



COMPASS

January 2023

North Fork Market Insights

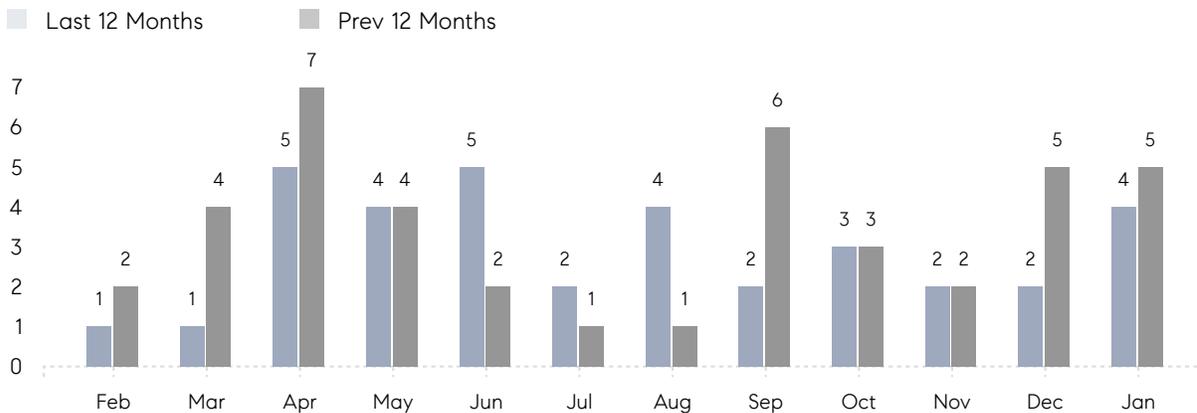
Aquebogue

NORTH FORK, JANUARY 2023

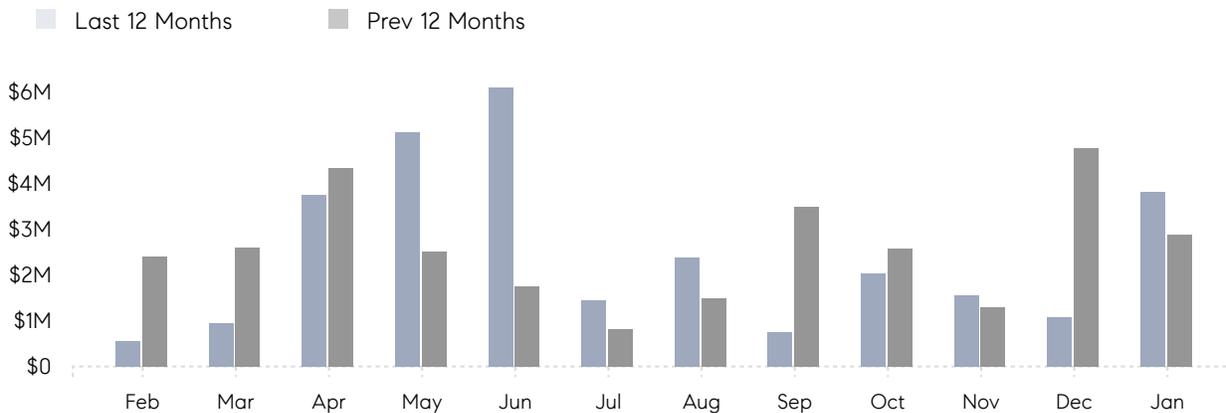
Property Statistics

		Jan 2023	Jan 2022	% Change
Single-Family	# OF SALES	4	5	-20.0%
	SALES VOLUME	\$3,811,800	\$2,894,900	31.7%
	AVERAGE PRICE	\$952,950	\$578,980	64.6%
	AVERAGE DOM	109	36	202.8%

