



COMPASS

December 2022

Nassau County Market Insights

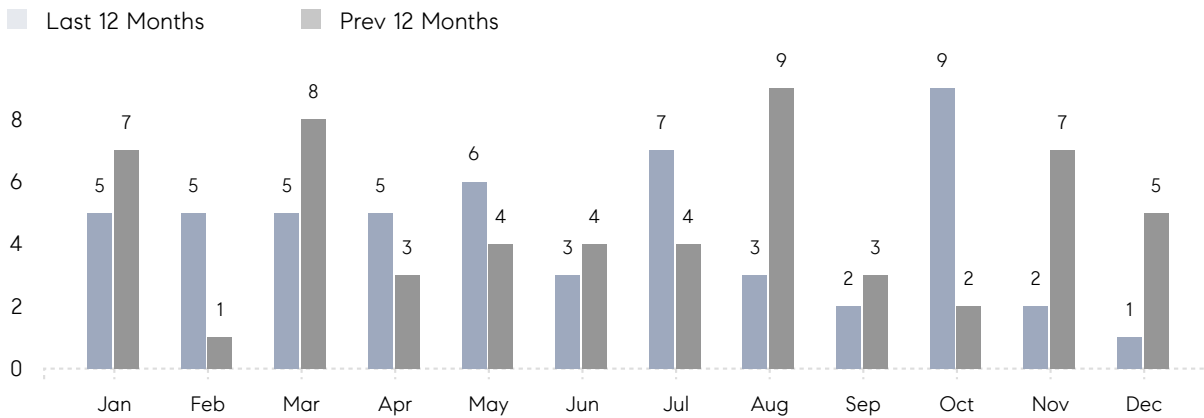
Albertson

NASSAU, DECEMBER 2022

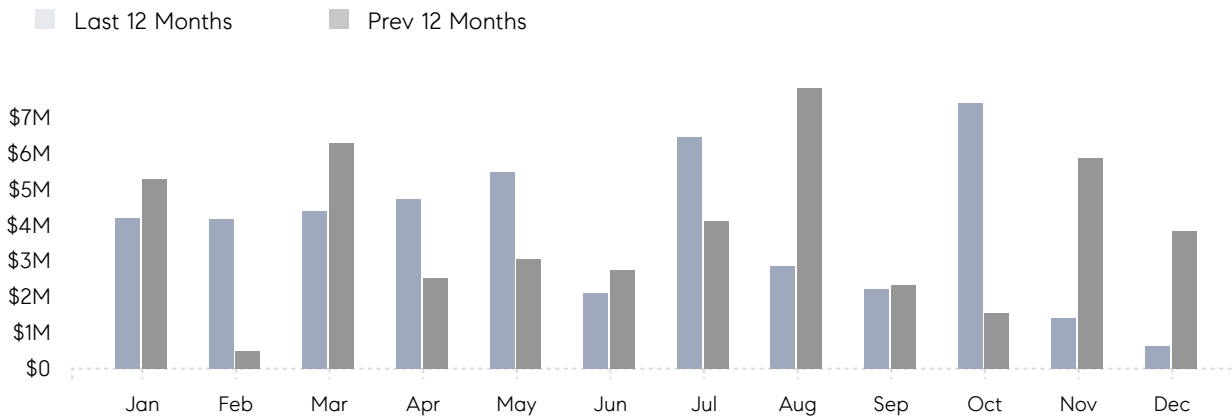
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	1	5	-80.0%
	SALES VOLUME	\$636,000	\$3,833,000	-83.4%
	AVERAGE PRICE	\$636,000	\$766,600	-17.0%
	AVERAGE DOM	10	53	-81.1%

Monthly Sales



Monthly Total Sales Volume



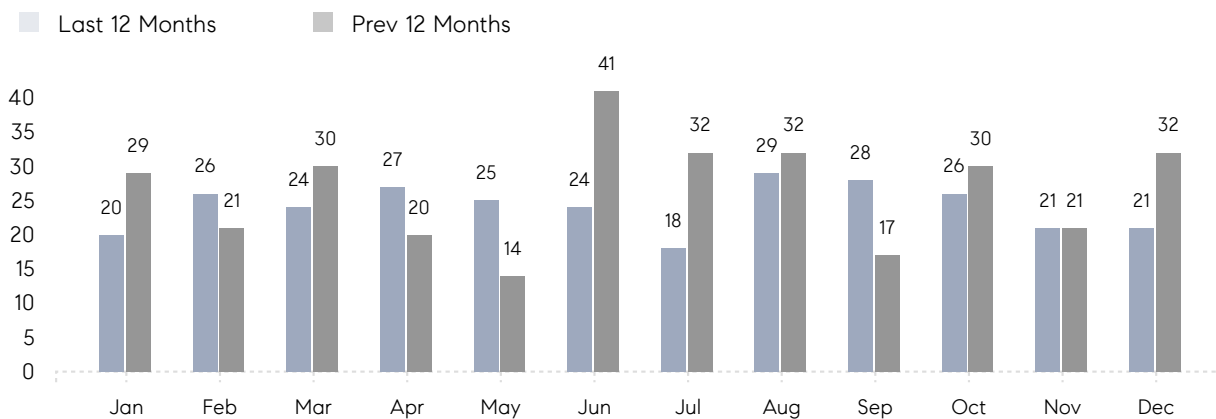
Baldwin

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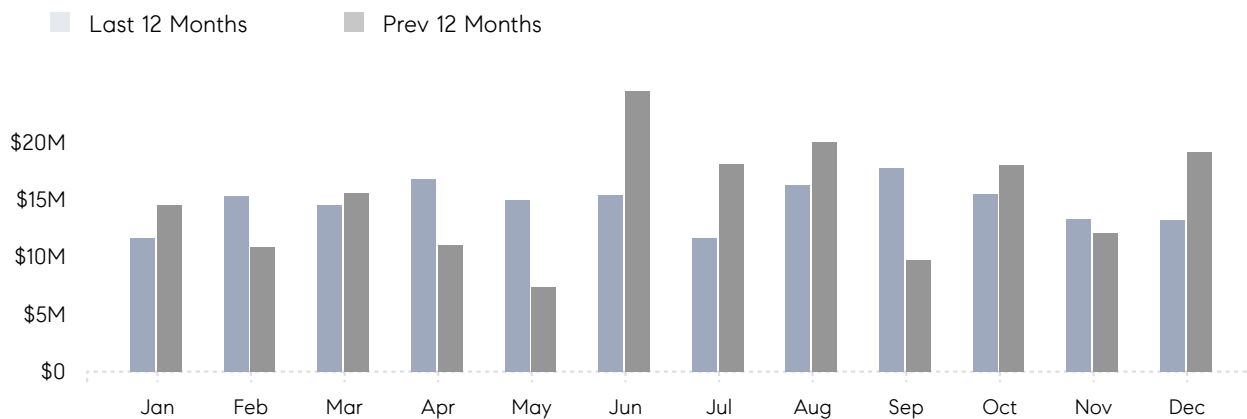
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	21	32	-34.4%
	SALES VOLUME	\$13,221,000	\$19,124,000	-30.9%
	AVERAGE PRICE	\$629,571	\$597,625	5.3%
	AVERAGE DOM	68	36	88.9%

Monthly Sales



Monthly Total Sales Volume



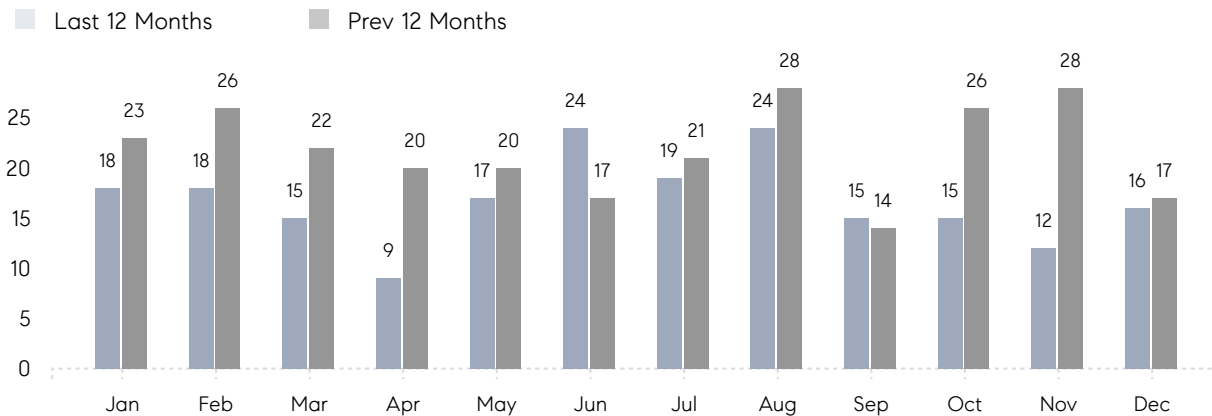
Bellmore

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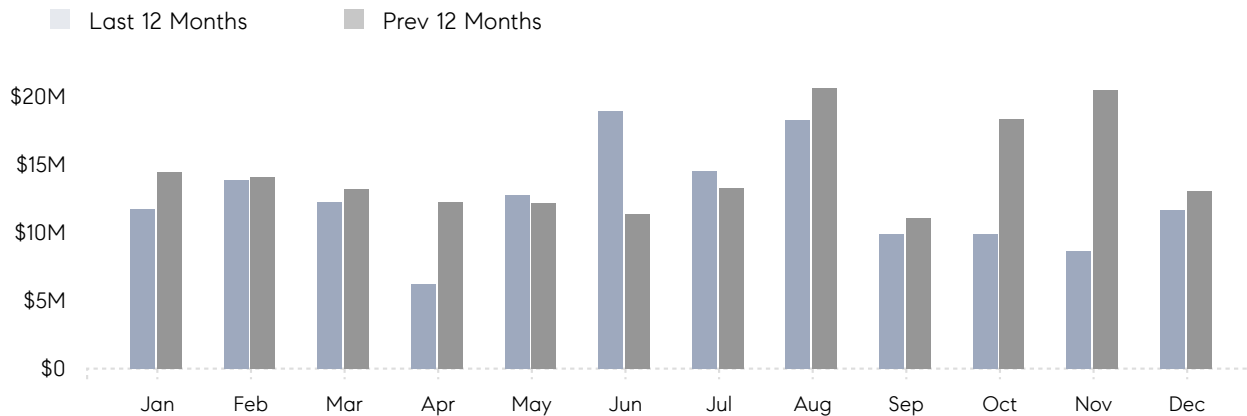
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	16	17	-5.9%
	SALES VOLUME	\$11,628,020	\$13,027,998	-10.7%
	AVERAGE PRICE	\$726,751	\$766,353	-5.2%
	AVERAGE DOM	54	59	-8.5%

Monthly Sales



Monthly Total Sales Volume



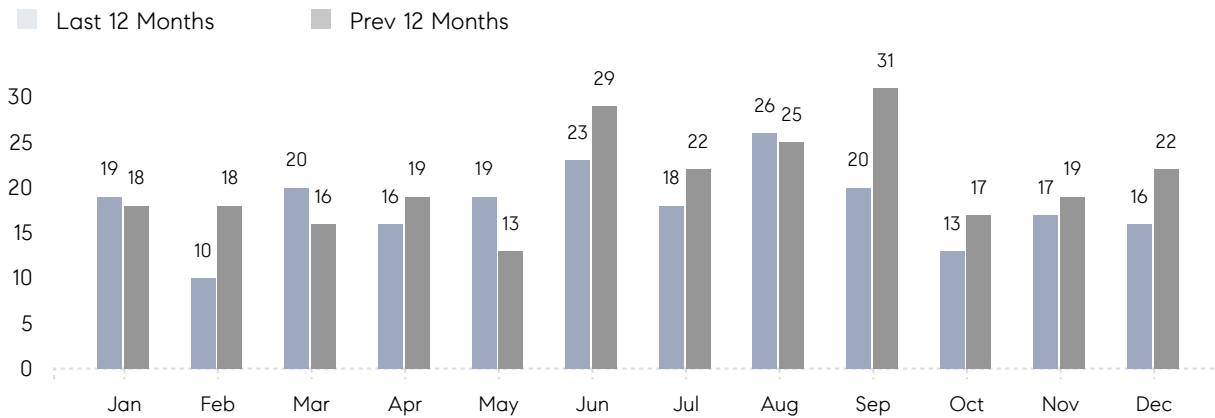
Bethpage

NASSAU, DECEMBER 2022

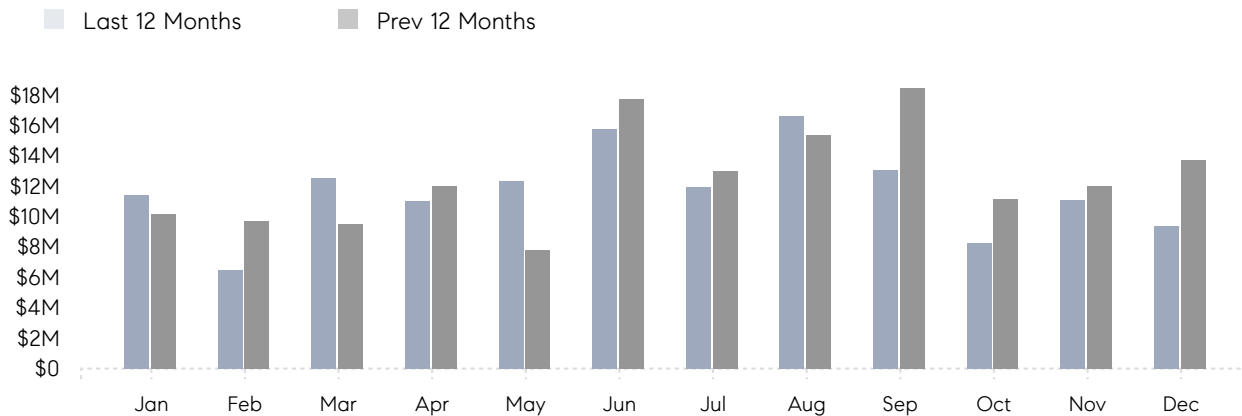
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	16	22	-27.3%
	SALES VOLUME	\$9,385,500	\$13,756,000	-31.8%
	AVERAGE PRICE	\$586,594	\$625,273	-6.2%
	AVERAGE DOM	55	42	31.0%

Monthly Sales



Monthly Total Sales Volume



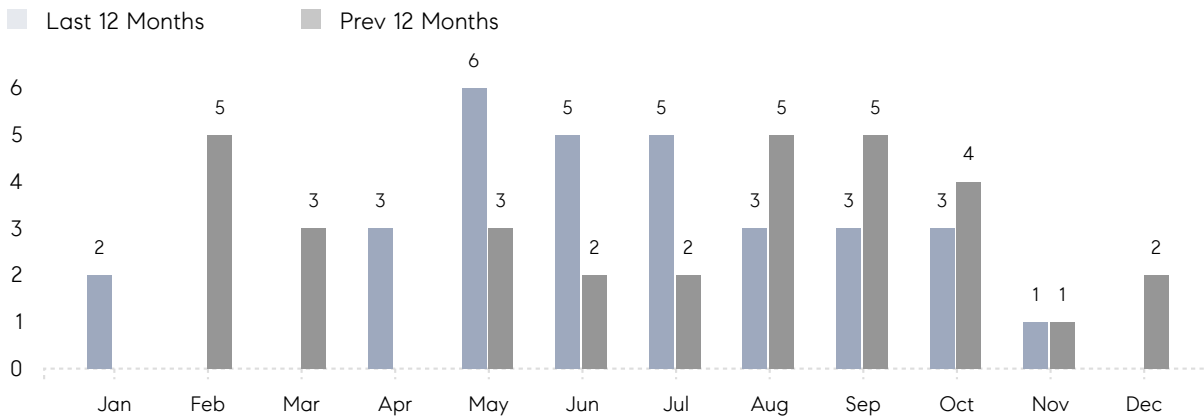
Brookville

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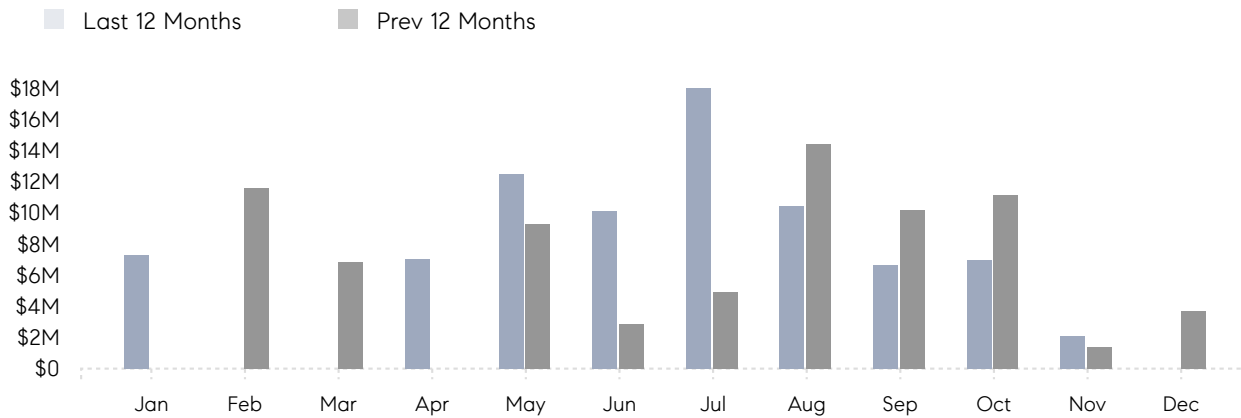
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	0	2	0.0%
	SALES VOLUME	\$0	\$3,685,000	-
	AVERAGE PRICE	\$0	\$1,842,500	-
	AVERAGE DOM	0	50	-

