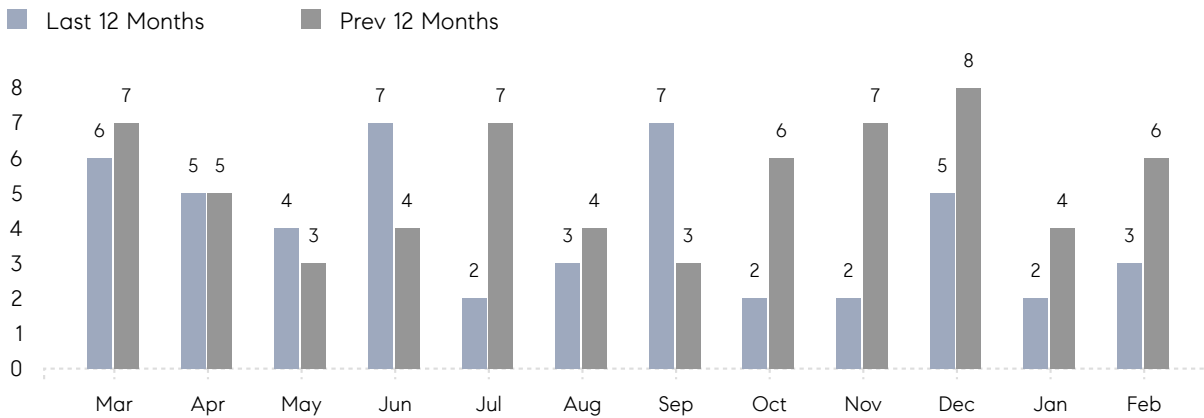
Greenport

NORTH FORK, FEBRUARY 2023

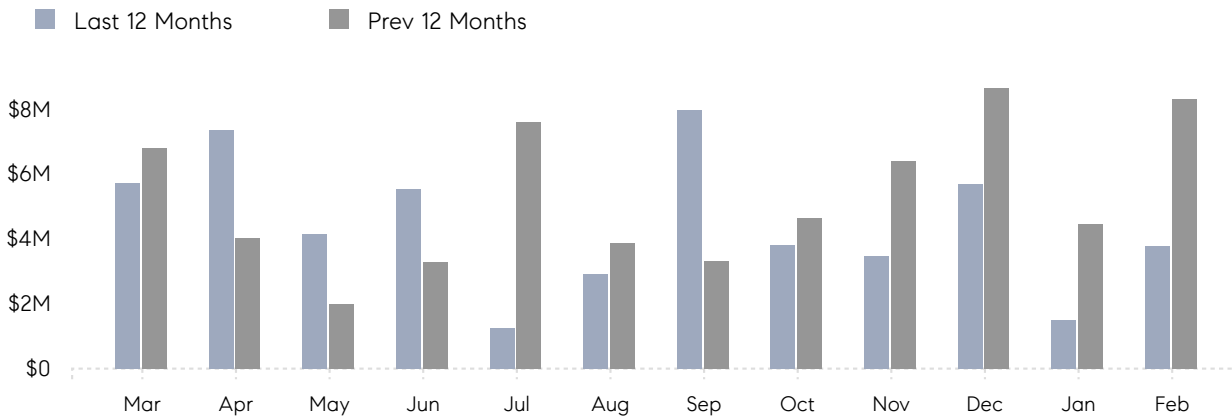
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	3	6	-50.0%
	SALES VOLUME	\$3,777,500	\$8,320,000	-54.6%
	AVERAGE PRICE	\$1,259,167	\$1,386,667	-9.2%
	AVERAGE DOM	23	82	-72.0%