Monthly Sales



Monthly Total Sales Volume



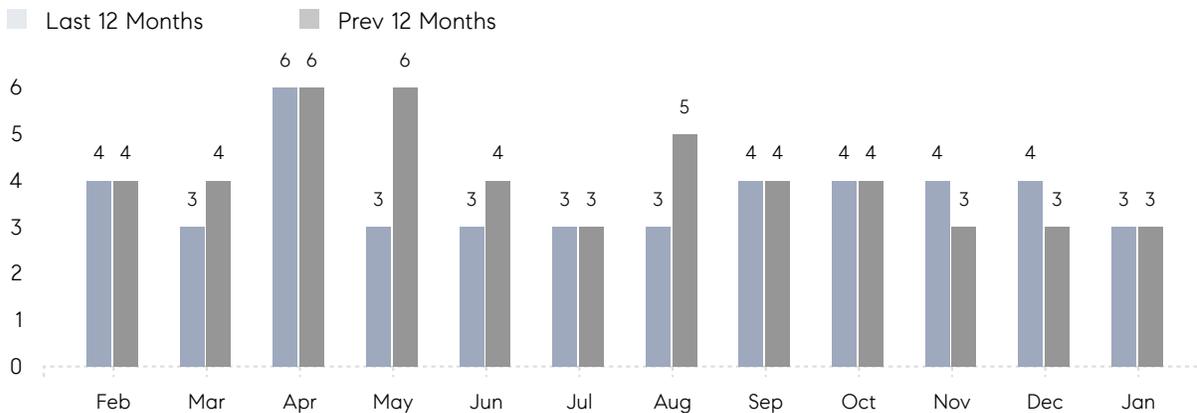
Baiting Hollow

NORTH FORK, JANUARY 2023

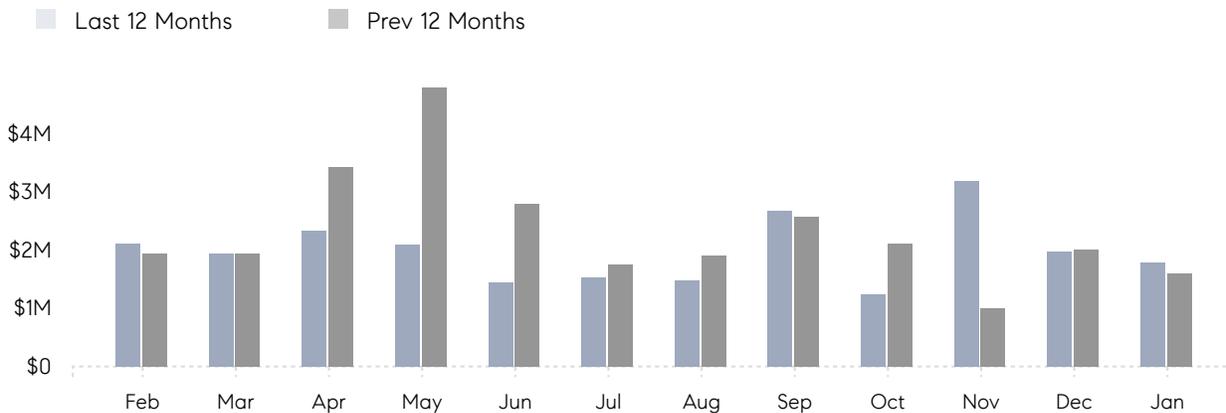
Property Statistics

		Jan 2023	Jan 2022	% Change
Single-Family	# OF SALES	3	3	0.0%
	SALES VOLUME	\$1,789,000	\$1,595,000	12.2%
	AVERAGE PRICE	\$596,333	\$531,667	12.2%
	AVERAGE DOM	39	24	62.5%

Monthly Sales



Monthly Total Sales Volume



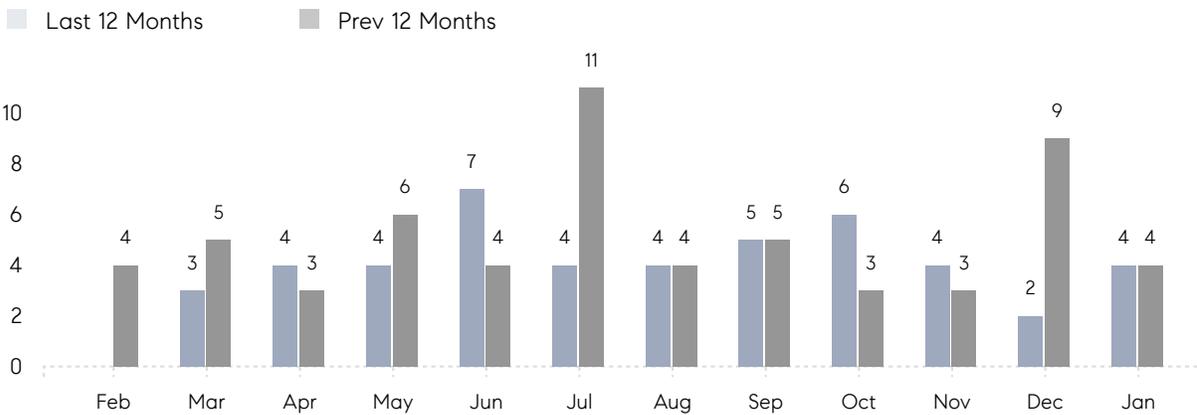
Cutchogue

NORTH FORK, JANUARY 2023

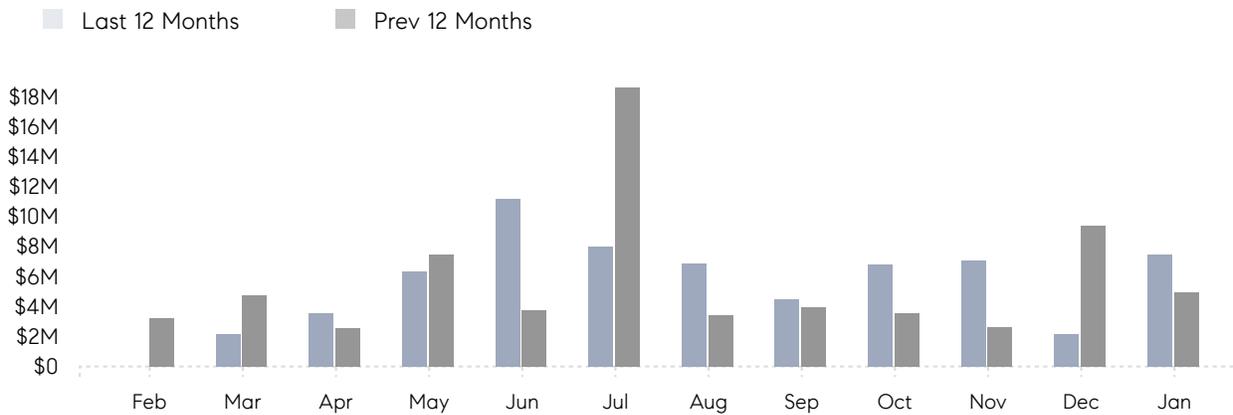
Property Statistics

		Jan 2023	Jan 2022	% Change
Single-Family	# OF SALES	4	4	0.0%
	SALES VOLUME	\$7,445,000	\$4,965,030	49.9%
	AVERAGE PRICE	\$1,861,250	\$1,241,258	49.9%
	AVERAGE DOM	79	69	14.5%