Monthly Sales



Monthly Total Sales Volume



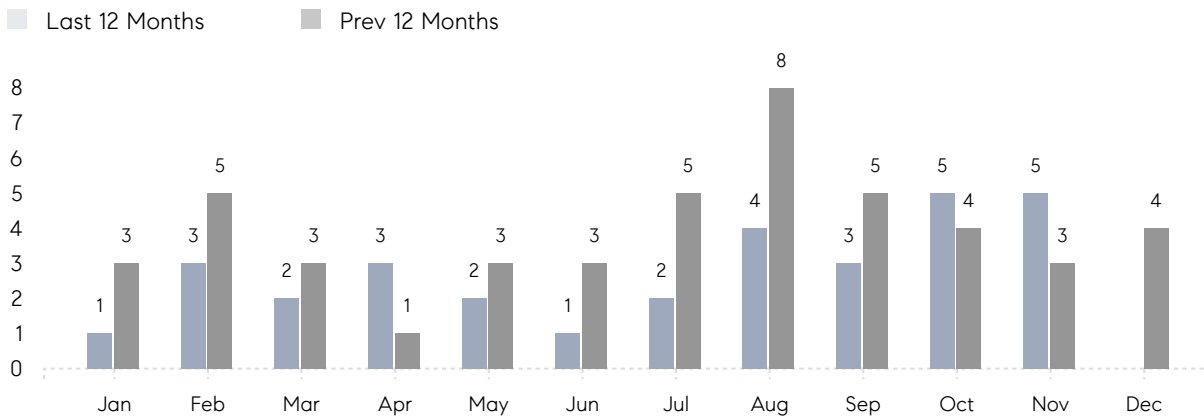
Carle Place

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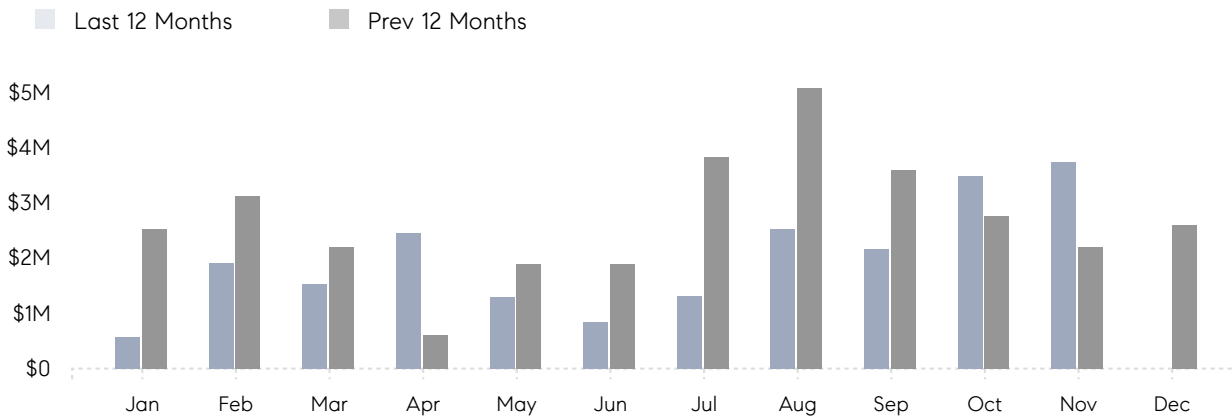
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	0	4	0.0%
	SALES VOLUME	\$0	\$2,592,000	-
	AVERAGE PRICE	\$0	\$648,000	-
	AVERAGE DOM	0	51	-

Monthly Sales



Monthly Total Sales Volume



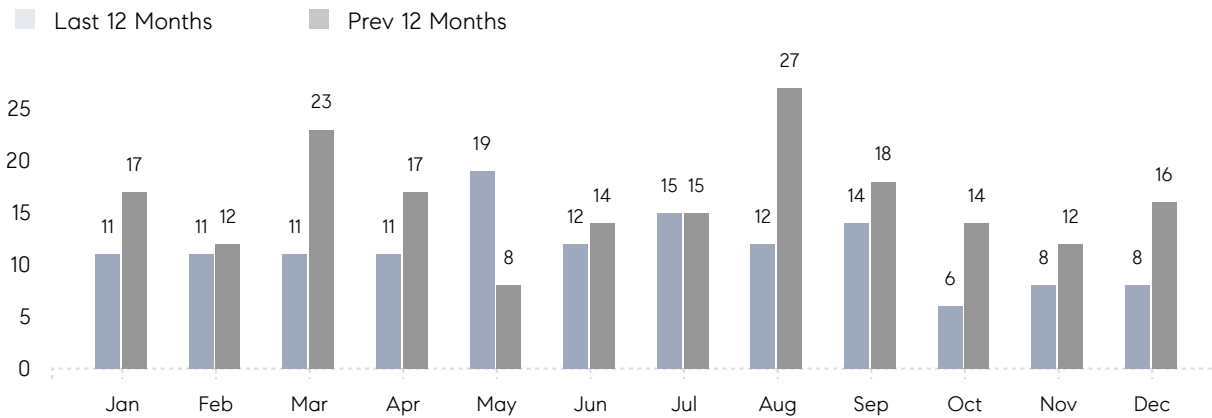
Cedarhurst

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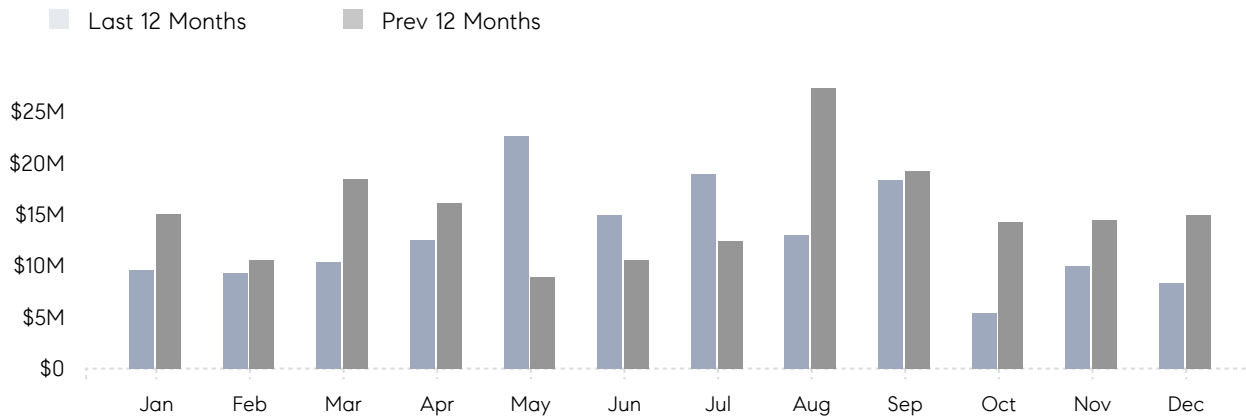
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	8	16	-50.0%
	SALES VOLUME	\$8,299,000	\$14,947,000	-44.5%
	AVERAGE PRICE	\$1,037,375	\$934,188	11.0%
	AVERAGE DOM	66	80	-17.5%

Monthly Sales



Monthly Total Sales Volume



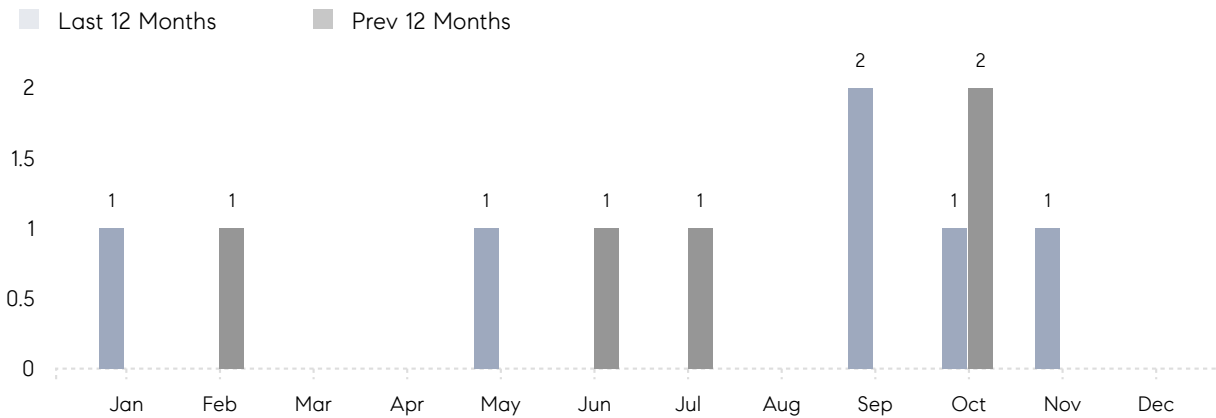
Centre Island

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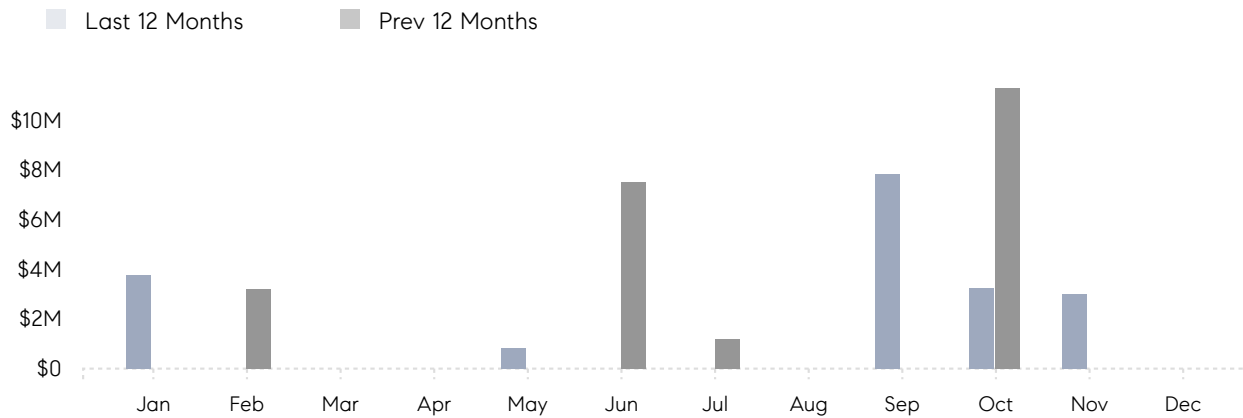
Property Statistics

		Dec 2022	Dec 2021	% 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



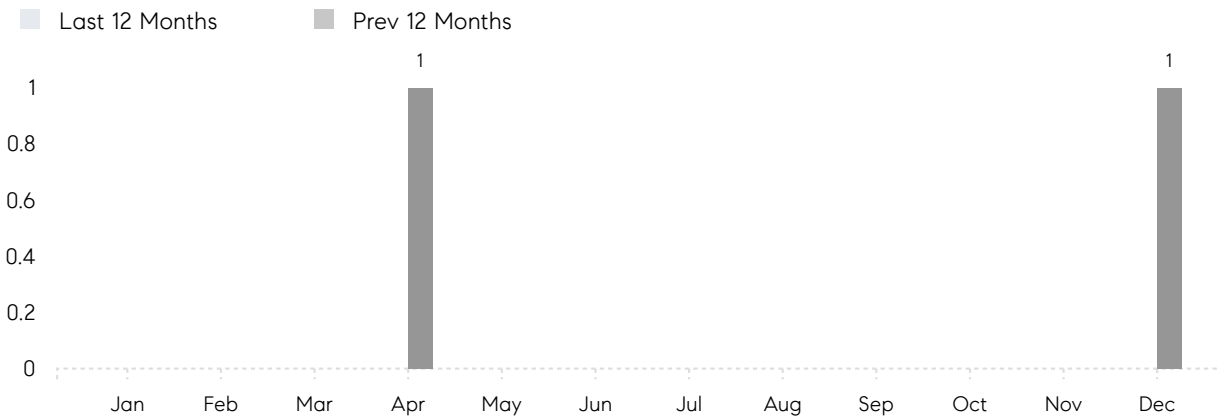
Cove Neck

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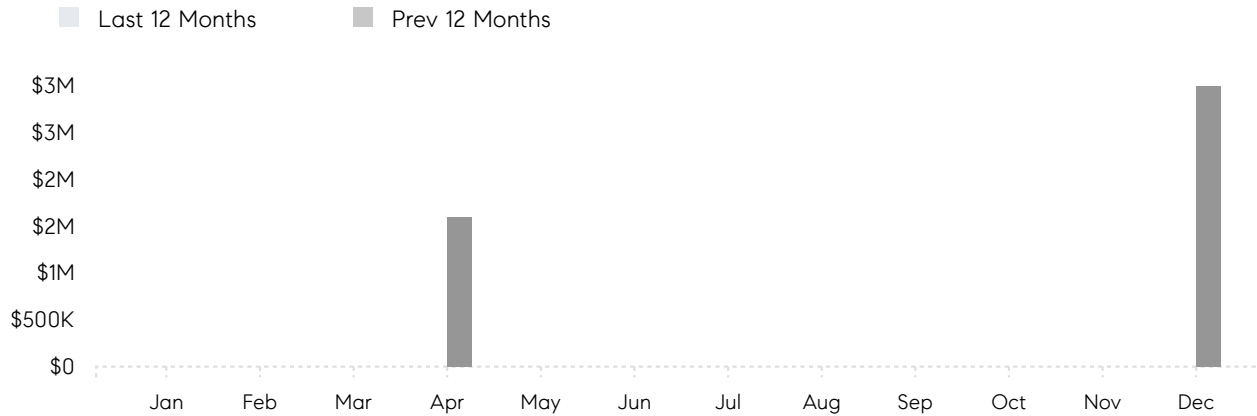
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	0	1	0.0%
	SALES VOLUME	\$0	\$3,000,000	-
	AVERAGE PRICE	\$0	\$3,000,000	-
	AVERAGE DOM	0	7	-

Monthly Sales



Monthly Total Sales Volume



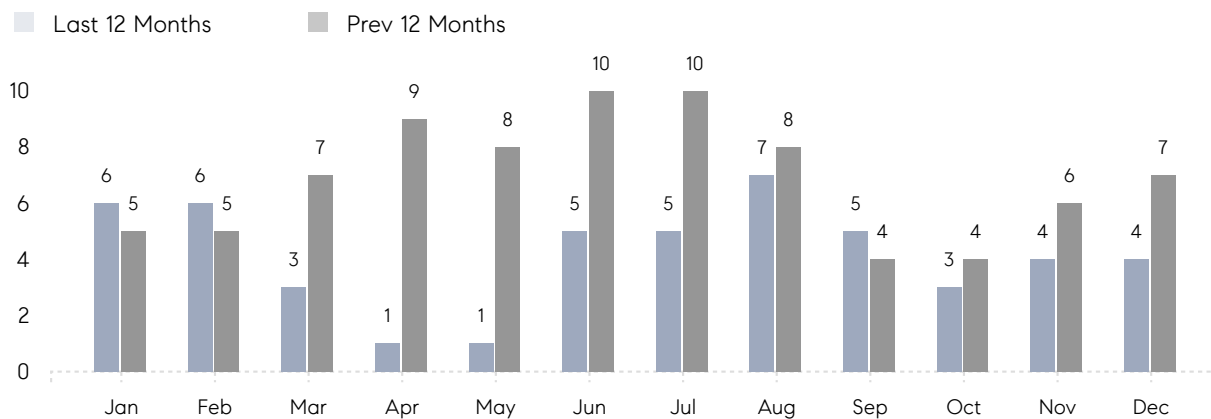
East Hills

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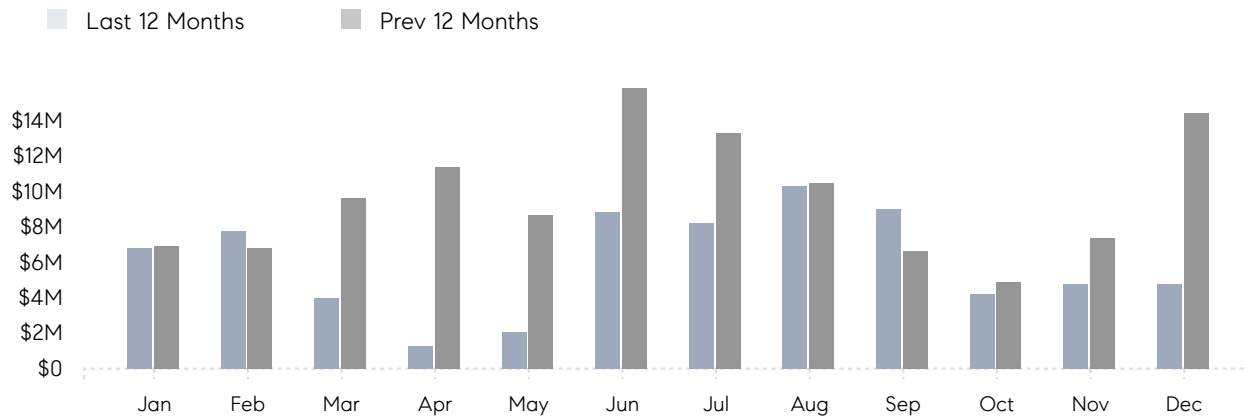
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	4	7	-42.9%
	SALES VOLUME	\$4,788,888	\$14,430,999	-66.8%
	AVERAGE PRICE	\$1,197,222	\$2,061,571	-41.9%
	AVERAGE DOM	26	37	-29.7%