Monthly Sales



Monthly Total Sales Volume



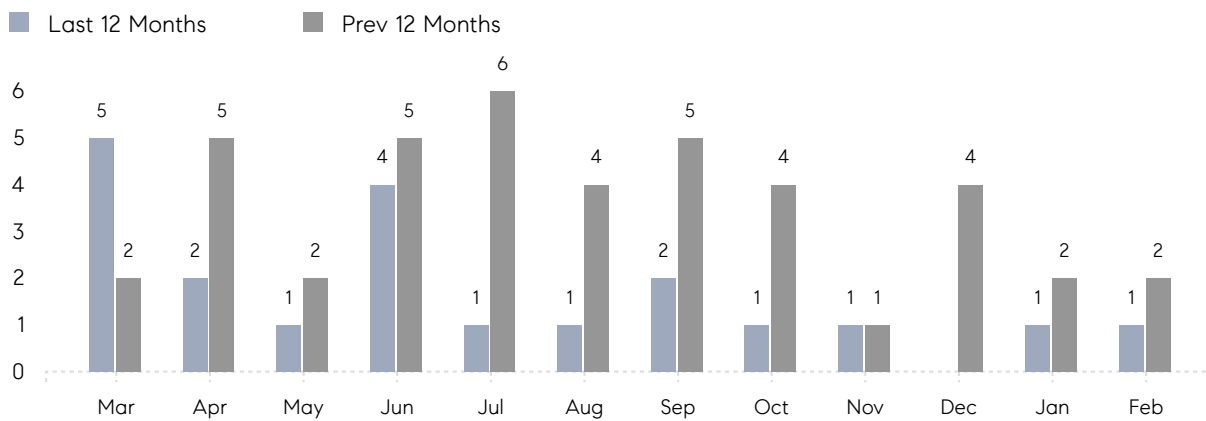
Jamesport

NORTH FORK, FEBRUARY 2023

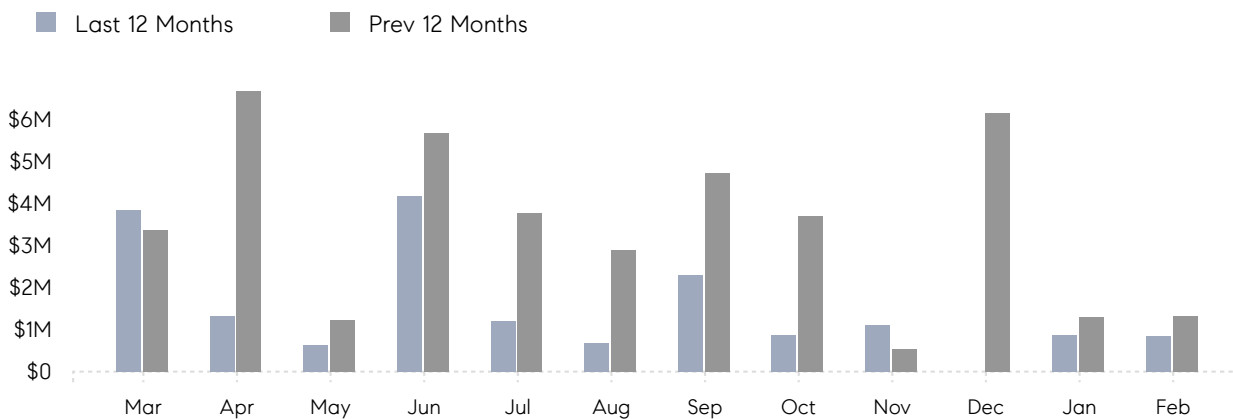
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	1	2	-50.0%
	SALES VOLUME	\$850,000	\$1,325,000	-35.8%
	AVERAGE PRICE	\$850,000	\$662,500	28.3%
	AVERAGE DOM	12	29	-58.6%