Monthly Sales



Monthly Total Sales Volume



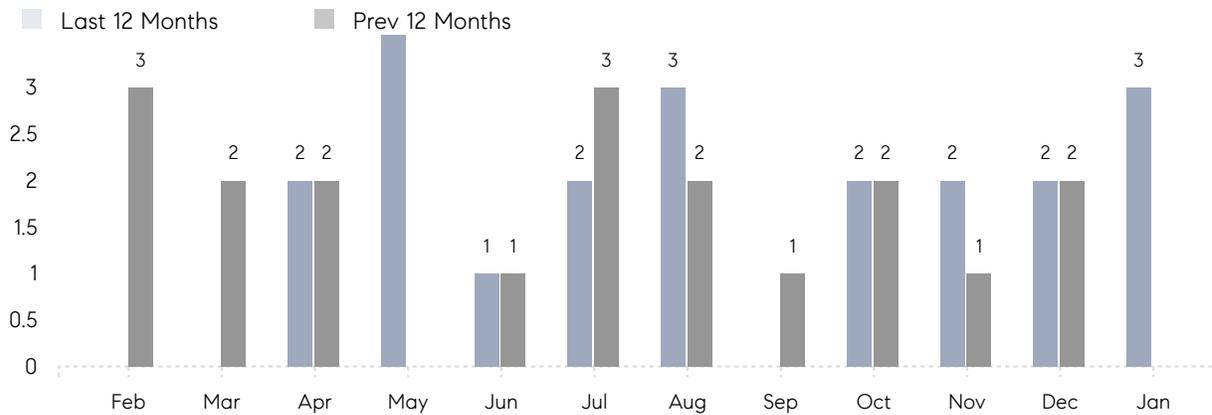
East Marion

NORTH FORK, JANUARY 2023

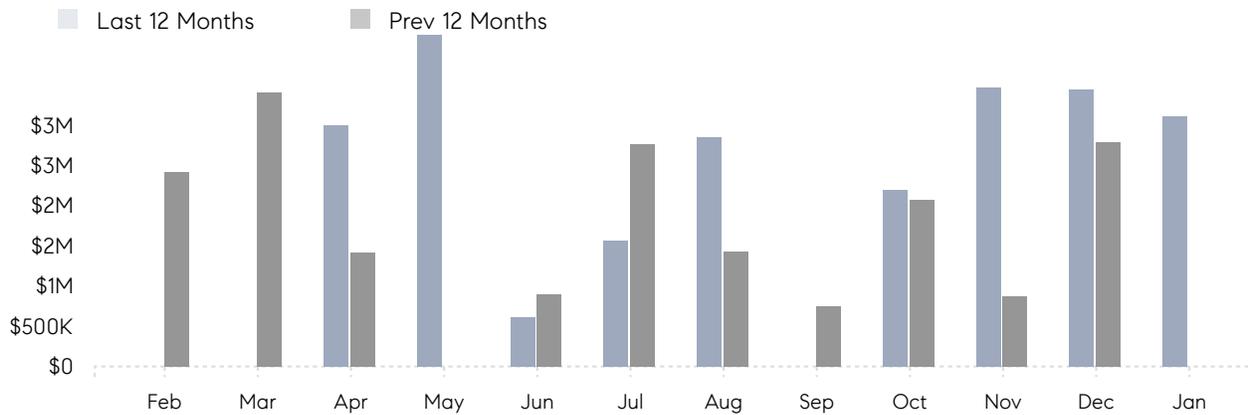
Property Statistics

		Jan 2023	Jan 2022	% Change
Single-Family	# OF SALES	3	0	0.0%
	SALES VOLUME	\$3,110,000	\$0	-
	AVERAGE PRICE	\$1,036,667	\$0	-
	AVERAGE DOM	54	0	-

Monthly Sales



Monthly Total Sales Volume



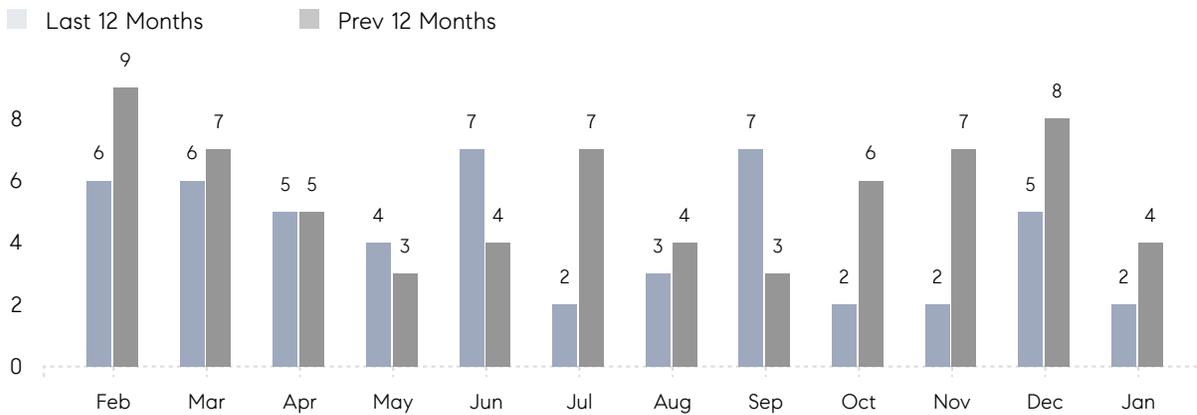
Greenport

NORTH FORK, JANUARY 2023

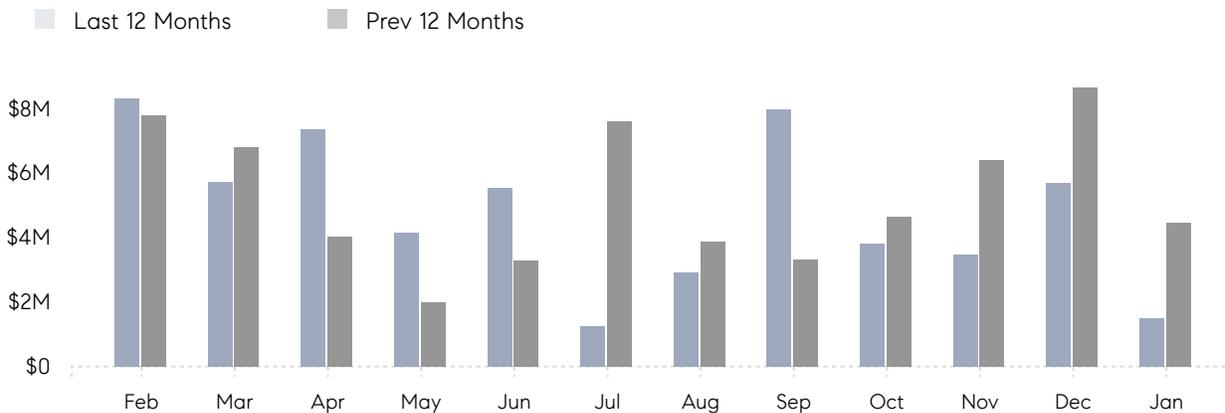
Property Statistics

		Jan 2023	Jan 2022	% Change
Single-Family	# OF SALES	2	4	-50.0%
	SALES VOLUME	\$1,500,000	\$4,459,000	-66.4%
	AVERAGE PRICE	\$750,000	\$1,114,750	-32.7%
	AVERAGE DOM	21	55	-61.8%