Monthly Sales



Monthly Total Sales Volume



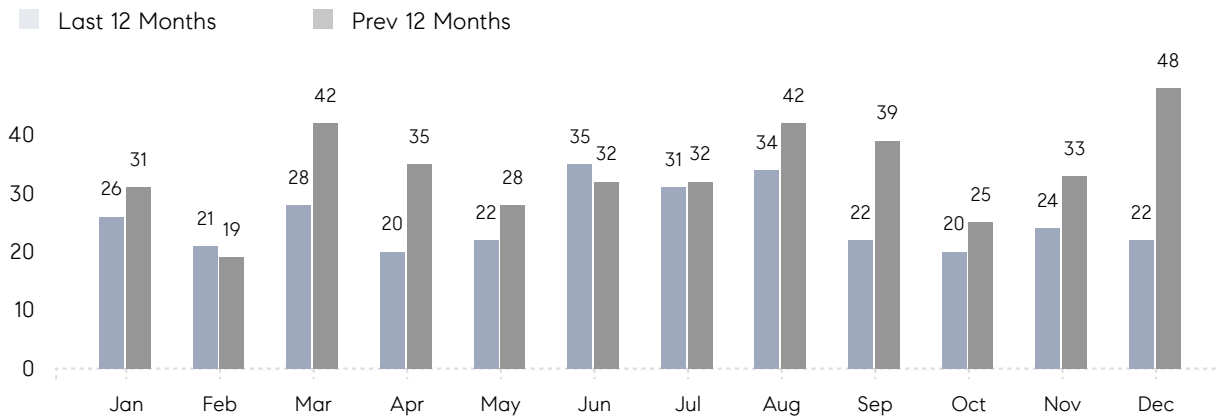
East Meadow

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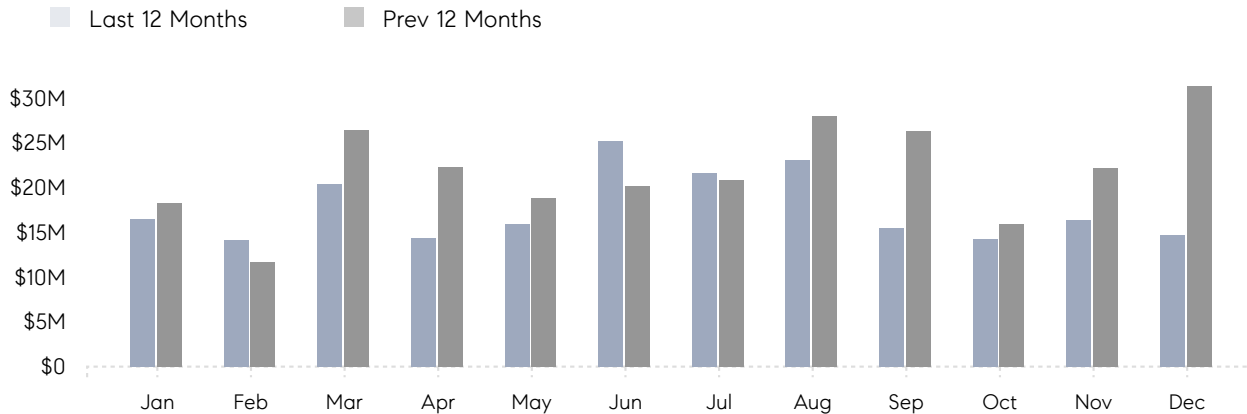
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	22	48	-54.2%
	SALES VOLUME	\$14,756,416	\$31,384,600	-53.0%
	AVERAGE PRICE	\$670,746	\$653,846	2.6%
	AVERAGE DOM	39	41	-4.9%

Monthly Sales



Monthly Total Sales Volume



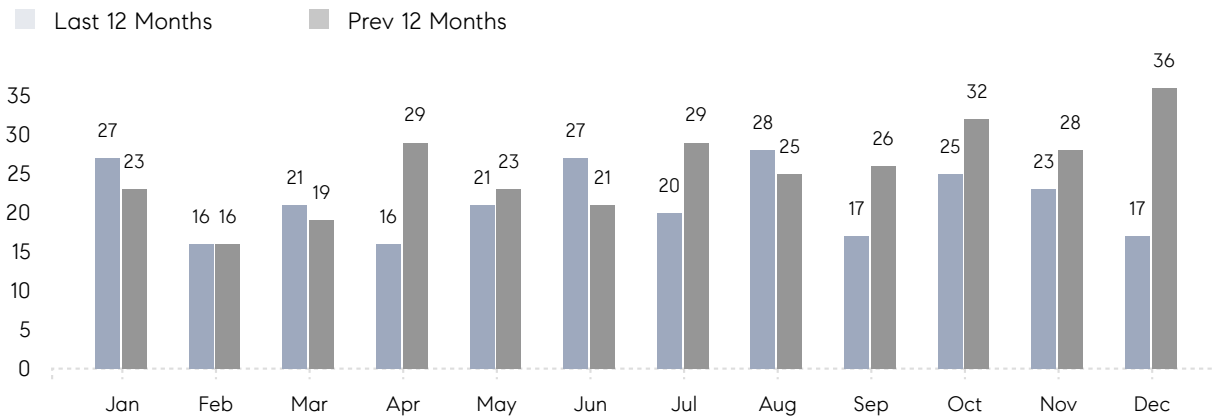
Farmingdale

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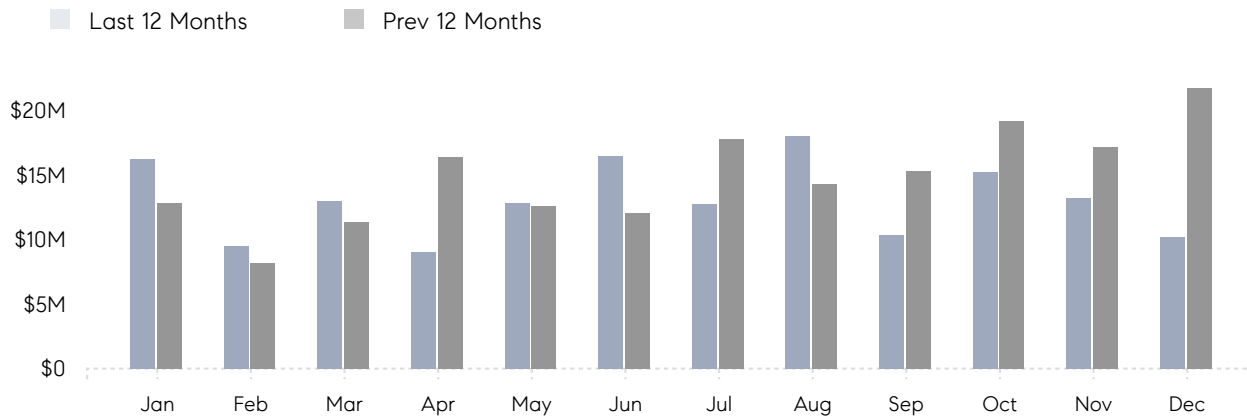
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	17	36	-52.8%
	SALES VOLUME	\$10,199,000	\$21,790,600	-53.2%
	AVERAGE PRICE	\$599,941	\$605,294	-0.9%
	AVERAGE DOM	66	52	26.9%

Monthly Sales



Monthly Total Sales Volume



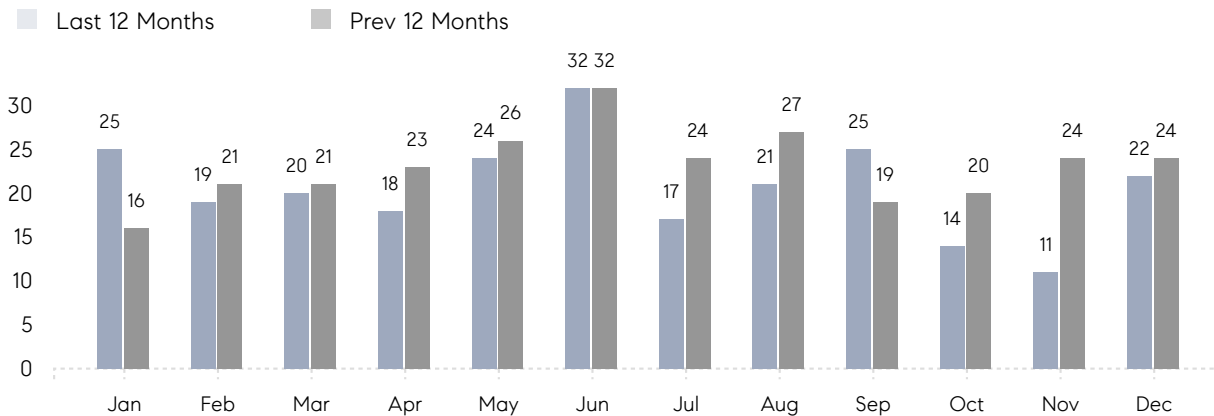
Floral Park

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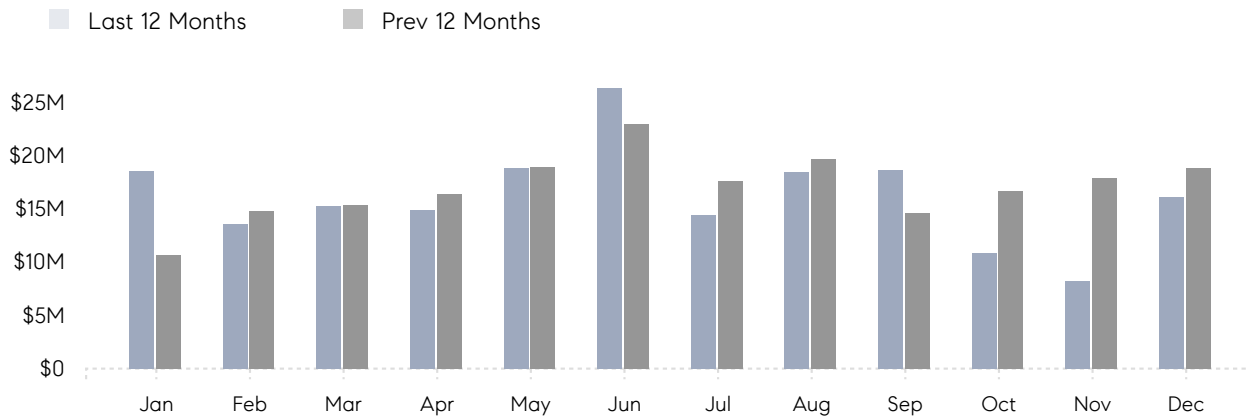
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	22	24	-8.3%
	SALES VOLUME	\$16,060,000	\$18,858,800	-14.8%
	AVERAGE PRICE	\$730,000	\$785,783	-7.1%
	AVERAGE DOM	67	71	-5.6%

Monthly Sales



Monthly Total Sales Volume



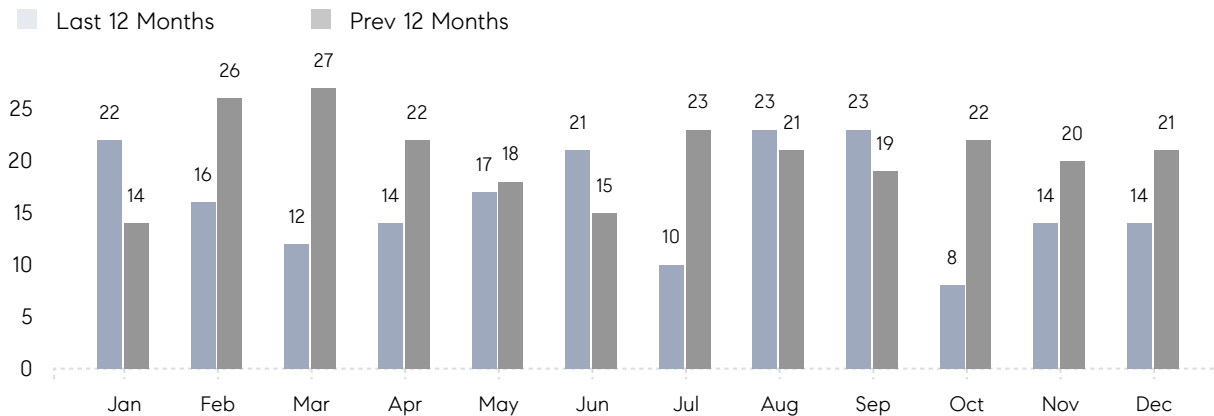
Franklin Square

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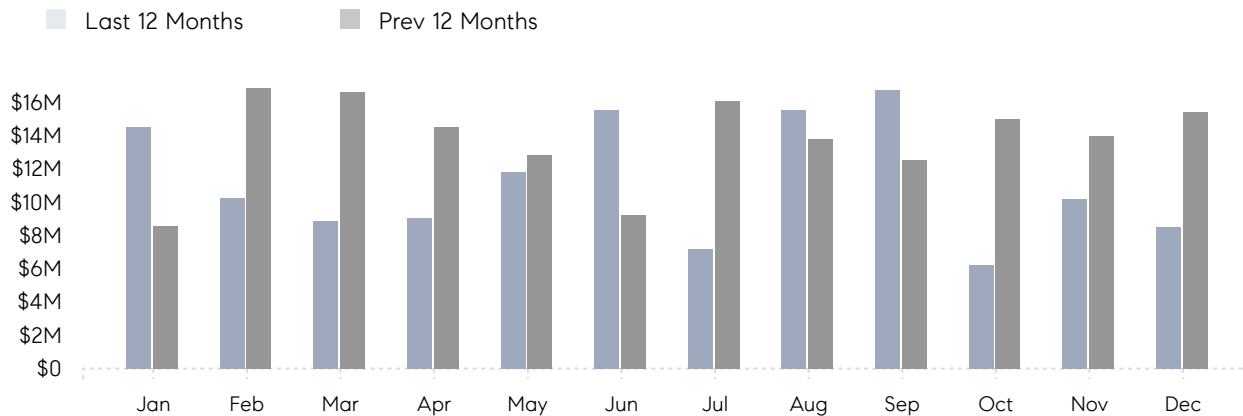
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	14	21	-33.3%
	SALES VOLUME	\$8,504,000	\$15,417,000	-44.8%
	AVERAGE PRICE	\$607,429	\$734,143	-17.3%
	AVERAGE DOM	43	61	-29.5%

Monthly Sales



Monthly Total Sales Volume



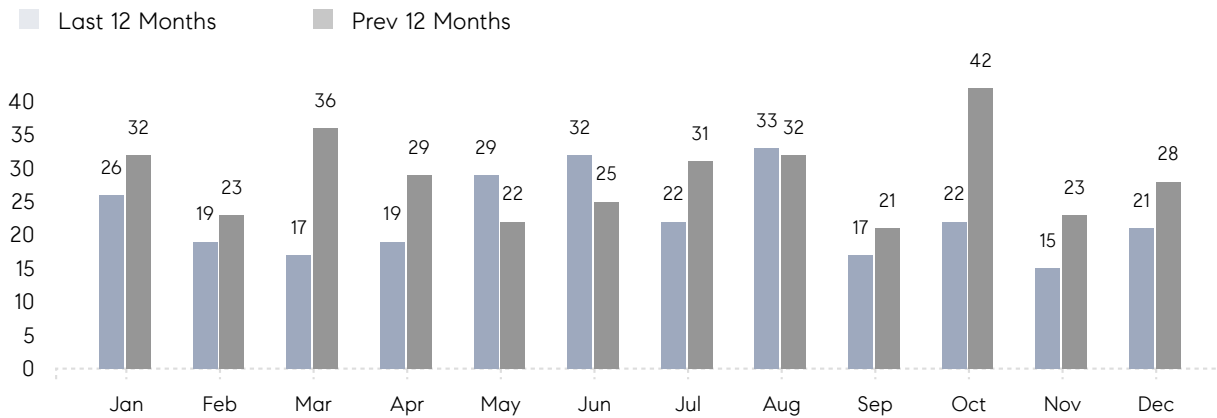
Freeport

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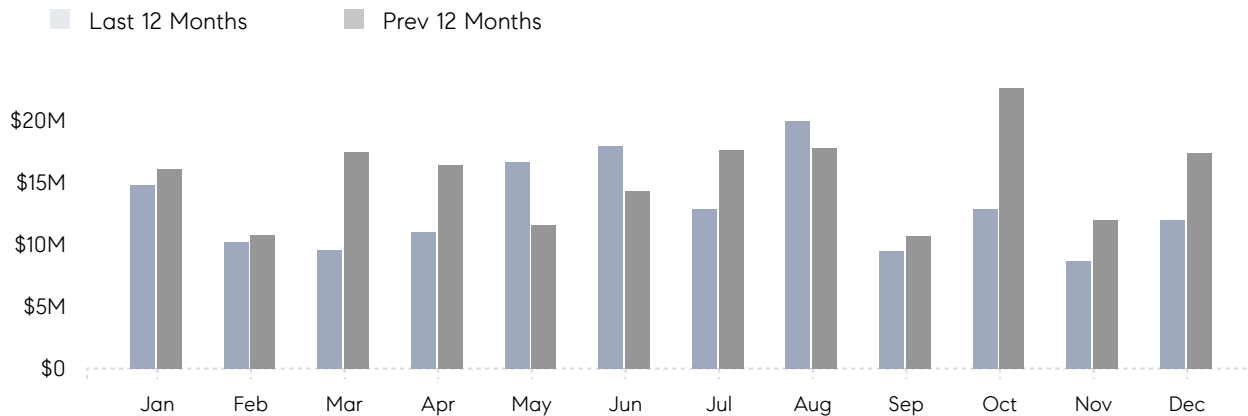
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	21	28	-25.0%
	SALES VOLUME	\$11,971,000	\$17,384,747	-31.1%
	AVERAGE PRICE	\$570,048	\$620,884	-8.2%
	AVERAGE DOM	61	55	10.9%