Monthly Sales



Monthly Total Sales Volume



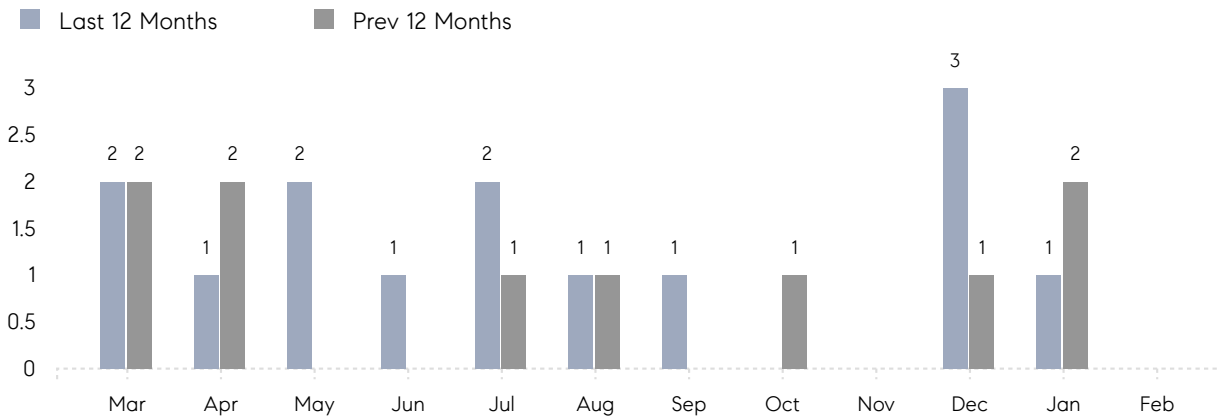
Laurel

NORTH FORK, FEBRUARY 2023

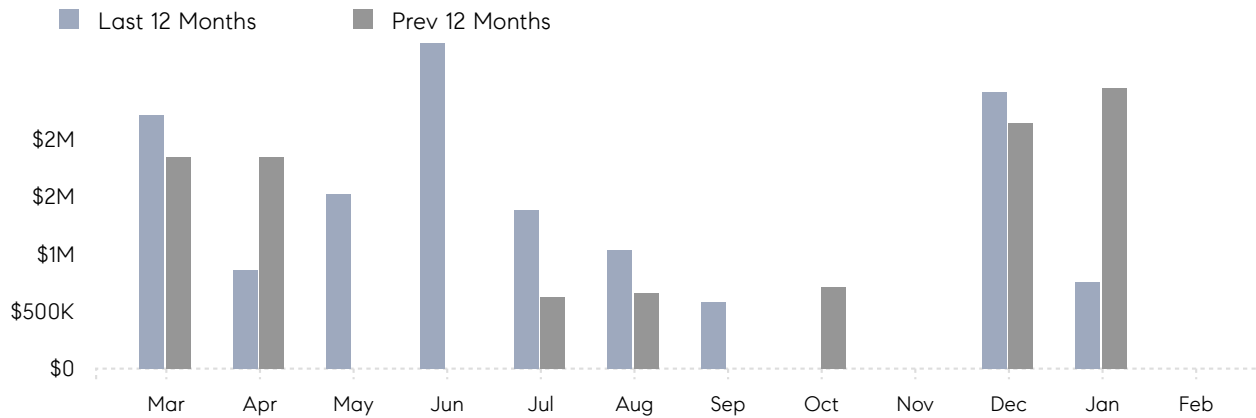
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	0	0.0%
	SALES VOLUME	\$0	\$0	-
	AVERAGE PRICE	\$0	\$0	-
	AVERAGE DOM	0	0	-