Monthly Sales



Monthly Total Sales Volume



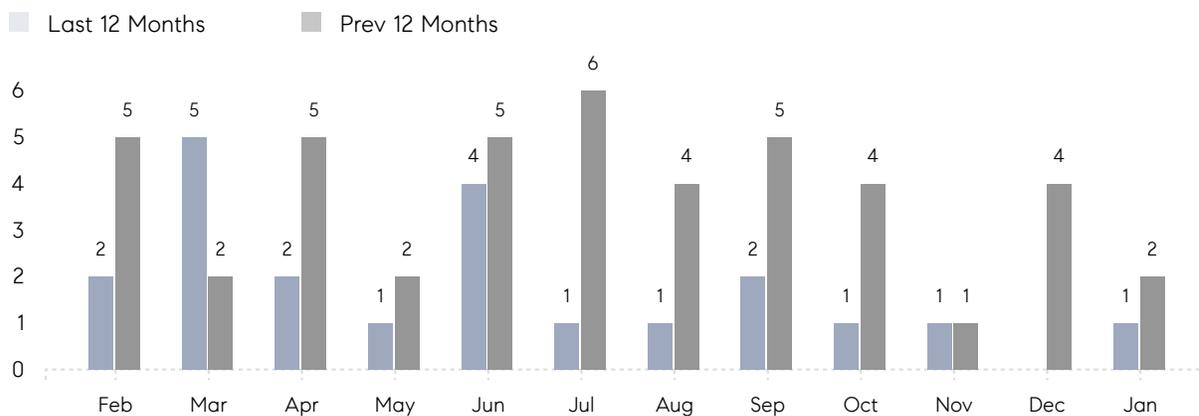
Jamesport

NORTH FORK, JANUARY 2023

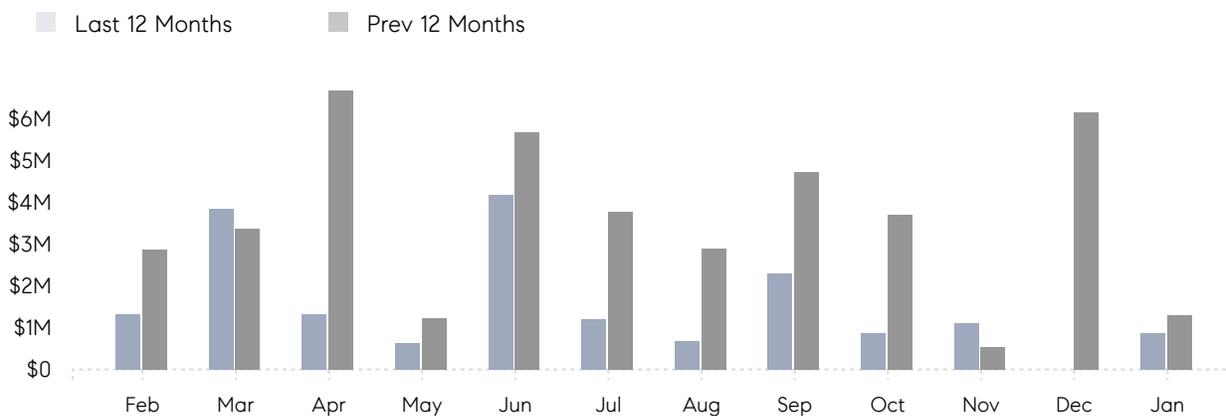
Property Statistics

		Jan 2023	Jan 2022	% Change
Single-Family	# OF SALES	1	2	-50.0%
	SALES VOLUME	\$875,000	\$1,288,000	-32.1%
	AVERAGE PRICE	\$875,000	\$644,000	35.9%
	AVERAGE DOM	18	23	-21.7%

Monthly Sales



Monthly Total Sales Volume



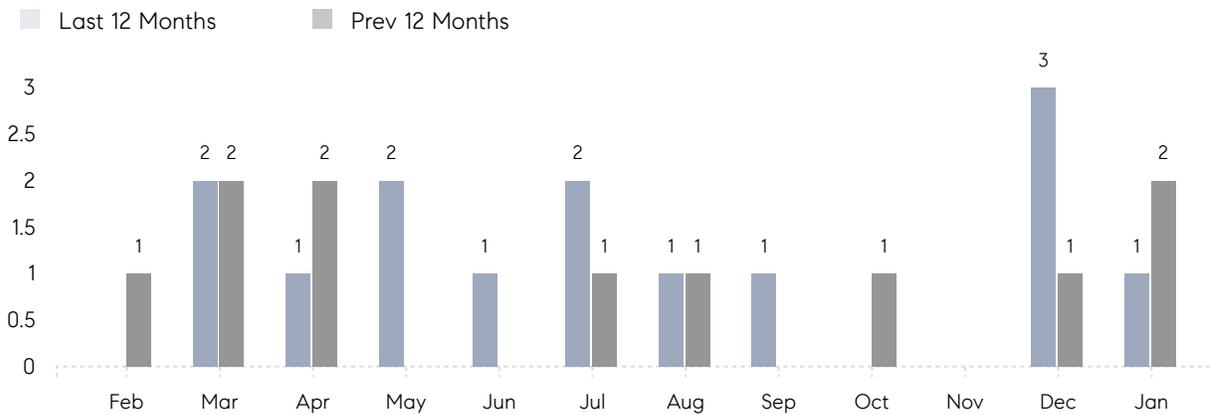
Laurel

NORTH FORK, JANUARY 2023

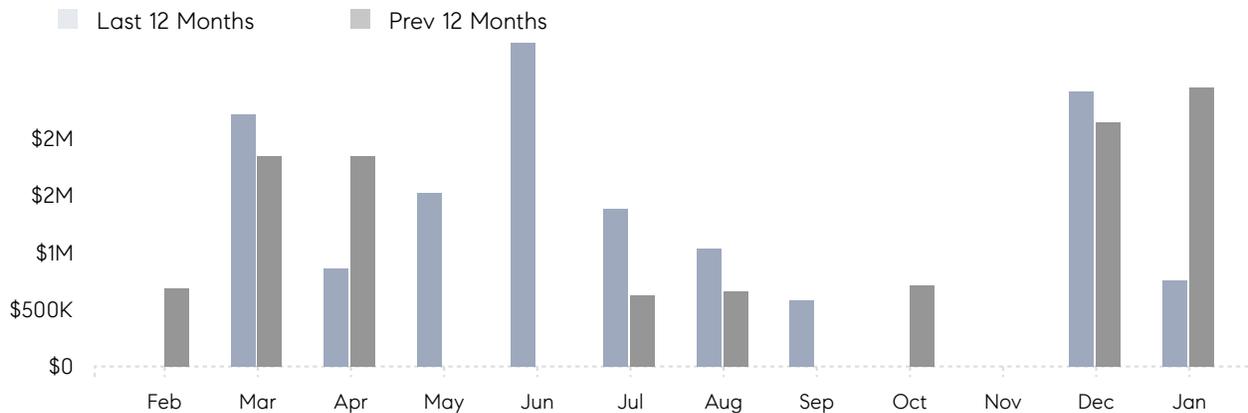
Property Statistics

		Jan 2023	Jan 2022	% Change
Single-Family	# OF SALES	1	2	-50.0%
	SALES VOLUME	\$760,000	\$2,453,500	-69.0%
	AVERAGE PRICE	\$760,000	\$1,226,750	-38.0%
	AVERAGE DOM	29	131	-77.9%