Monthly Sales



Monthly Total Sales Volume



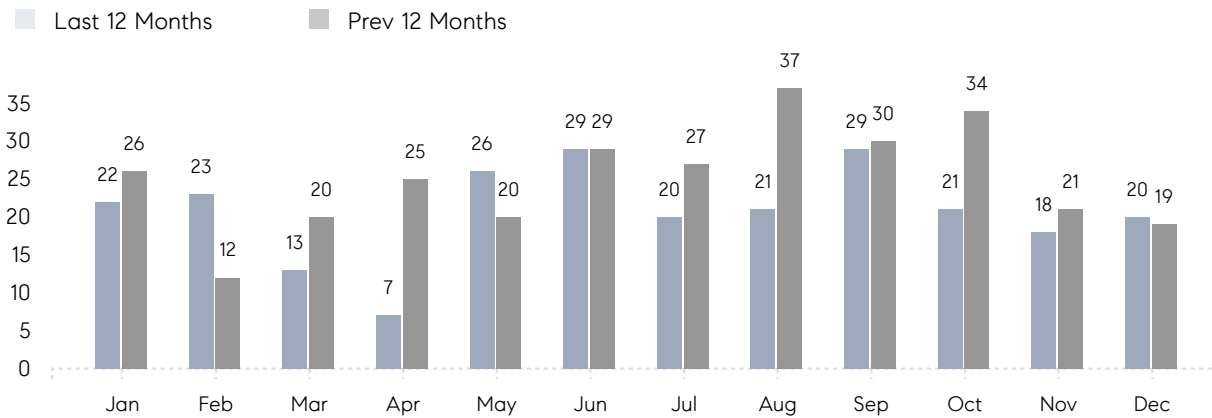
Garden City

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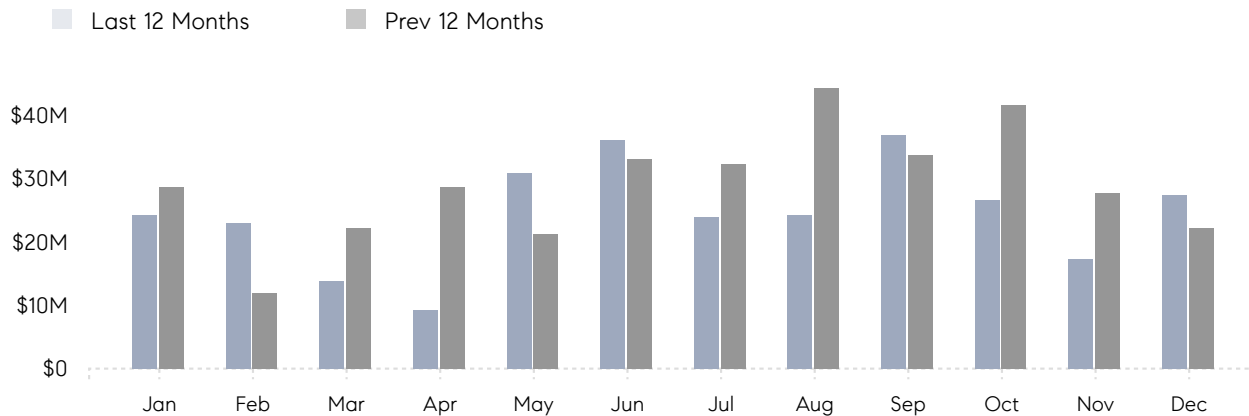
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	20	19	5.3%
	SALES VOLUME	\$27,474,535	\$22,180,500	23.9%
	AVERAGE PRICE	\$1,373,727	\$1,167,395	17.7%
	AVERAGE DOM	49	52	-5.8%

Monthly Sales



Monthly Total Sales Volume



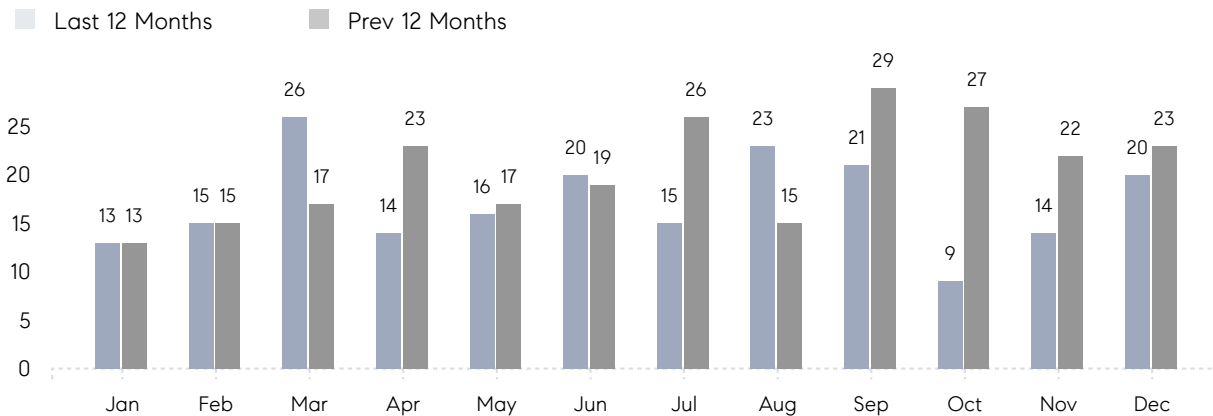
Glen Cove

NASSAU, DECEMBER 2022

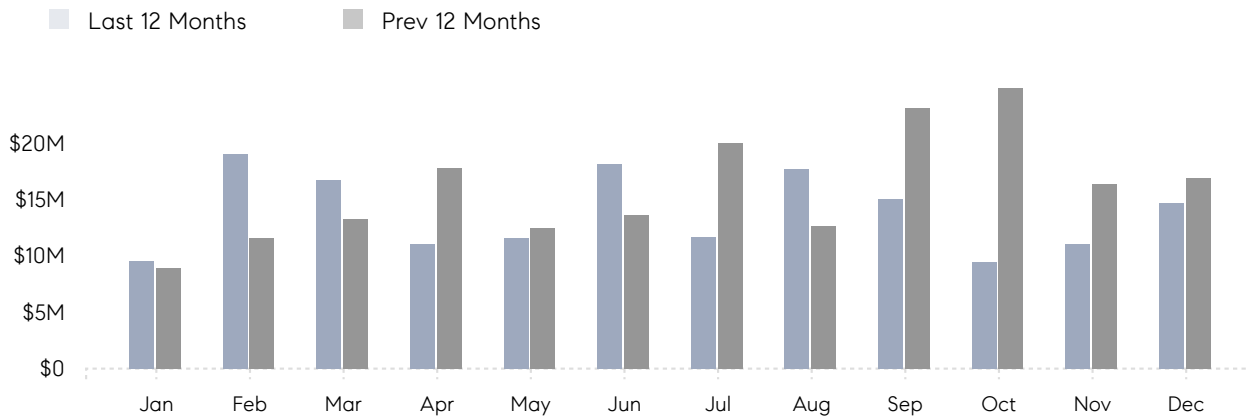
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	20	23	-13.0%
	SALES VOLUME	\$14,702,000	\$16,927,500	-13.1%
	AVERAGE PRICE	\$735,100	\$735,978	-0.1%
	AVERAGE DOM	40	60	-33.3%

Monthly Sales



Monthly Total Sales Volume



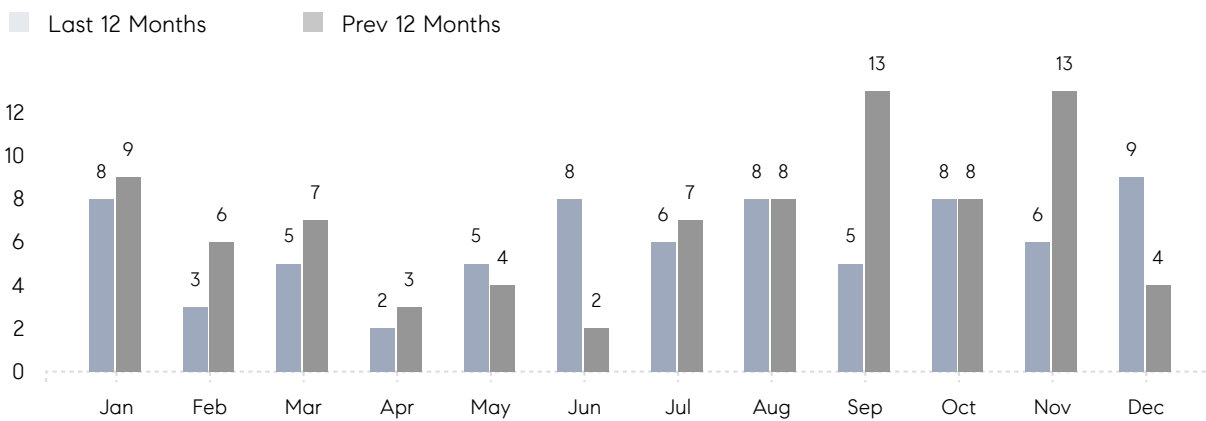
Glen Head

NASSAU, DECEMBER 2022

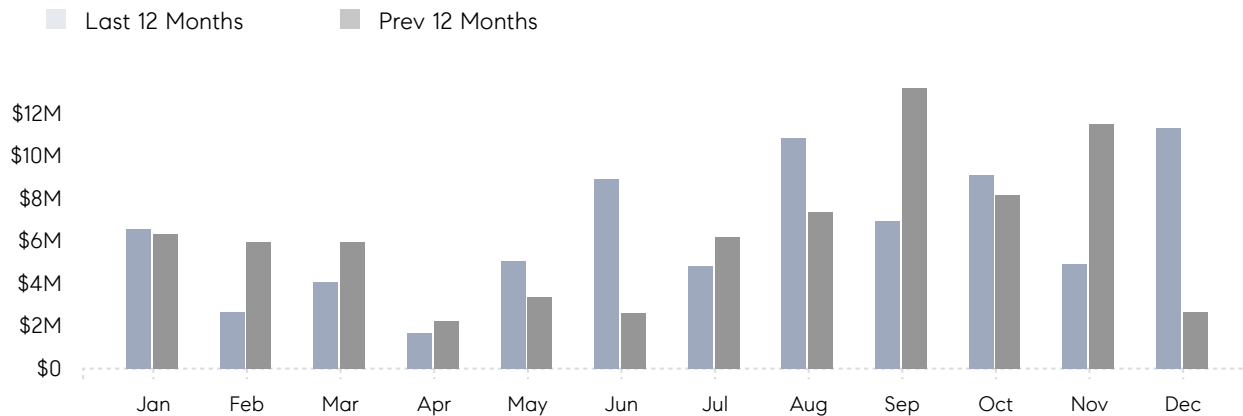
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	9	4	125.0%
	SALES VOLUME	\$11,310,000	\$2,659,500	325.3%
	AVERAGE PRICE	\$1,256,667	\$664,875	89.0%
	AVERAGE DOM	25	29	-13.8%

Monthly Sales



Monthly Total Sales Volume



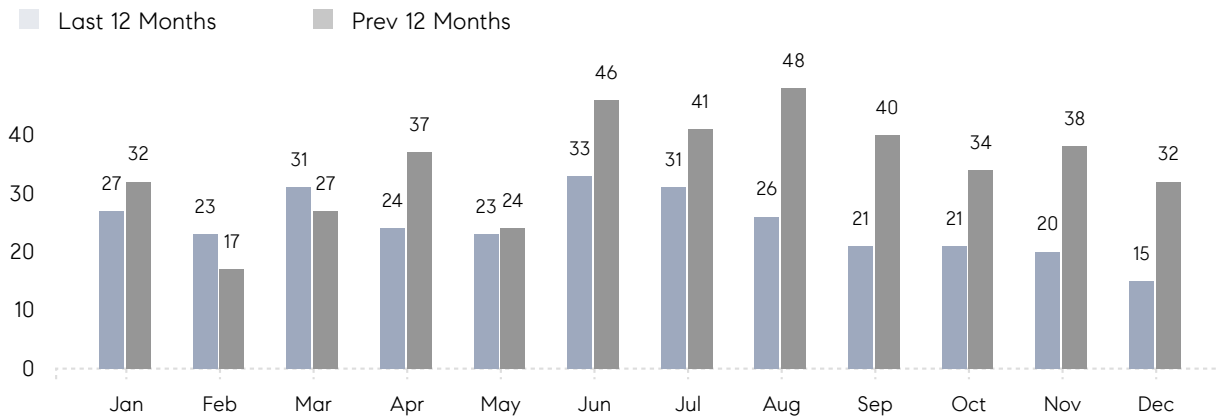
Great Neck

NASSAU, DECEMBER 2022

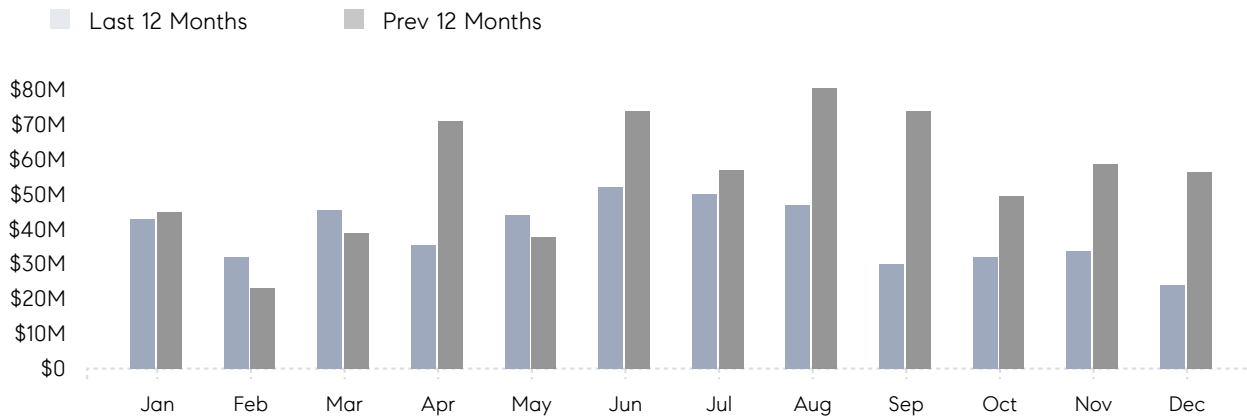
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	15	32	-53.1%
	SALES VOLUME	\$24,112,000	\$56,323,000	-57.2%
	AVERAGE PRICE	\$1,607,467	\$1,760,094	-8.7%
	AVERAGE DOM	77	103	-25.2%

Monthly Sales



Monthly Total Sales Volume



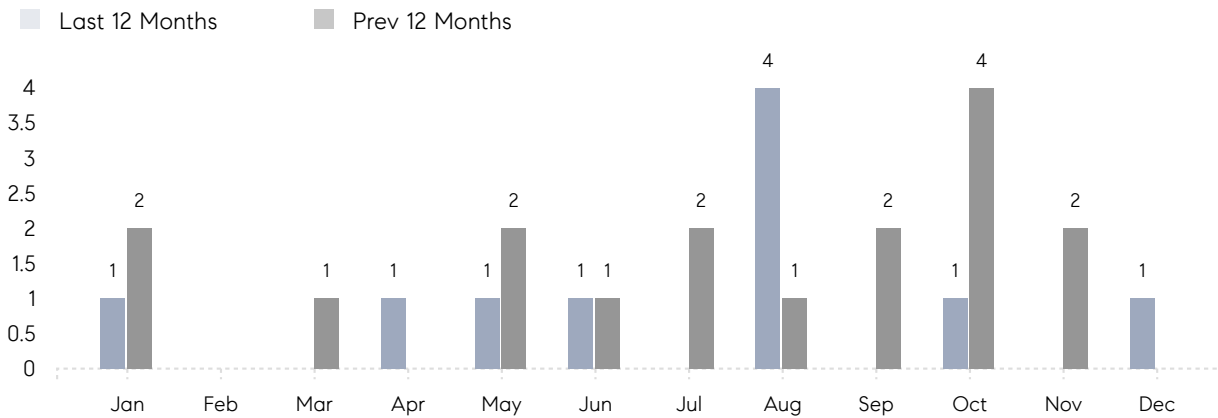
Greenvale

NASSAU, DECEMBER 2022

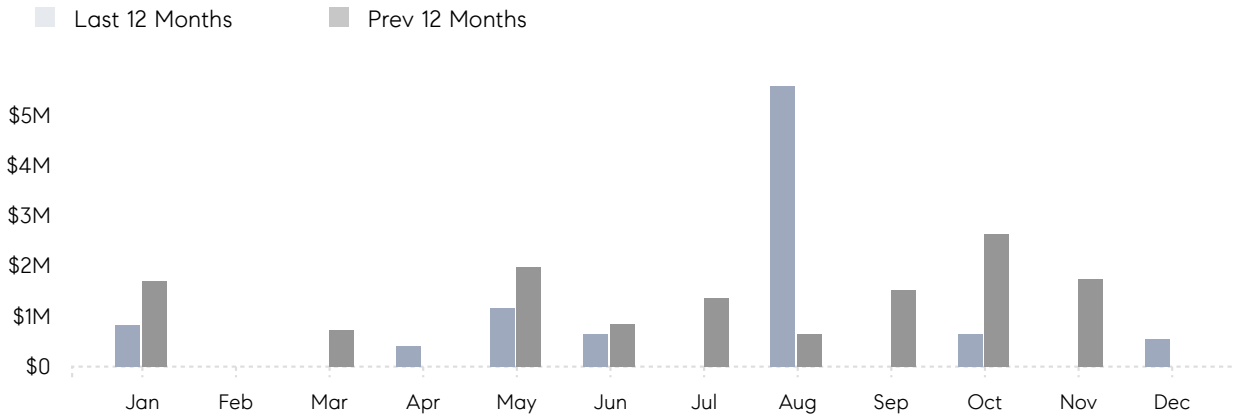
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	1	0	0.0%
	SALES VOLUME	\$555,000	\$0	-
	AVERAGE PRICE	\$555,000	\$0	-
	AVERAGE DOM	30	0	-