Monthly Sales



Monthly Total Sales Volume



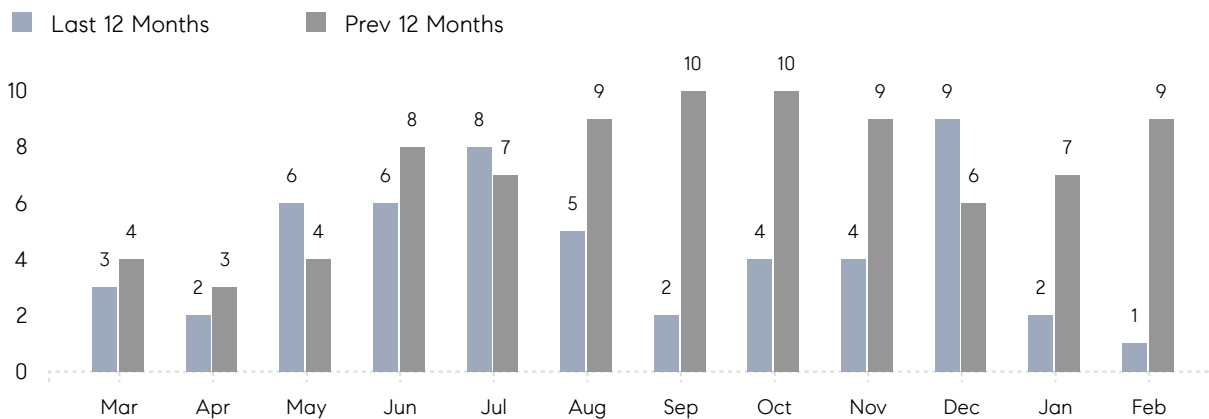
Mattituck

NORTH FORK, FEBRUARY 2023

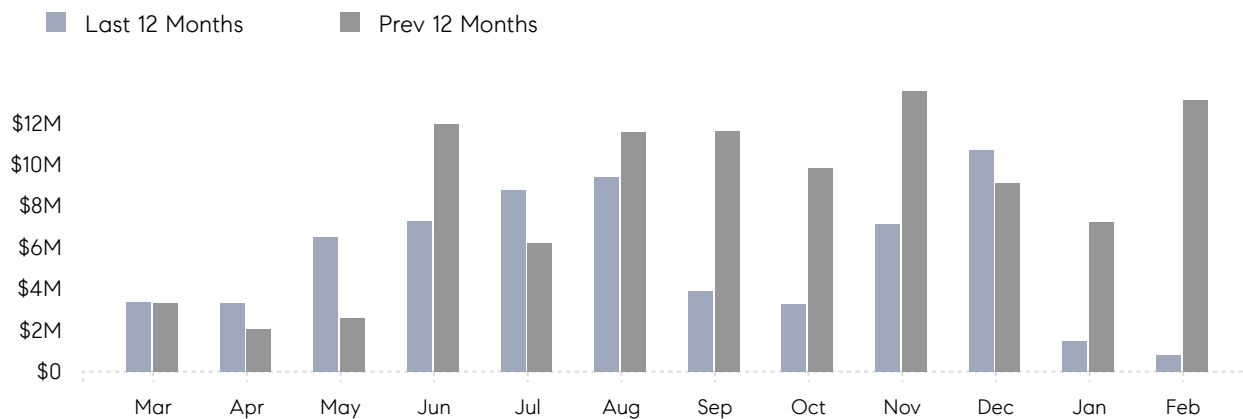
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	1	9	-88.9%
	SALES VOLUME	\$807,000	\$13,123,800	-93.9%
	AVERAGE PRICE	\$807,000	\$1,458,200	-44.7%
	AVERAGE DOM	30	77	-61.0%