Monthly Sales



Monthly Total Sales Volume



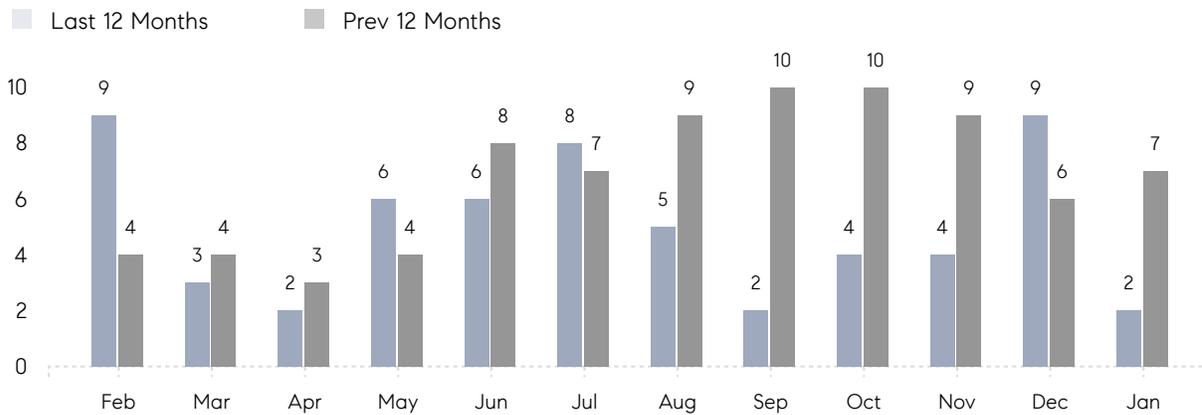
Mattituck

NORTH FORK, JANUARY 2023

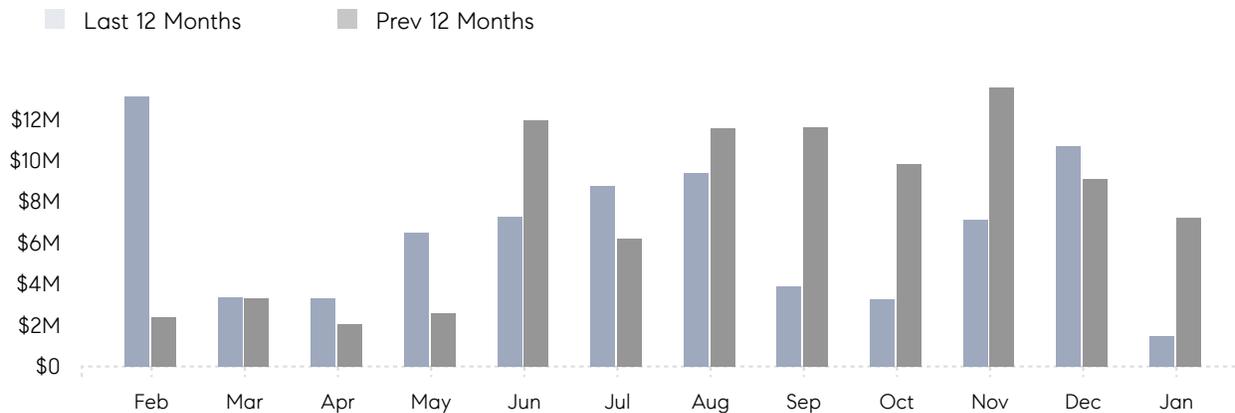
Property Statistics

		Jan 2023	Jan 2022	% Change
Single-Family	# OF SALES	2	7	-71.4%
	SALES VOLUME	\$1,472,000	\$7,243,750	-79.7%
	AVERAGE PRICE	\$736,000	\$1,034,821	-28.9%
	AVERAGE DOM	30	113	-73.5%