Monthly Sales



Monthly Total Sales Volume



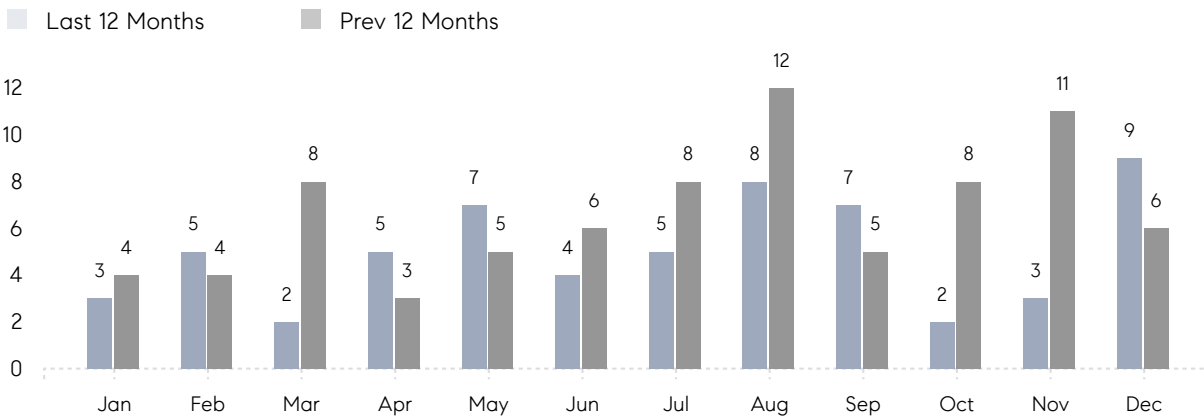
Hewlett

NASSAU, DECEMBER 2022

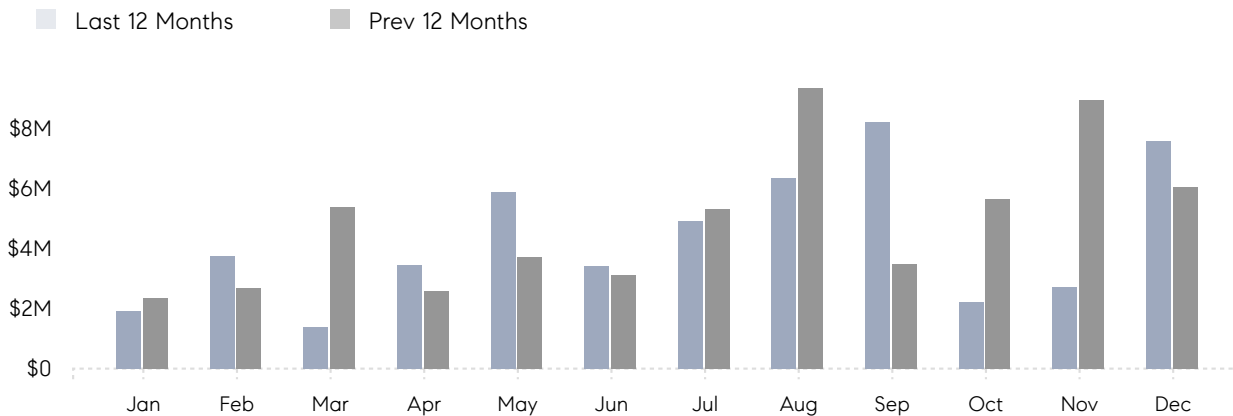
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	9	6	50.0%
	SALES VOLUME	\$7,591,000	\$6,050,500	25.5%
	AVERAGE PRICE	\$843,444	\$1,008,417	-16.4%
	AVERAGE DOM	87	141	-38.3%

Monthly Sales



Monthly Total Sales Volume



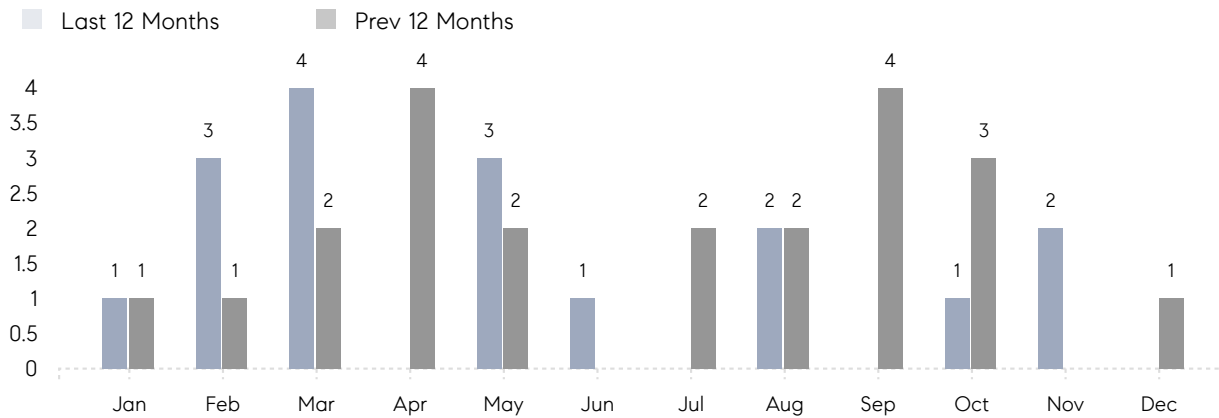
Hewlett Harbor

NASSAU, DECEMBER 2022

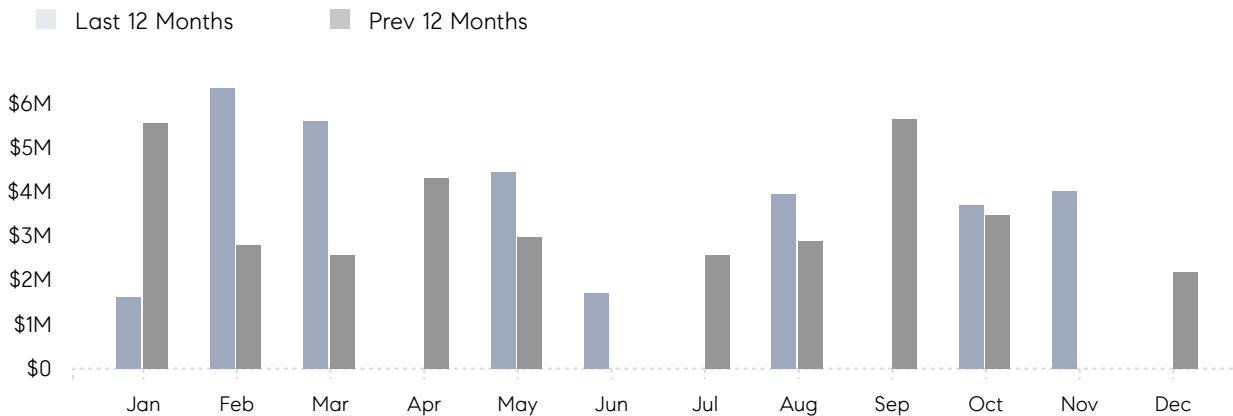
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	0	1	0.0%
	SALES VOLUME	\$0	\$2,175,000	-
	AVERAGE PRICE	\$0	\$2,175,000	-
	AVERAGE DOM	0	54	-

Monthly Sales



Monthly Total Sales Volume



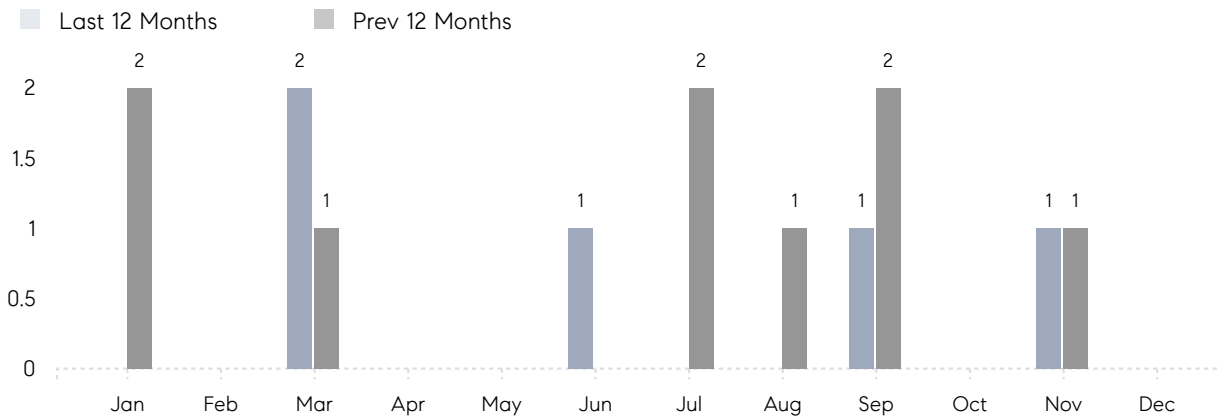
Hewlett Bay Park

NASSAU, DECEMBER 2022

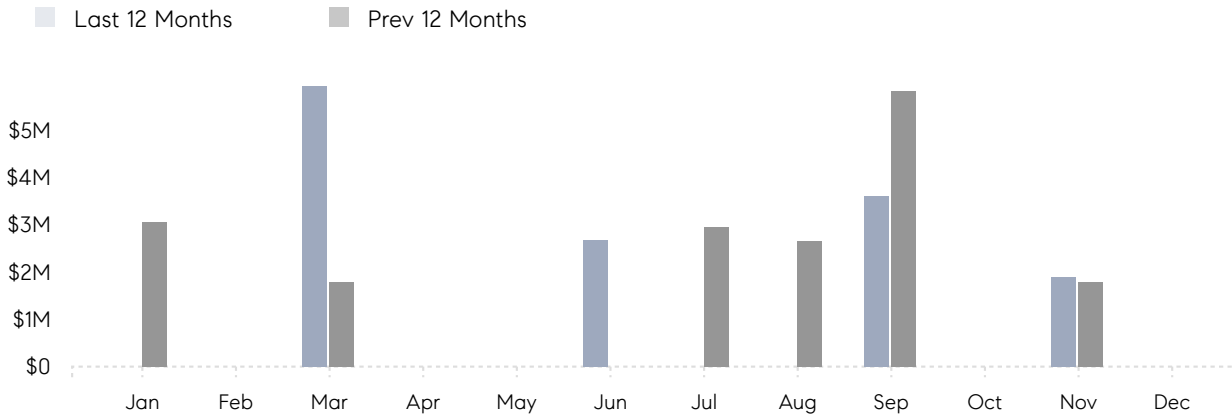
Property Statistics

		Dec 2022	Dec 2021	% 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



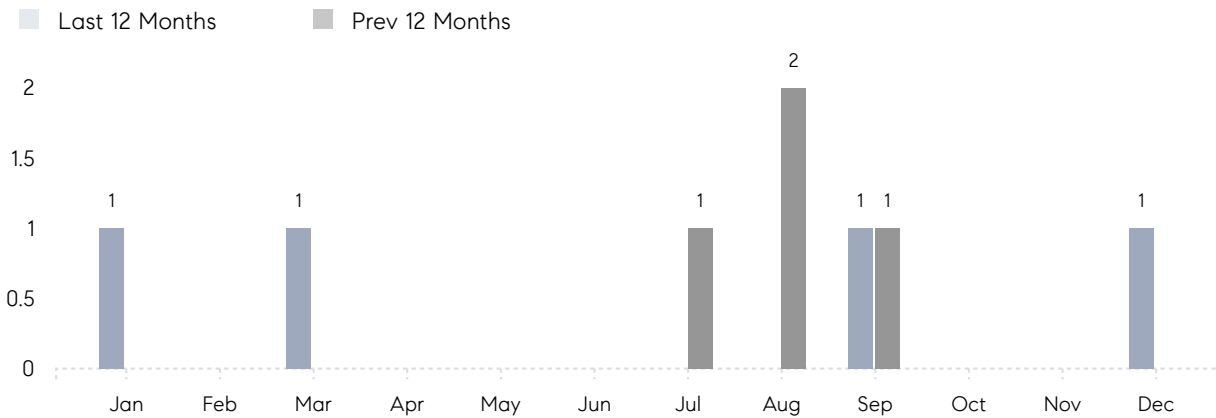
Hewlett Neck

NASSAU, DECEMBER 2022

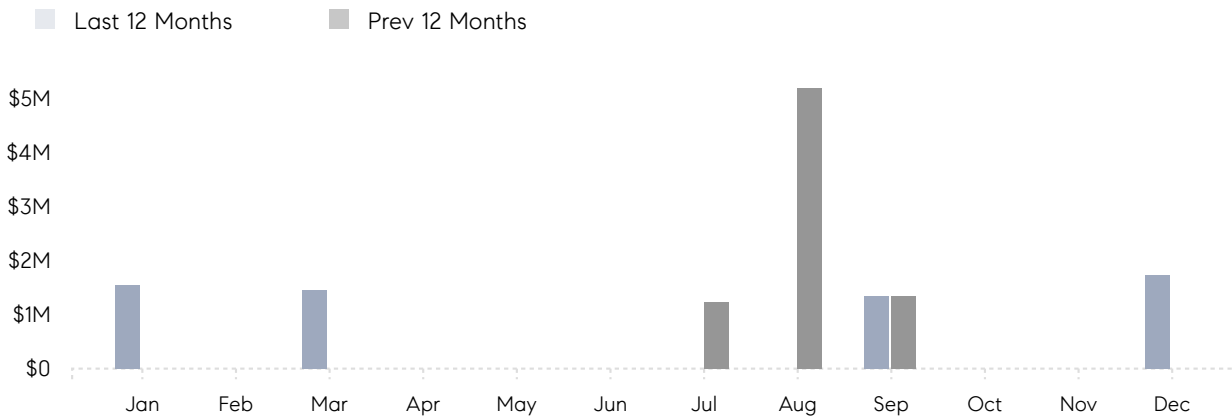
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	1	0	0.0%
	SALES VOLUME	\$1,732,500	\$0	-
	AVERAGE PRICE	\$1,732,500	\$0	-
	AVERAGE DOM	17	0	-