Monthly Sales



Monthly Total Sales Volume



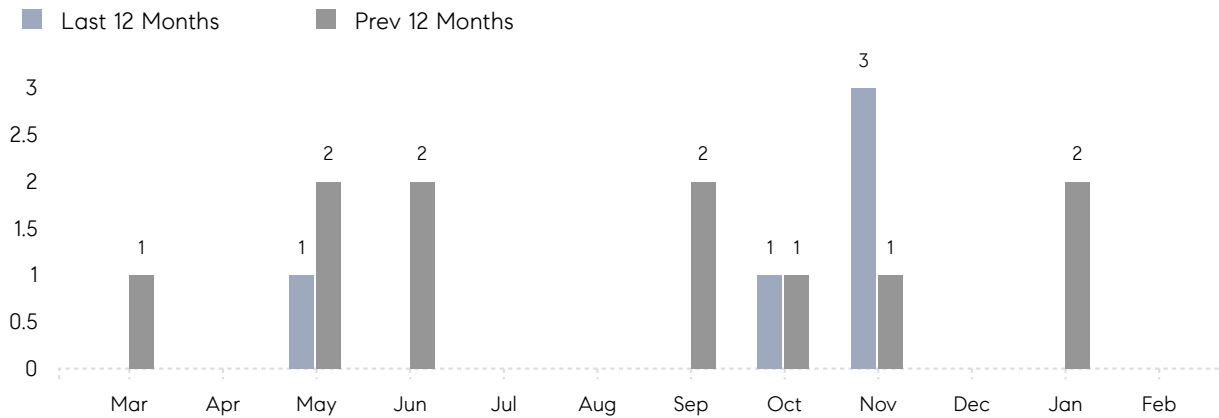
New Suffolk

NORTH FORK, FEBRUARY 2023

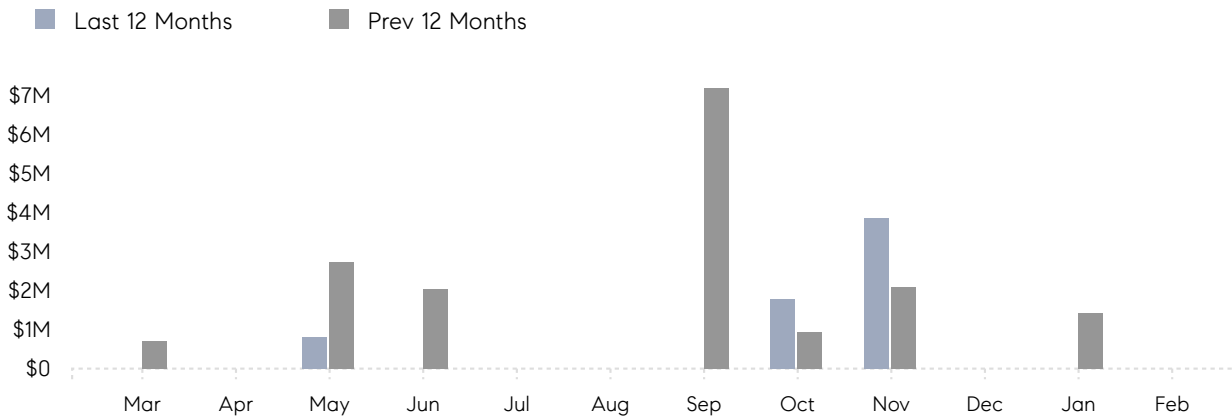
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	0	0.0%
	SALES VOLUME	\$0	\$0	-
	AVERAGE PRICE	\$0	\$0	-
	AVERAGE DOM	0	0	-