Monthly Sales



Monthly Total Sales Volume



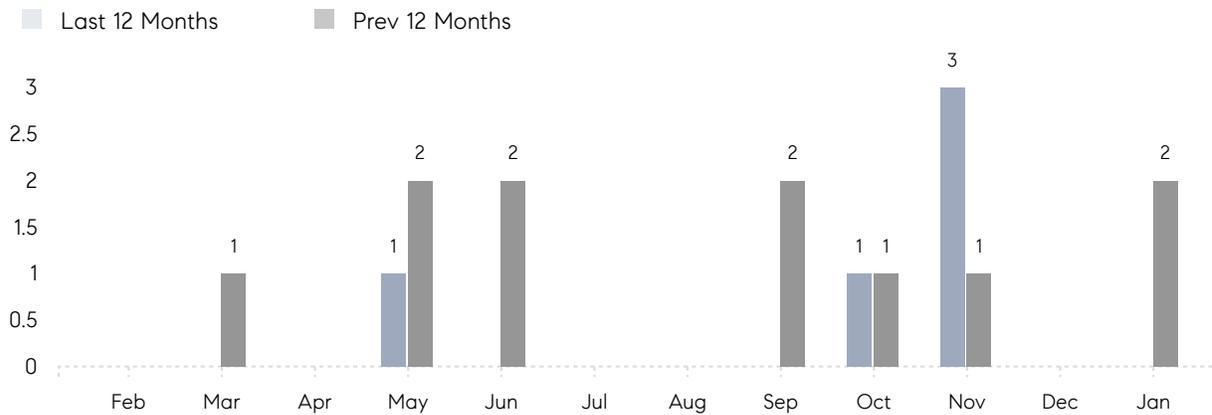
New Suffolk

NORTH FORK, JANUARY 2023

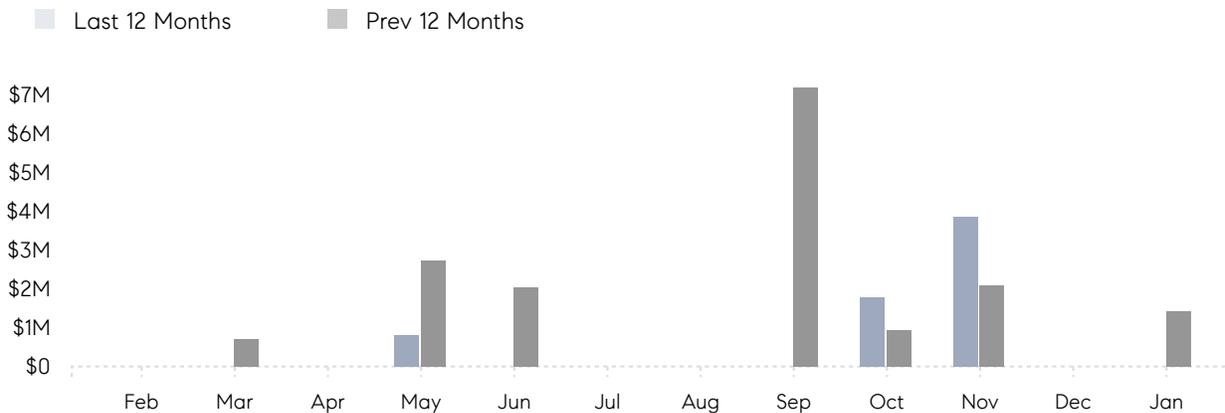
Property Statistics

		Jan 2023	Jan 2022	% Change
Single-Family	# OF SALES	0	2	0.0%
	SALES VOLUME	\$0	\$1,428,000	-
	AVERAGE PRICE	\$0	\$714,000	-
	AVERAGE DOM	0	19	-

Monthly Sales



Monthly Total Sales Volume



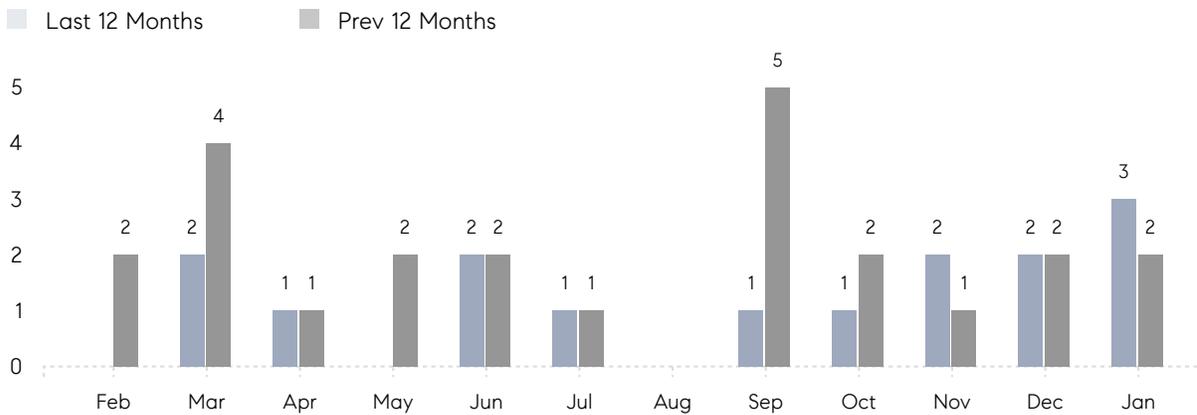
Orient

NORTH FORK, JANUARY 2023

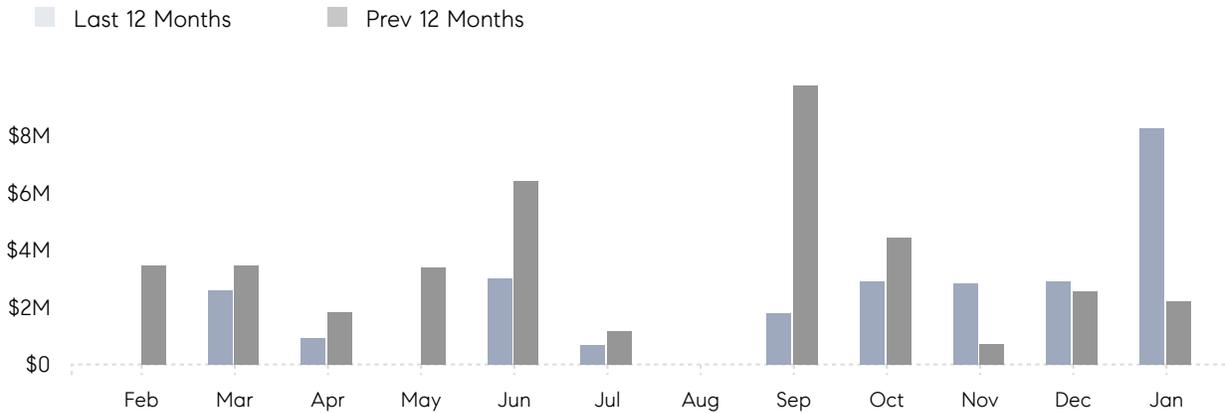
Property Statistics

		Jan 2023	Jan 2022	% Change
Single-Family	# OF SALES	3	2	50.0%
	SALES VOLUME	\$8,275,000	\$2,226,500	271.7%
	AVERAGE PRICE	\$2,758,333	\$1,113,250	147.8%
	AVERAGE DOM	197	41	380.5%