Monthly Sales



Monthly Total Sales Volume



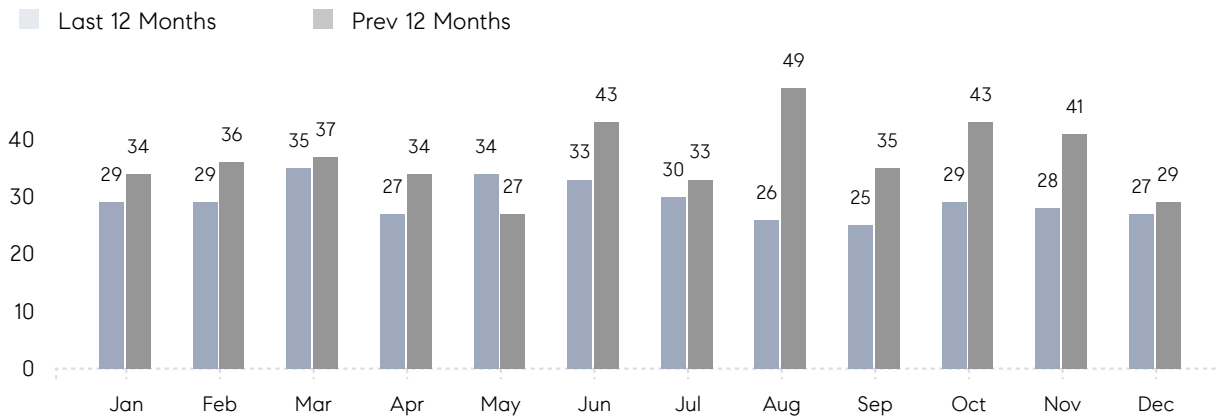
Hicksville

NASSAU, DECEMBER 2022

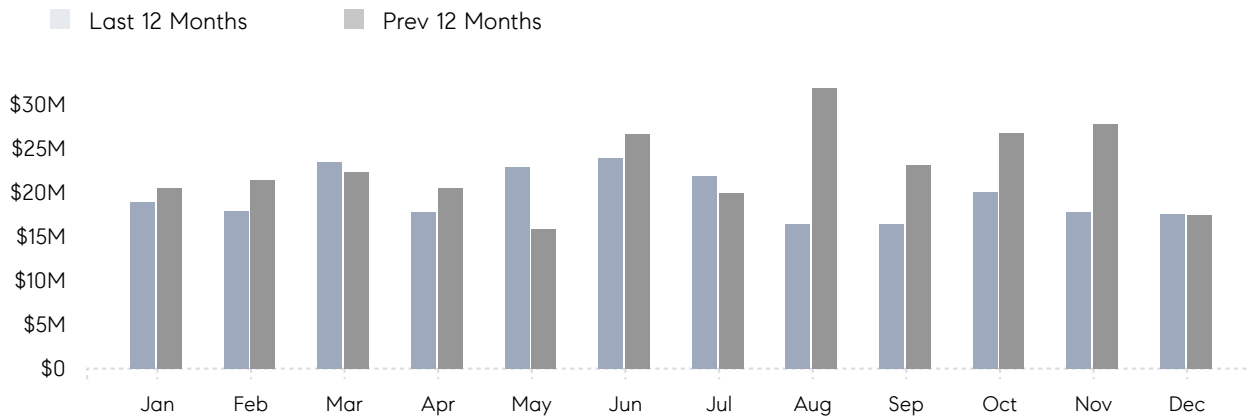
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	27	29	-6.9%
	SALES VOLUME	\$17,639,277	\$17,526,888	0.6%
	AVERAGE PRICE	\$653,307	\$604,375	8.1%
	AVERAGE DOM	63	40	57.5%

Monthly Sales



Monthly Total Sales Volume



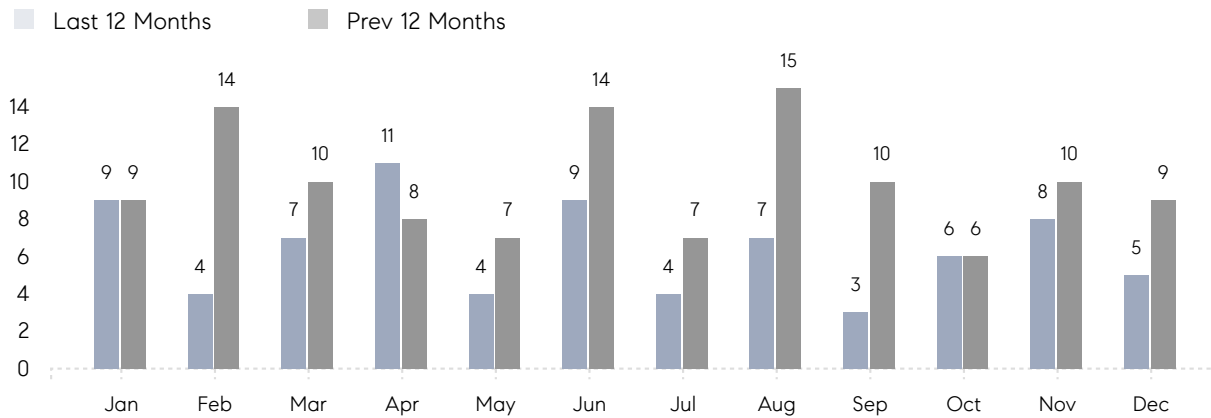
Island Park

NASSAU, DECEMBER 2022

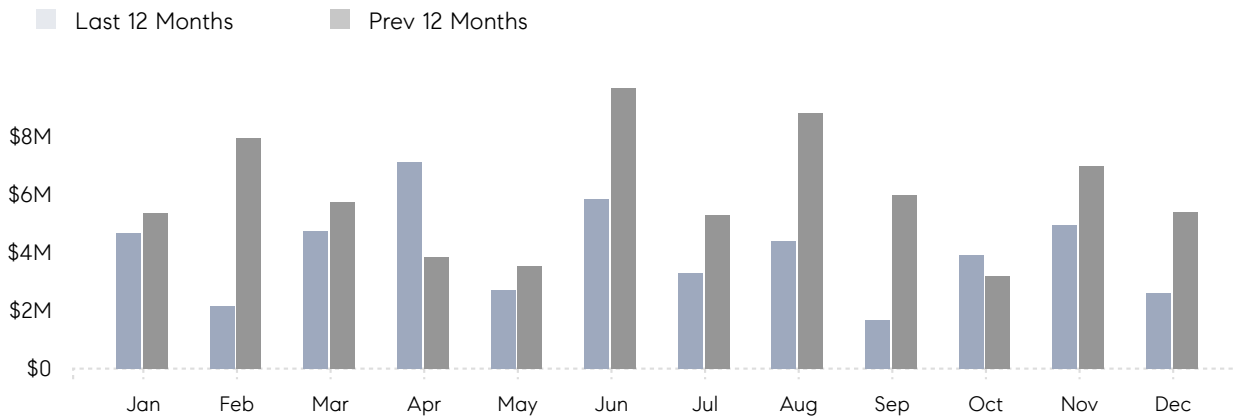
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	5	9	-44.4%
	SALES VOLUME	\$2,617,500	\$5,400,000	-51.5%
	AVERAGE PRICE	\$523,500	\$600,000	-12.7%
	AVERAGE DOM	56	65	-13.8%

Monthly Sales



Monthly Total Sales Volume



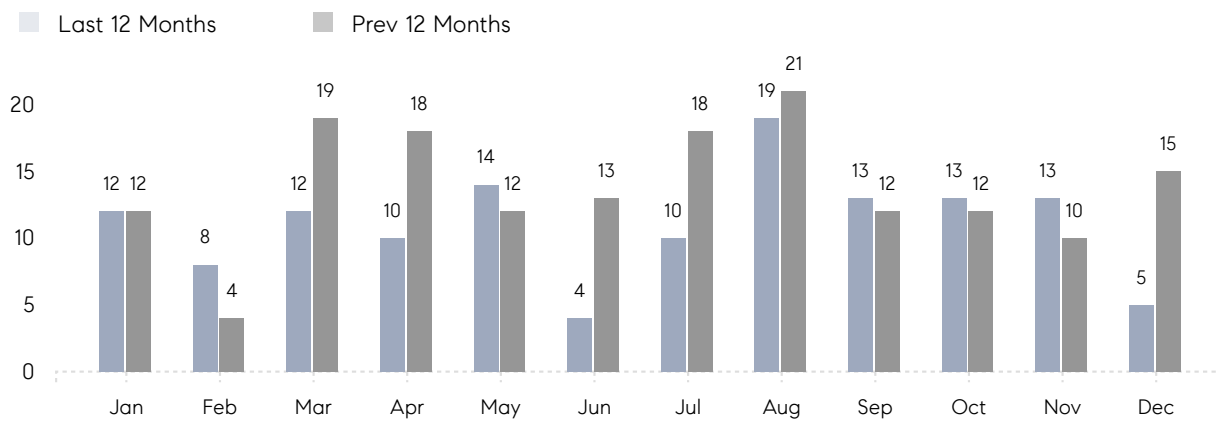
Jericho

NASSAU, DECEMBER 2022

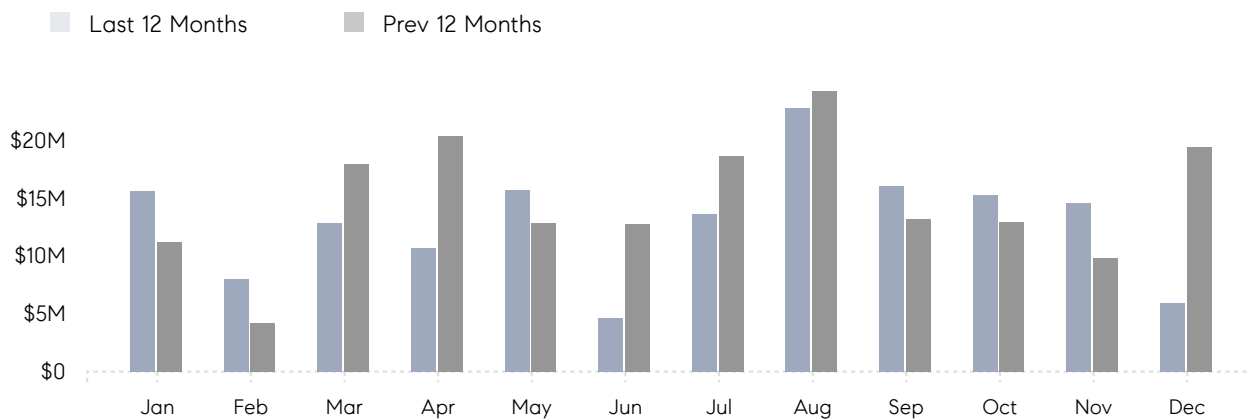
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	5	15	-66.7%
	SALES VOLUME	\$5,935,000	\$19,452,688	-69.5%
	AVERAGE PRICE	\$1,187,000	\$1,296,846	-8.5%
	AVERAGE DOM	80	90	-11.1%

Monthly Sales



Monthly Total Sales Volume



Kings Point

NASSAU, DECEMBER 2022

Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	1	0	0.0%
	SALES VOLUME	\$1,600,000	\$0	-
	AVERAGE PRICE	\$1,600,000	\$0	-
	AVERAGE DOM	136	0	-

Monthly Sales



Monthly Total Sales Volume



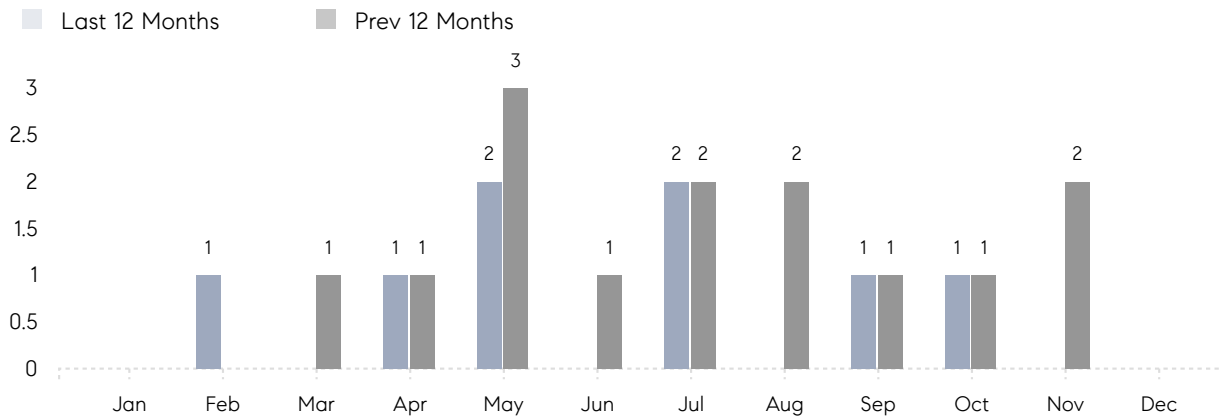
Lattingtown

NASSAU, DECEMBER 2022

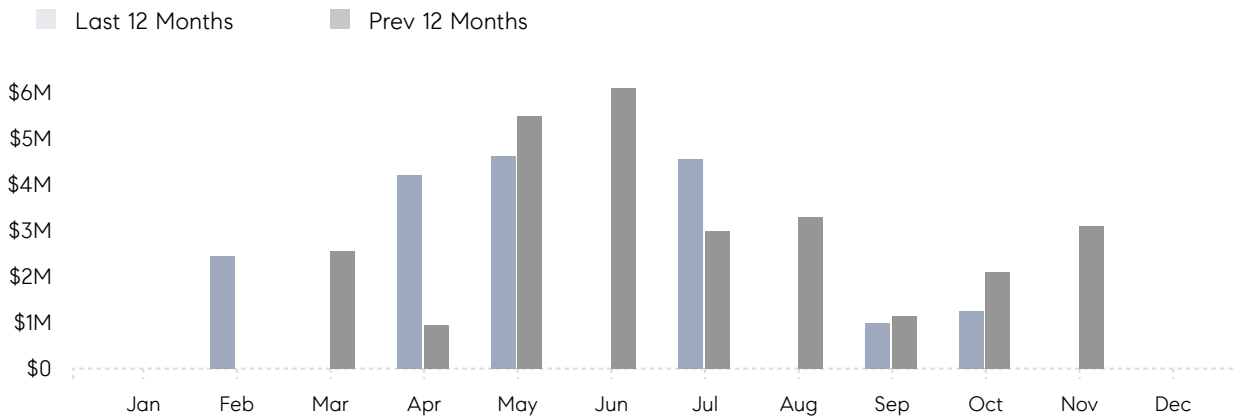
Property Statistics

		Dec 2022	Dec 2021	% 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



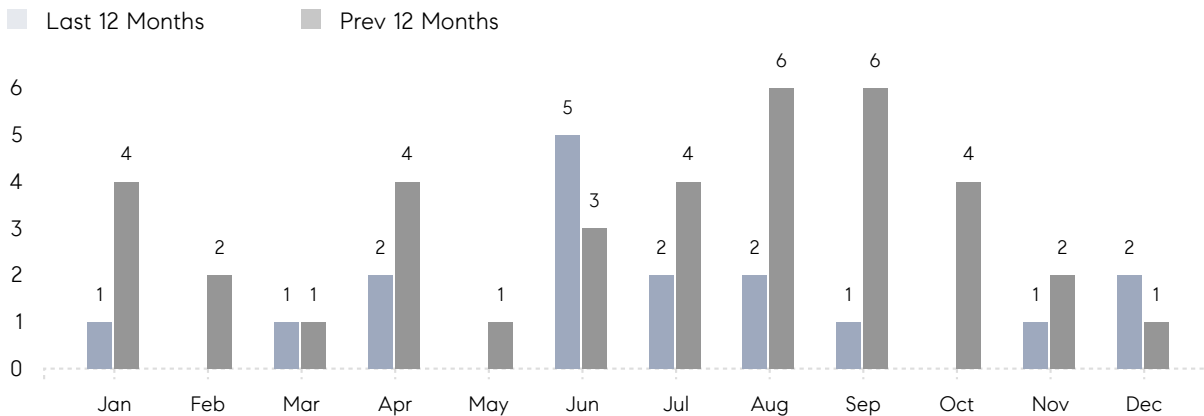
Laurel Hollow

NASSAU, DECEMBER 2022

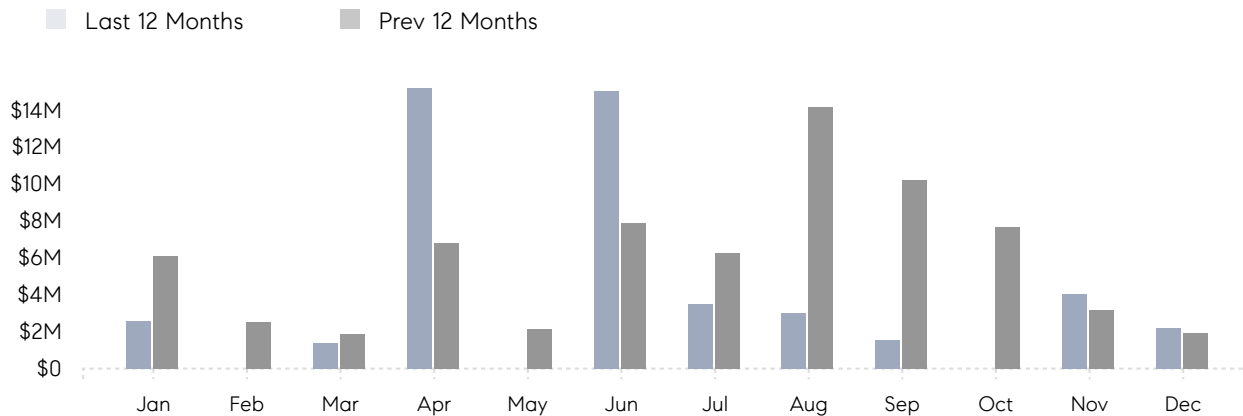
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	2	1	100.0%
	SALES VOLUME	\$2,194,000	\$1,950,000	12.5%
	AVERAGE PRICE	\$1,097,000	\$1,950,000	-43.7%
	AVERAGE DOM	102	202	-49.5%