Monthly Sales



Monthly Total Sales Volume



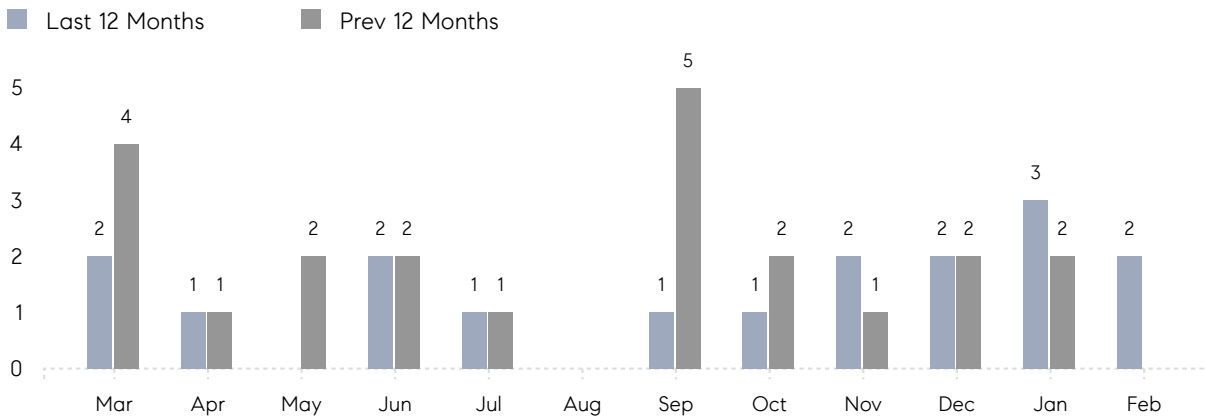
Orient

NORTH FORK, FEBRUARY 2023

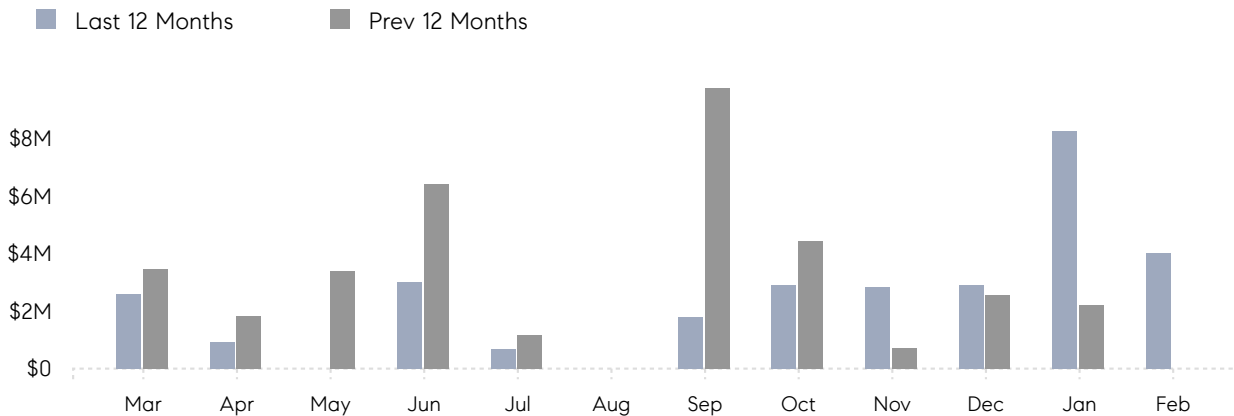
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	2	0	0.0%
	SALES VOLUME	\$4,019,800	\$0	-
	AVERAGE PRICE	\$2,009,900	\$0	-
	AVERAGE DOM	176	0	-

Monthly Sales



Monthly Total Sales Volume



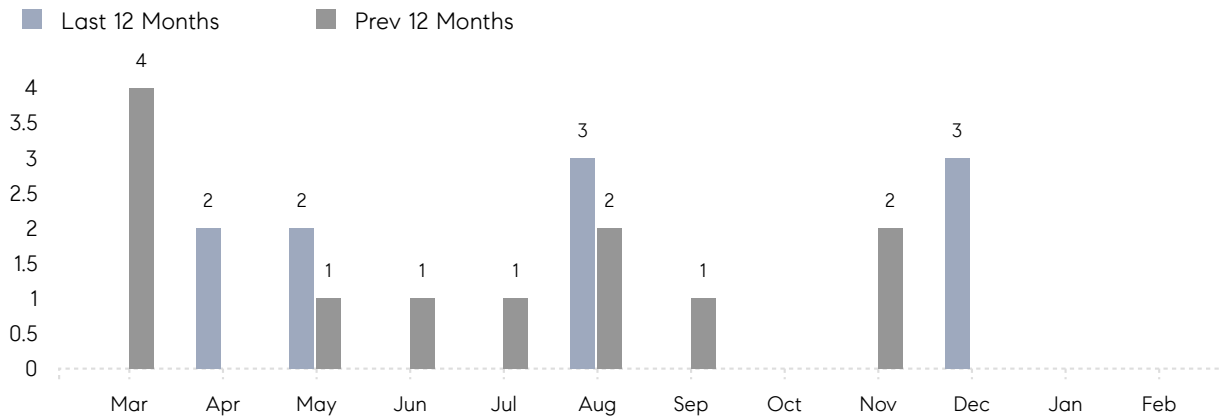
Peconic

NORTH FORK, FEBRUARY 2023

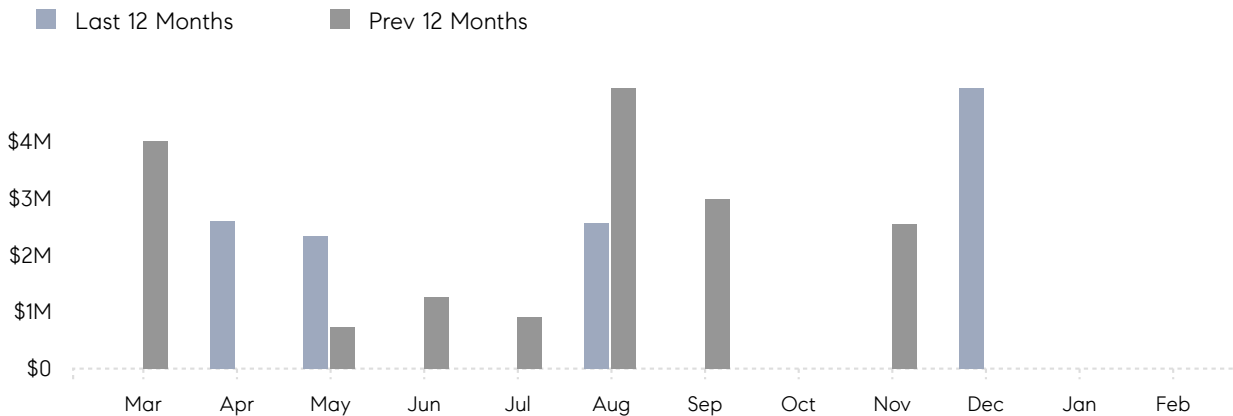
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	0	0	0.0%
	SALES VOLUME	\$0	\$0	-
	AVERAGE PRICE	\$0	\$0	-
	AVERAGE DOM	0	0	-