Monthly Sales



Monthly Total Sales Volume



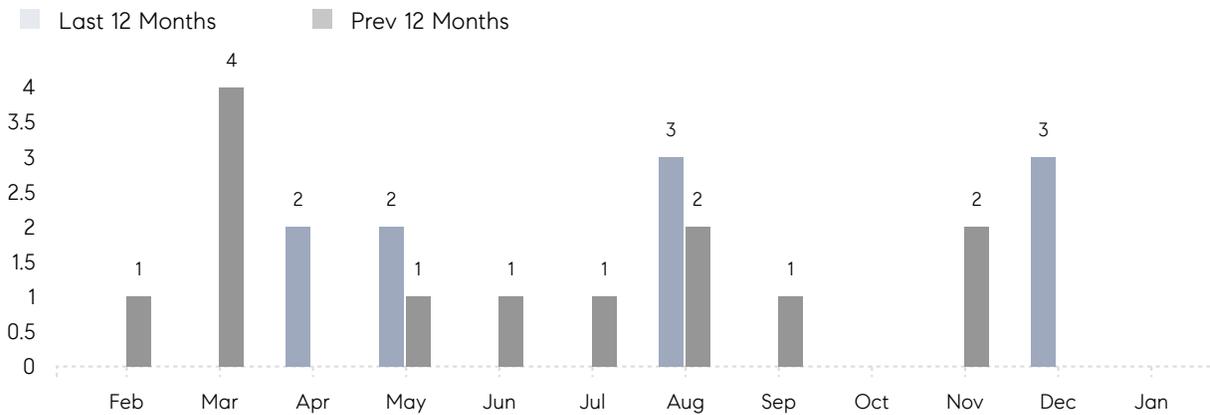
Peconic

NORTH FORK, JANUARY 2023

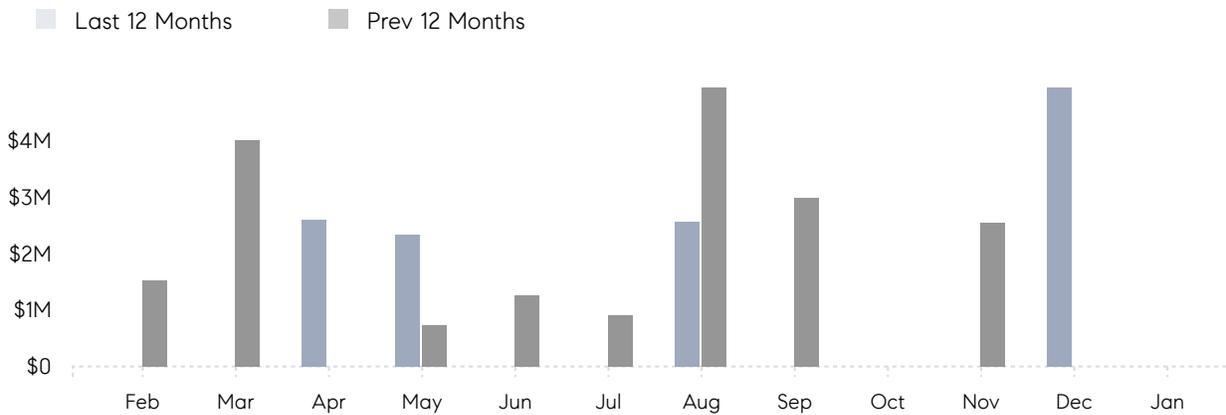
Property Statistics

		Jan 2023	Jan 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



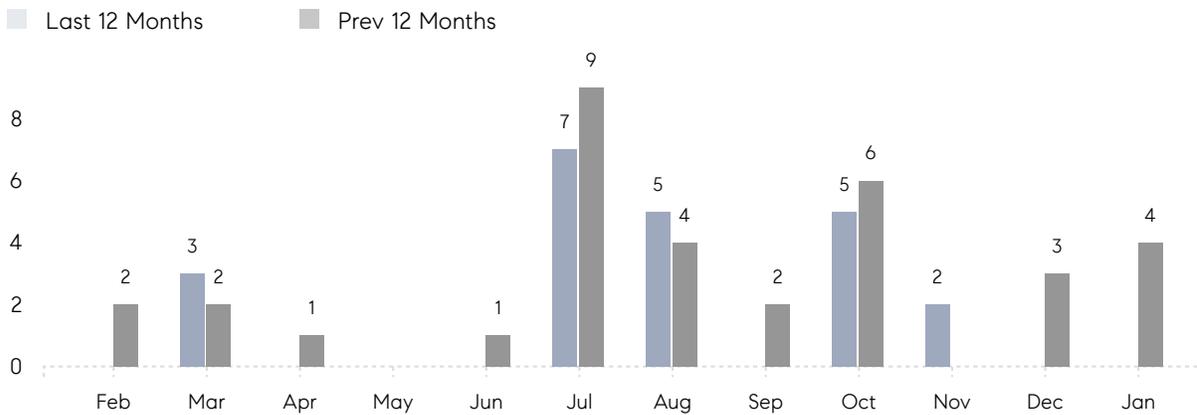
Shelter Island

NORTH FORK, JANUARY 2023

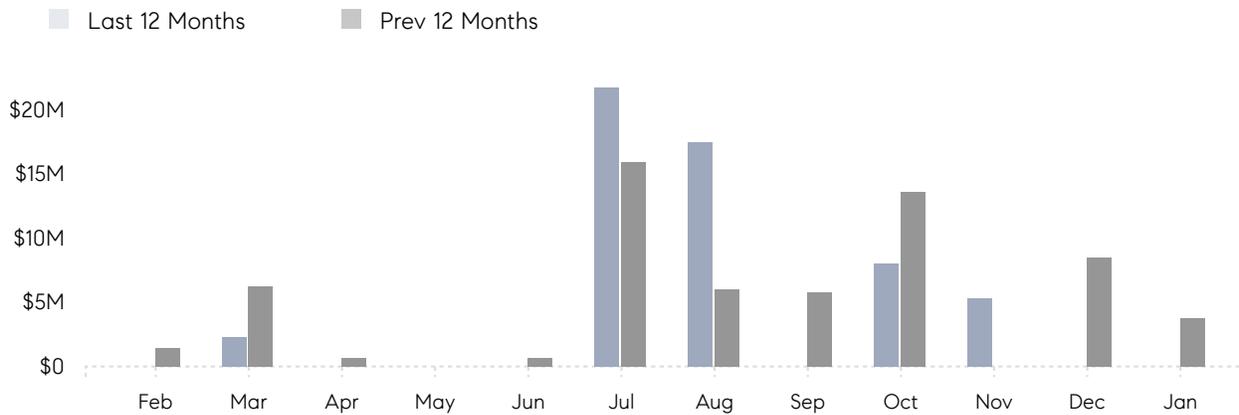
Property Statistics

		Jan 2023	Jan 2022	% Change
Single-Family	# OF SALES	0	4	0.0%
	SALES VOLUME	\$0	\$3,764,000	-
	AVERAGE PRICE	\$0	\$941,000	-
	AVERAGE DOM	0	96	-