Monthly Sales



Monthly Total Sales Volume



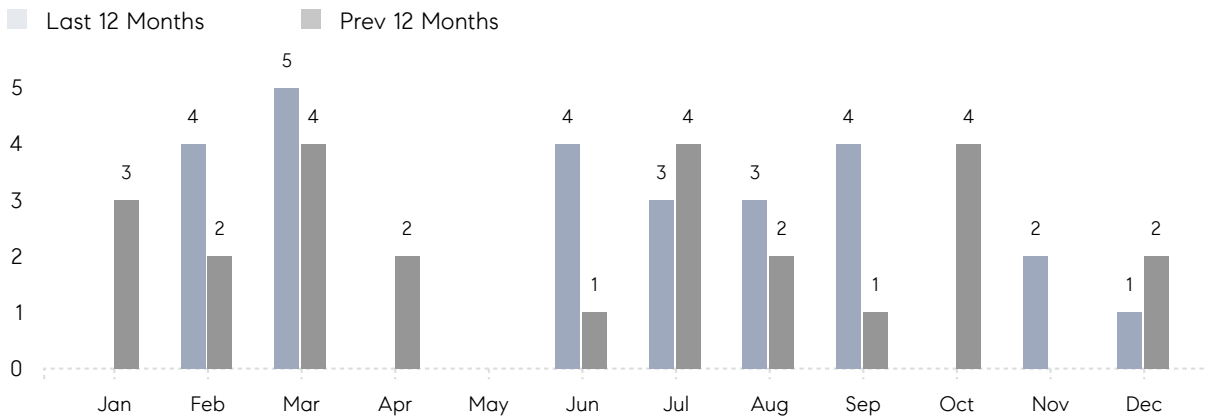
Lawrence

NASSAU, DECEMBER 2022

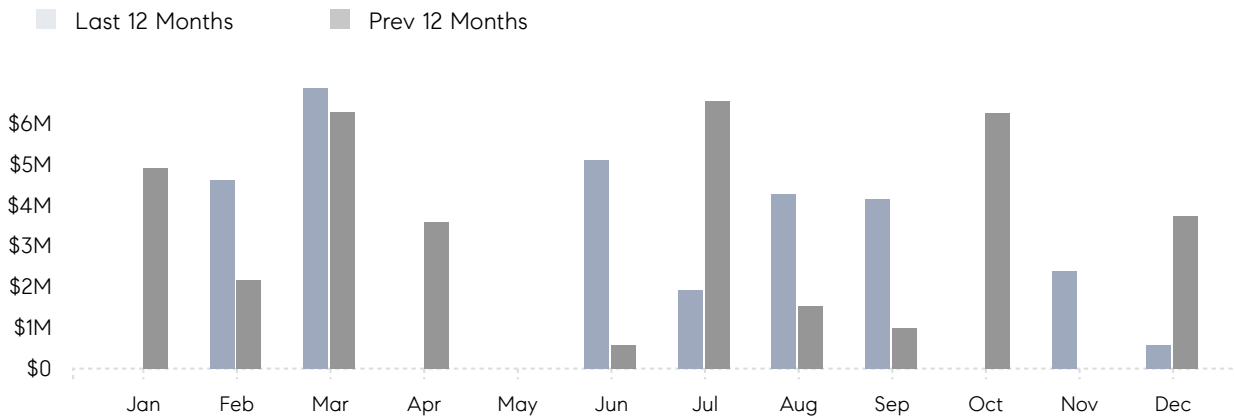
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	1	2	-50.0%
	SALES VOLUME	\$580,000	\$3,725,000	-84.4%
	AVERAGE PRICE	\$580,000	\$1,862,500	-68.9%
	AVERAGE DOM	309	191	61.8%

Monthly Sales



Monthly Total Sales Volume



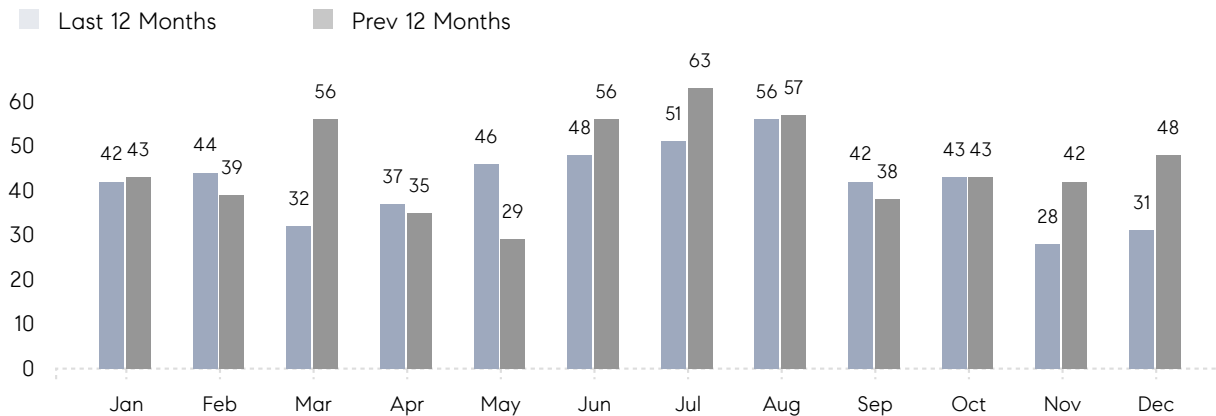
Levittown

NASSAU, DECEMBER 2022

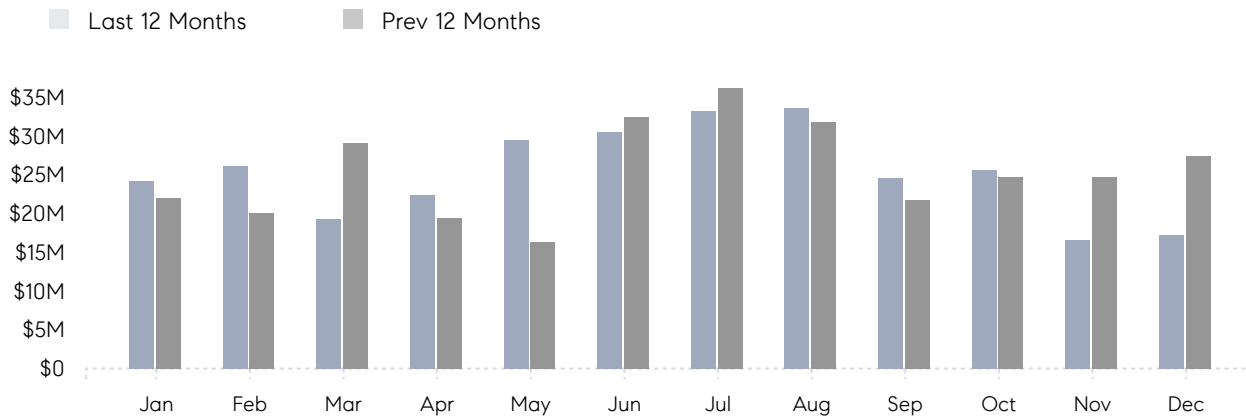
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	31	48	-35.4%
	SALES VOLUME	\$17,274,000	\$27,455,000	-37.1%
	AVERAGE PRICE	\$557,226	\$571,979	-2.6%
	AVERAGE DOM	58	32	81.3%

Monthly Sales



Monthly Total Sales Volume



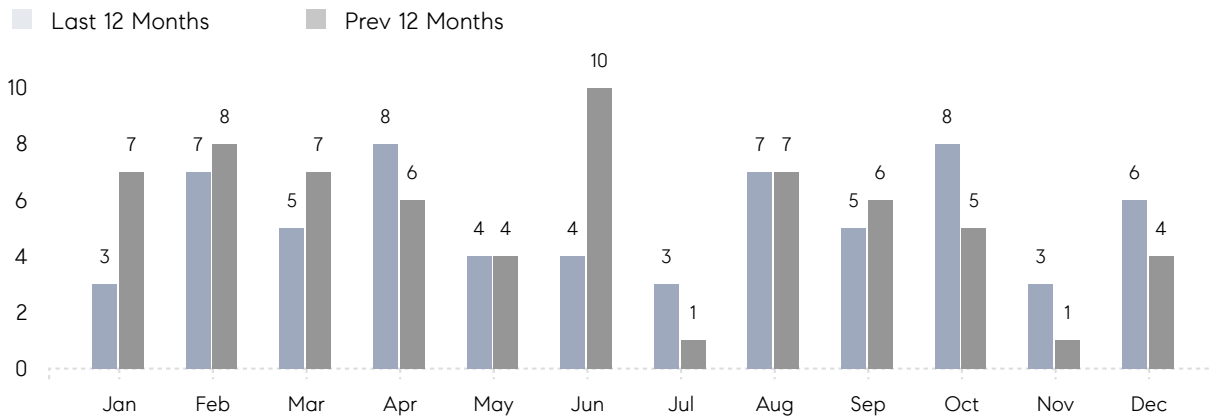
Locust Valley

NASSAU, DECEMBER 2022

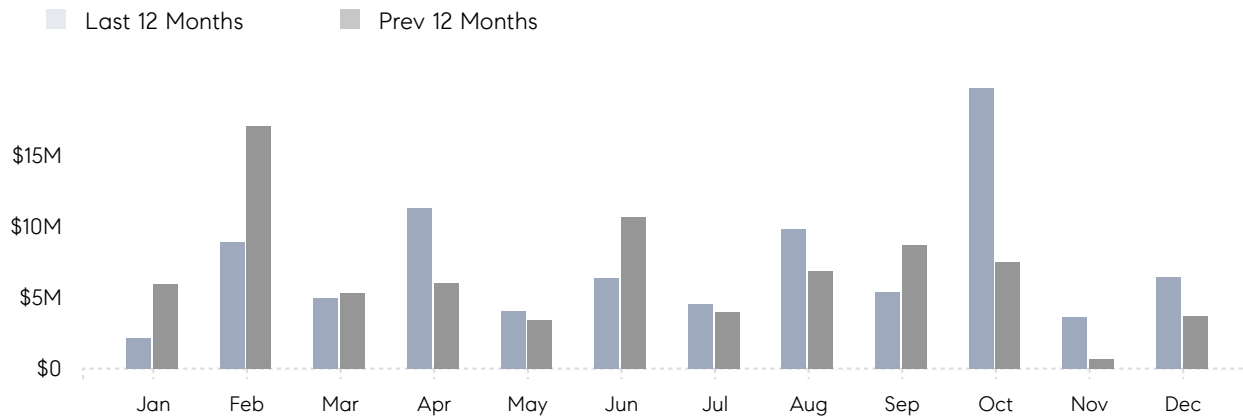
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	6	4	50.0%
	SALES VOLUME	\$6,473,000	\$3,665,000	76.6%
	AVERAGE PRICE	\$1,078,833	\$916,250	17.7%
	AVERAGE DOM	45	82	-45.1%

Monthly Sales



Monthly Total Sales Volume



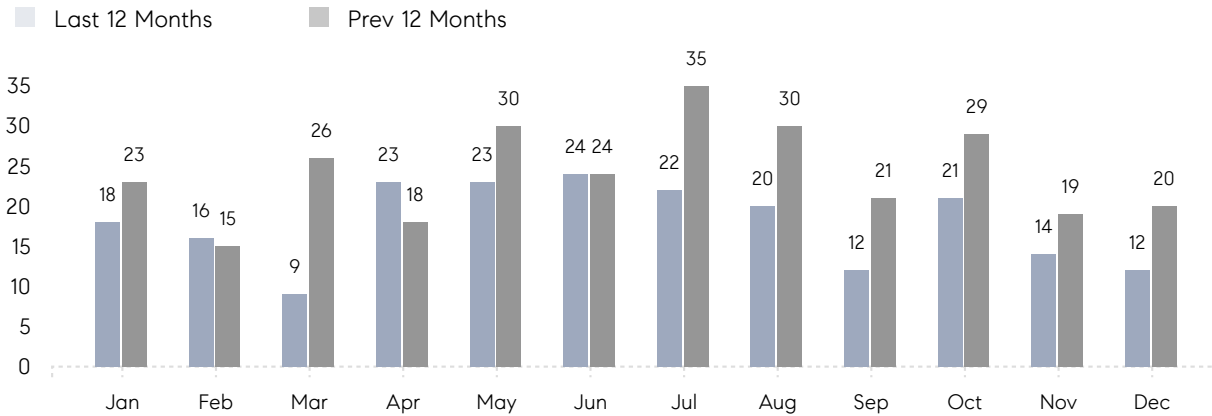
Long Beach

NASSAU, DECEMBER 2022

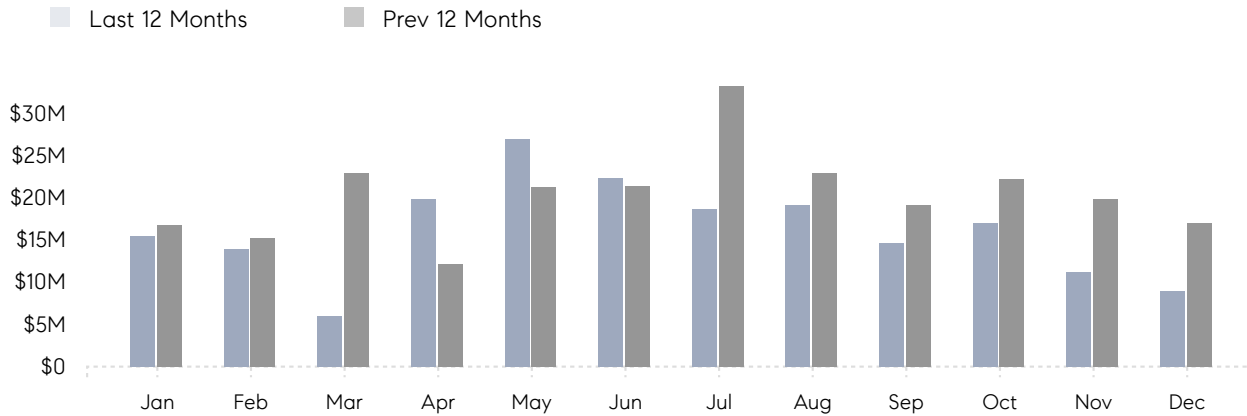
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	12	20	-40.0%
	SALES VOLUME	\$8,919,000	\$17,019,100	-47.6%
	AVERAGE PRICE	\$743,250	\$850,955	-12.7%
	AVERAGE DOM	84	93	-9.7%

Monthly Sales



Monthly Total Sales Volume



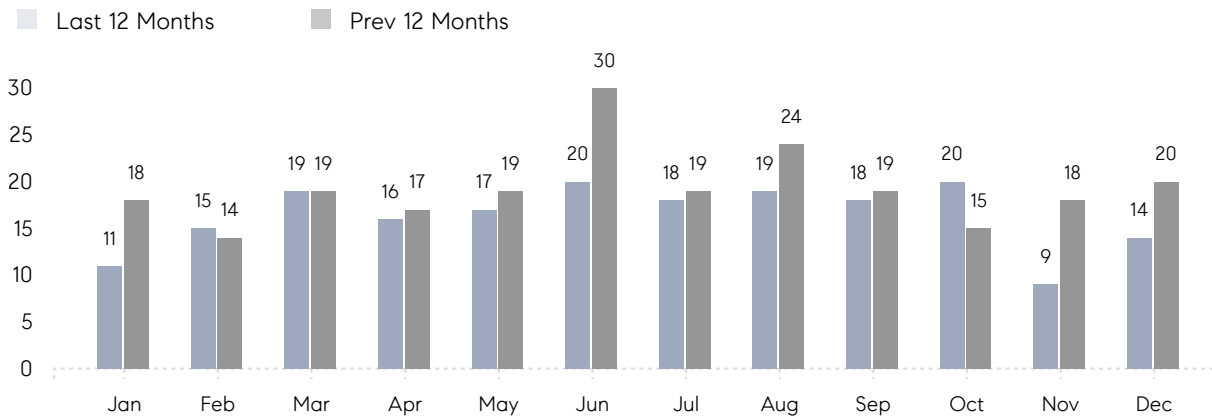
Lynbrook

NASSAU, DECEMBER 2022

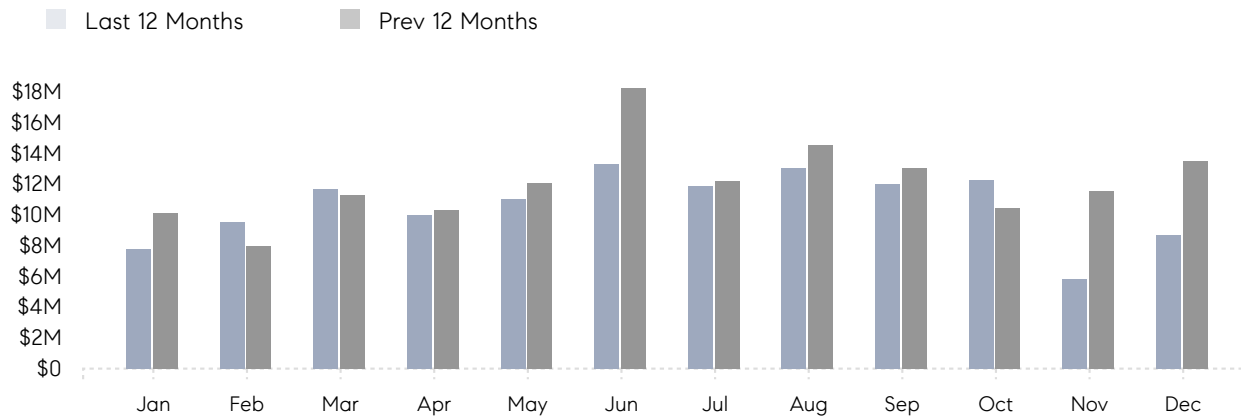
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	14	20	-30.0%
	SALES VOLUME	\$8,698,000	\$13,462,500	-35.4%
	AVERAGE PRICE	\$621,286	\$673,125	-7.7%
	AVERAGE DOM	50	46	8.7%