Monthly Sales



Monthly Total Sales Volume



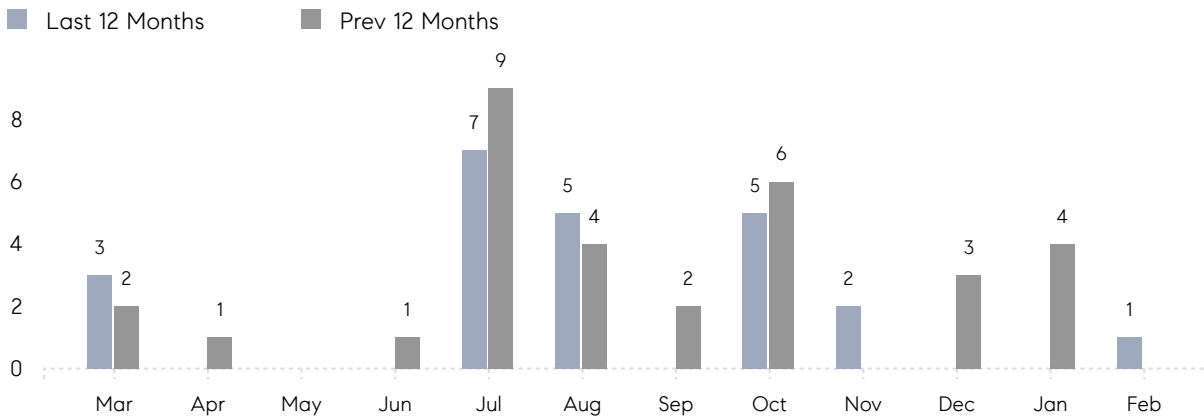
Shelter Island

NORTH FORK, FEBRUARY 2023

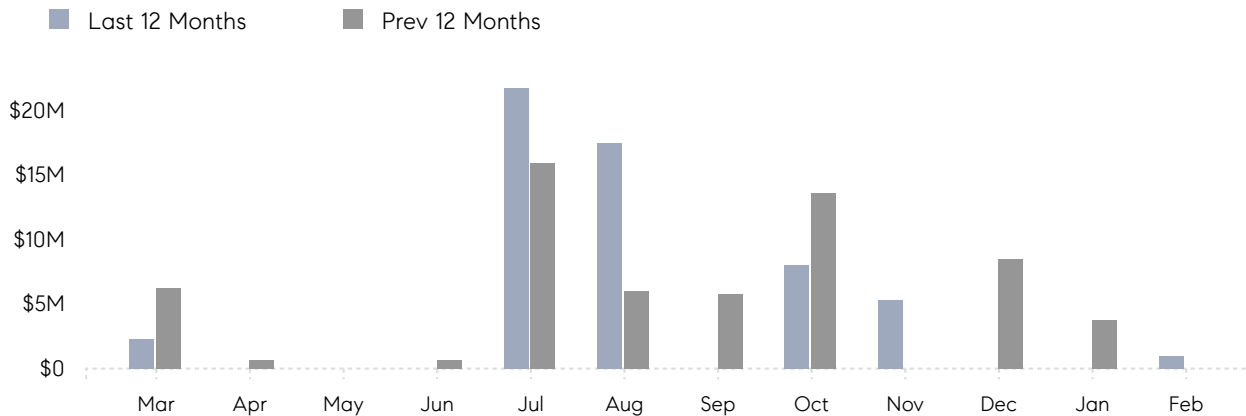
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	1	0	0.0%
	SALES VOLUME	\$999,900	\$0	-
	AVERAGE PRICE	\$999,900	\$0	-
	AVERAGE DOM	22	0	-