Monthly Sales



Monthly Total Sales Volume



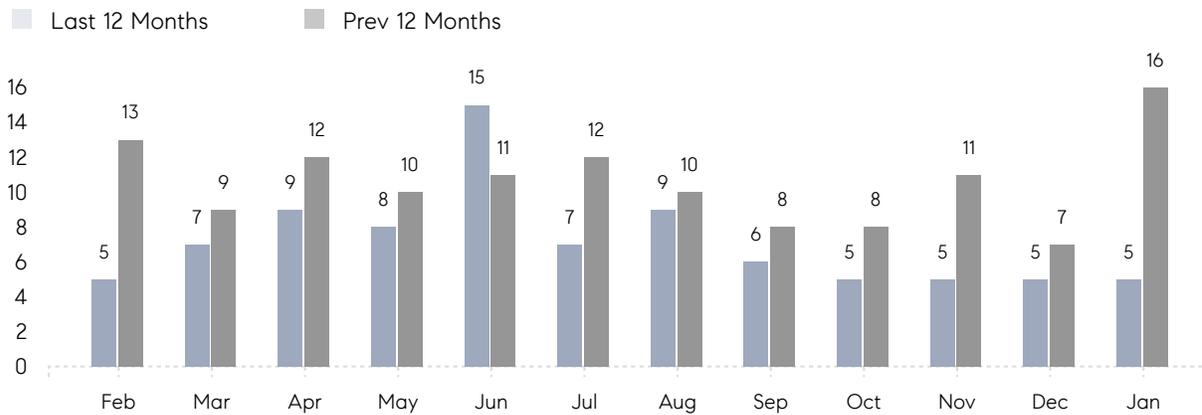
Southhold

NORTH FORK, JANUARY 2023

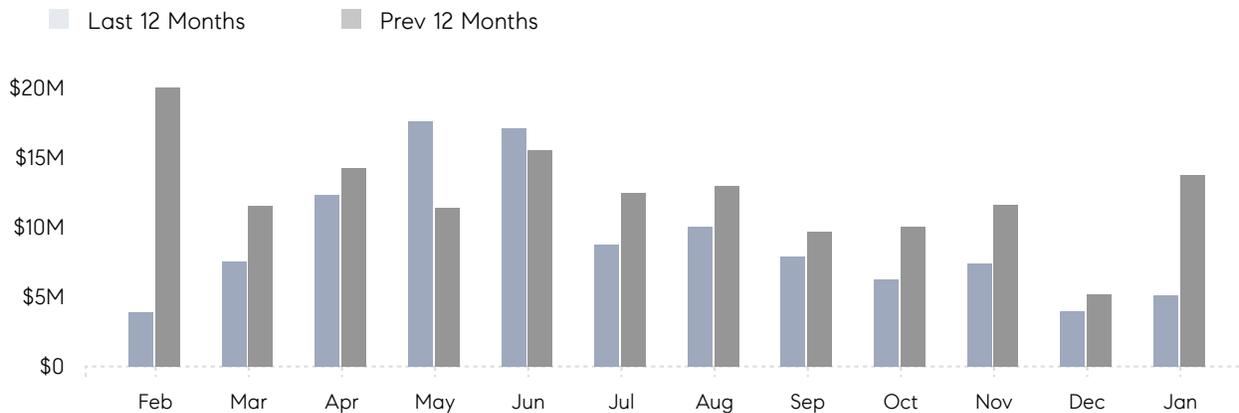
Property Statistics

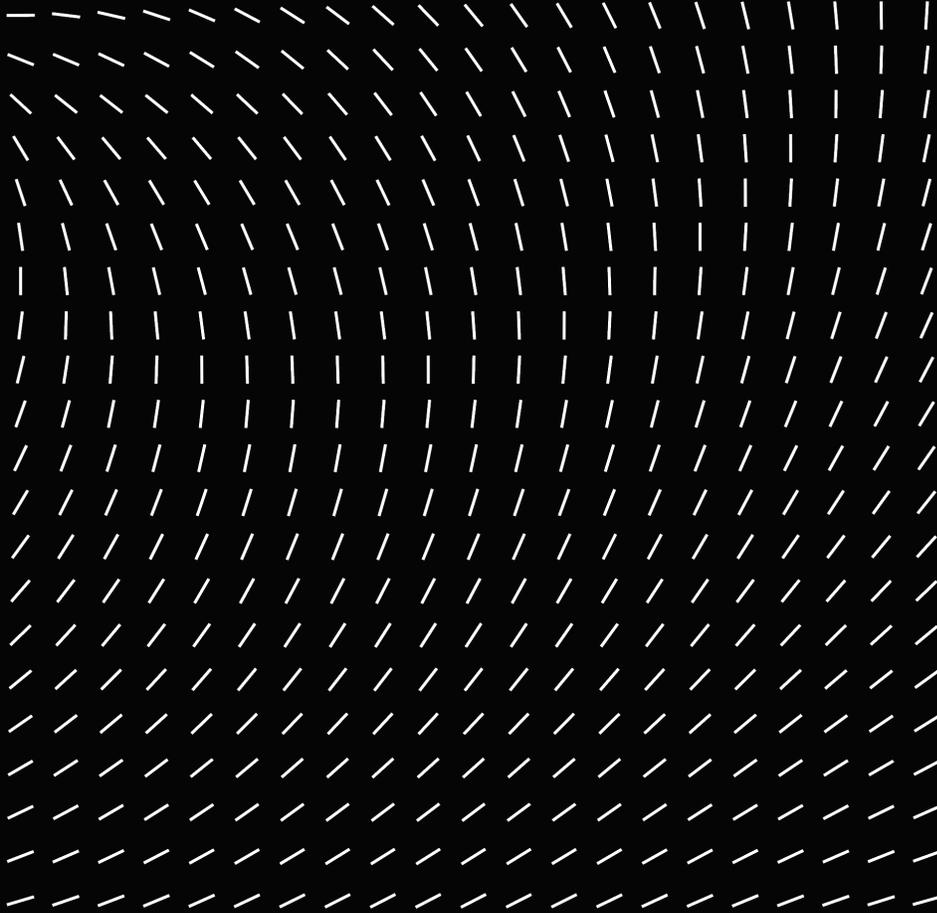
		Jan 2023	Jan 2022	% Change
Single-Family	# OF SALES	5	16	-68.7%
	SALES VOLUME	\$5,087,000	\$13,723,500	-62.9%
	AVERAGE PRICE	\$1,017,400	\$857,719	18.6%
	AVERAGE DOM	37	69	-46.4%

Monthly Sales



Monthly Total Sales Volume





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