Monthly Sales



Monthly Total Sales Volume



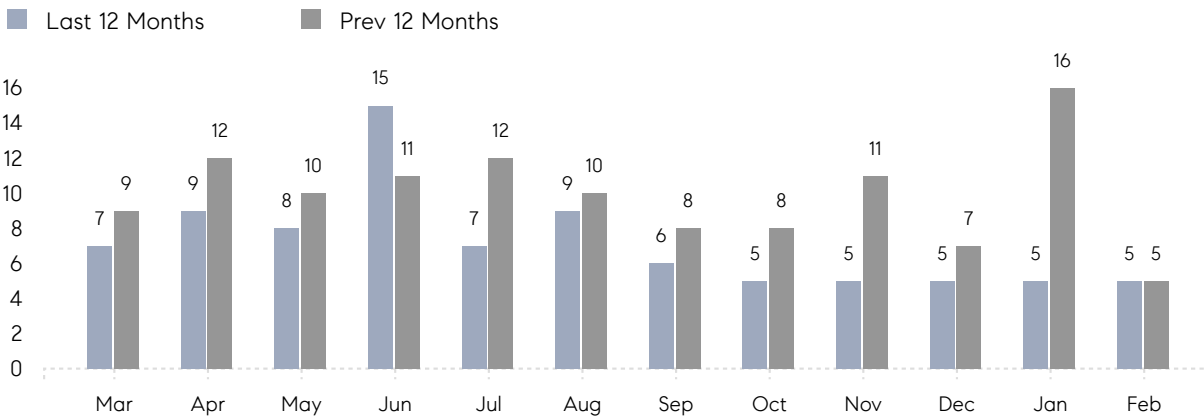
Southhold

NORTH FORK, FEBRUARY 2023

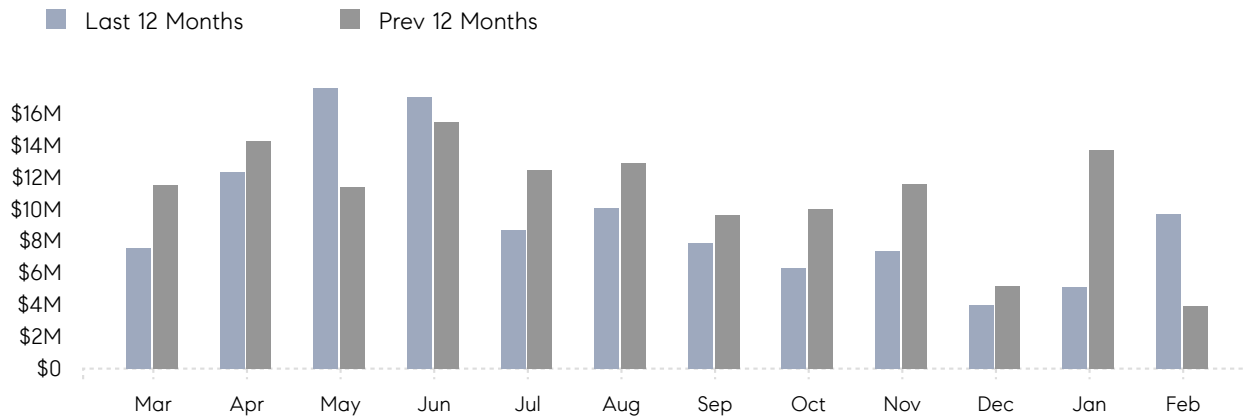
Property Statistics

		Feb 2023	Feb 2022	% Change
Single-Family	# OF SALES	5	5	0.0%
	SALES VOLUME	\$9,675,000	\$3,912,924	147.3%
	AVERAGE PRICE	\$1,935,000	\$782,585	147.3%
	AVERAGE DOM	70	53	32.1%

Monthly Sales



Monthly Total Sales Volume





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