Monthly Sales



Monthly Total Sales Volume



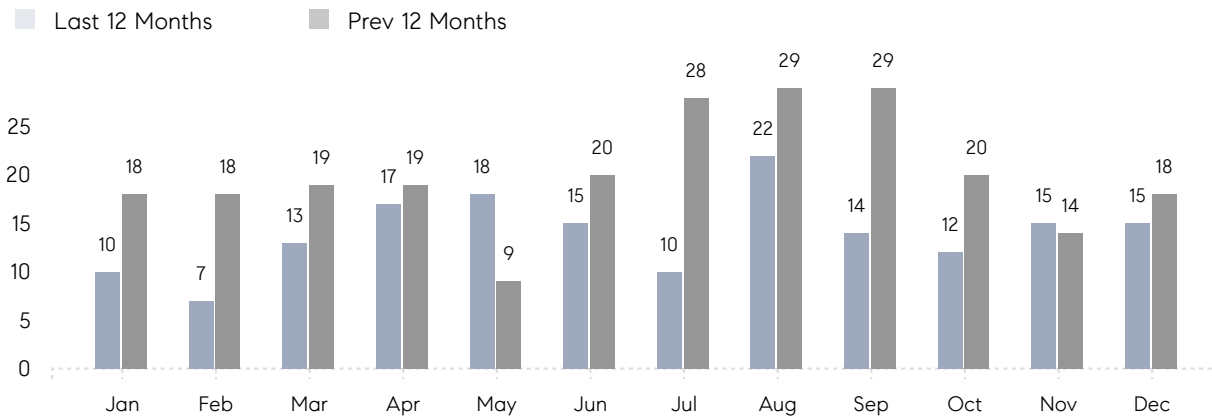
Manhasset

NASSAU, DECEMBER 2022

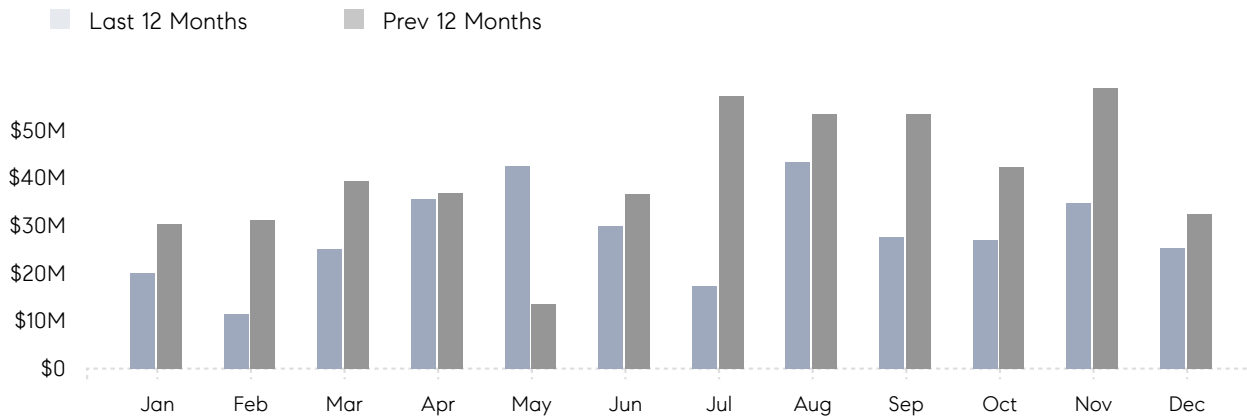
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	15	18	-16.7%
	SALES VOLUME	\$25,305,500	\$32,465,079	-22.1%
	AVERAGE PRICE	\$1,687,033	\$1,803,616	-6.5%
	AVERAGE DOM	77	57	35.1%

Monthly Sales



Monthly Total Sales Volume



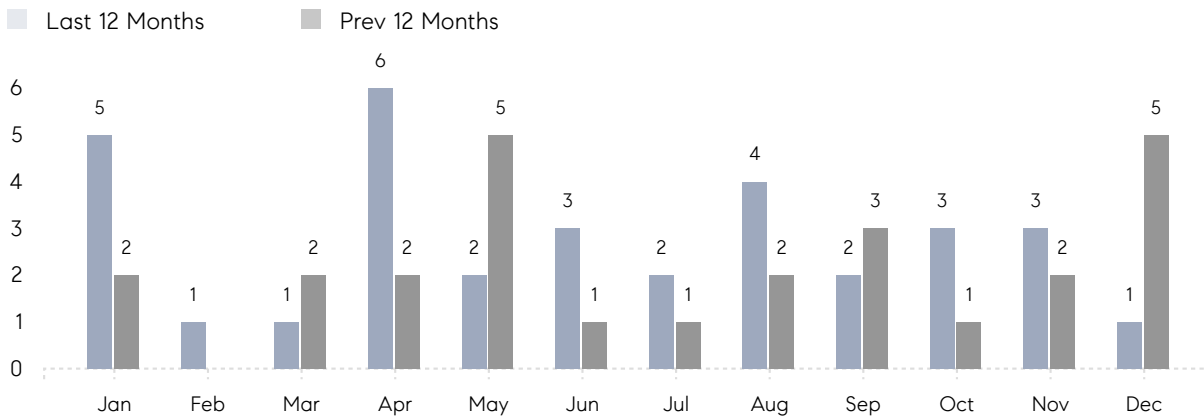
Manhasset Hills

NASSAU, DECEMBER 2022

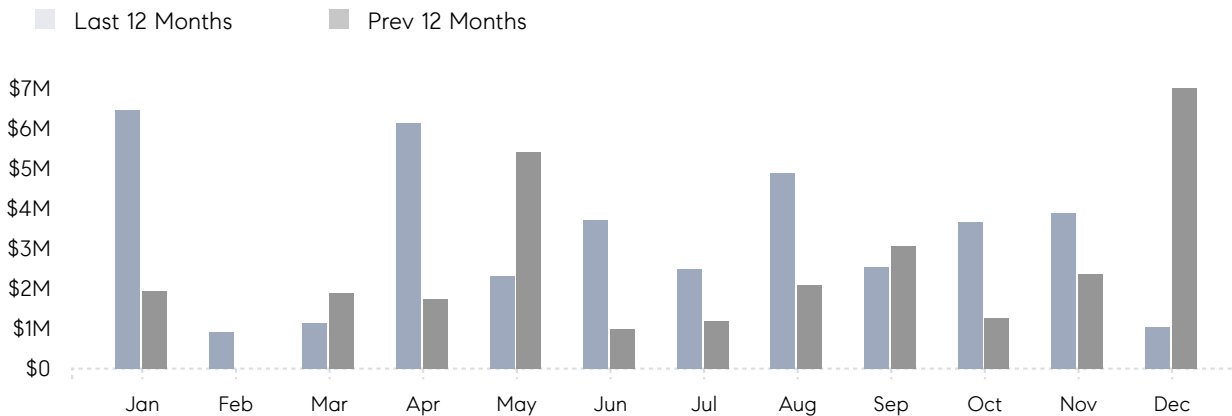
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	1	5	-80.0%
	SALES VOLUME	\$1,050,000	\$7,025,000	-85.1%
	AVERAGE PRICE	\$1,050,000	\$1,405,000	-25.3%
	AVERAGE DOM	65	44	47.7%

Monthly Sales



Monthly Total Sales Volume



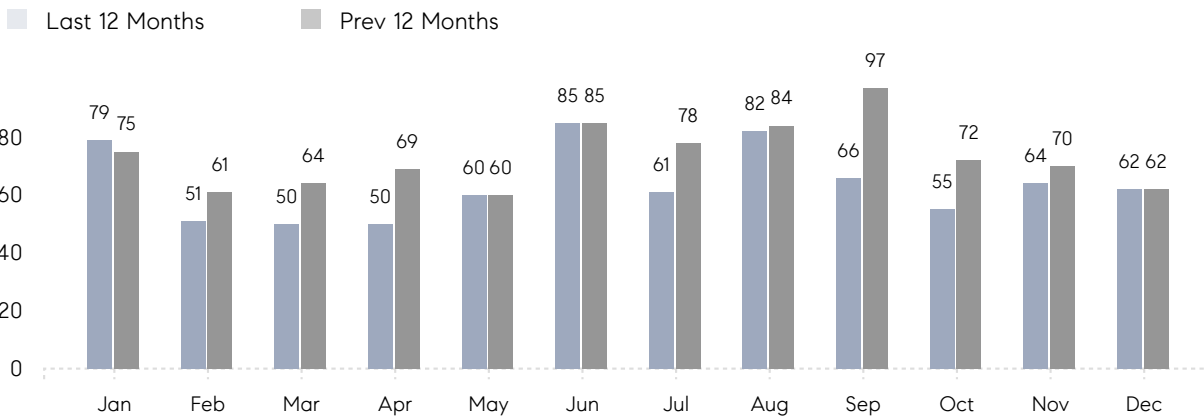
Massapequa

NASSAU, DECEMBER 2022

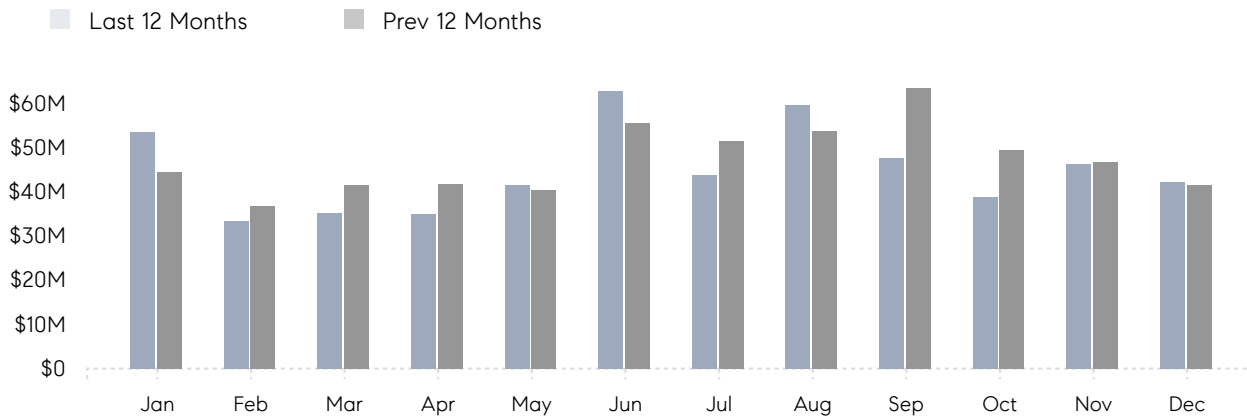
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	62	62	0.0%
	SALES VOLUME	\$42,136,999	\$41,498,049	1.5%
	AVERAGE PRICE	\$679,629	\$669,323	1.5%
	AVERAGE DOM	56	42	33.3%

Monthly Sales



Monthly Total Sales Volume



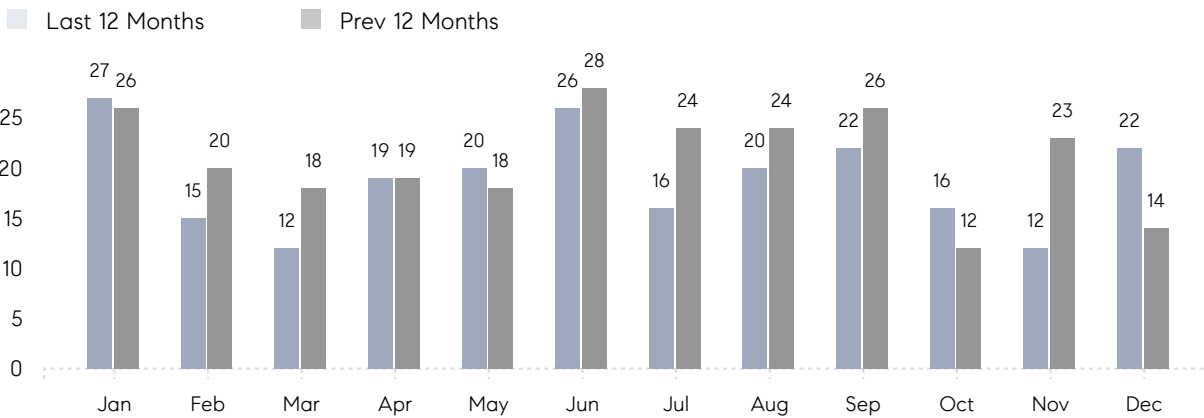
Massapequa Park

NASSAU, DECEMBER 2022

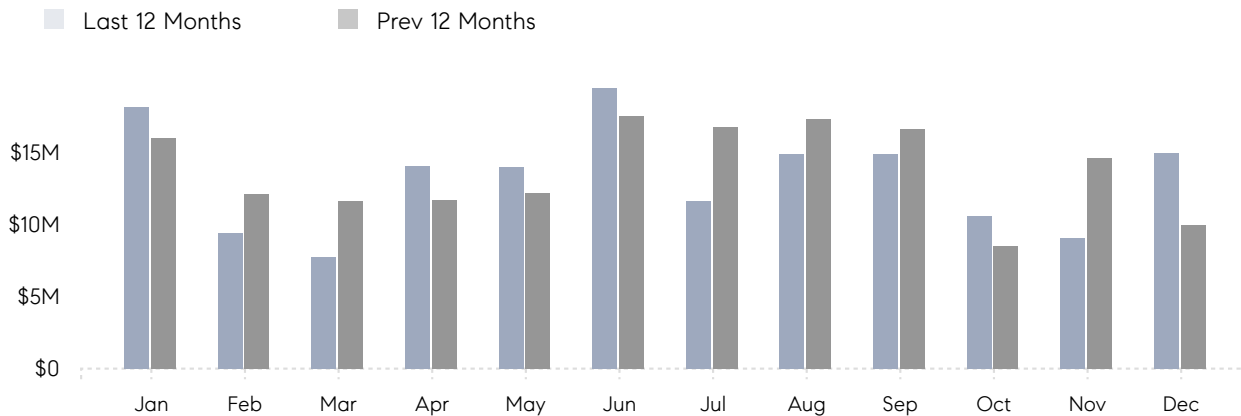
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	22	14	57.1%
	SALES VOLUME	\$14,972,500	\$9,929,550	50.8%
	AVERAGE PRICE	\$680,568	\$709,254	-4.0%
	AVERAGE DOM	49	41	19.5%

Monthly Sales



Monthly Total Sales Volume



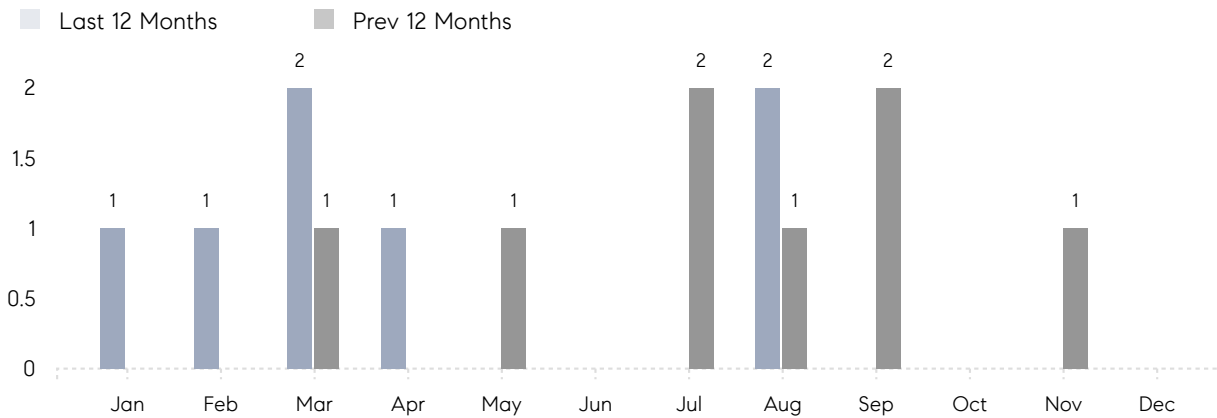
Matinecock

NASSAU, DECEMBER 2022

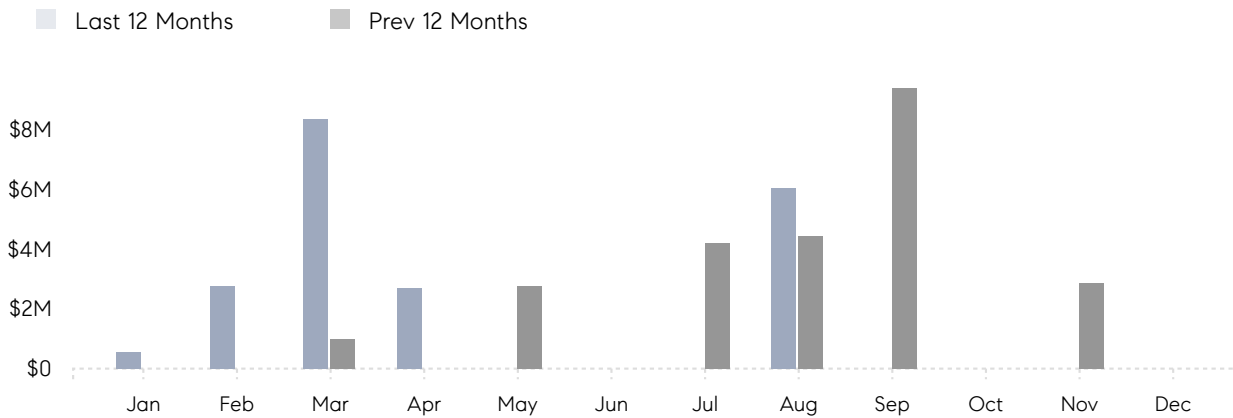
Property Statistics

		Dec 2022	Dec 2021	% 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



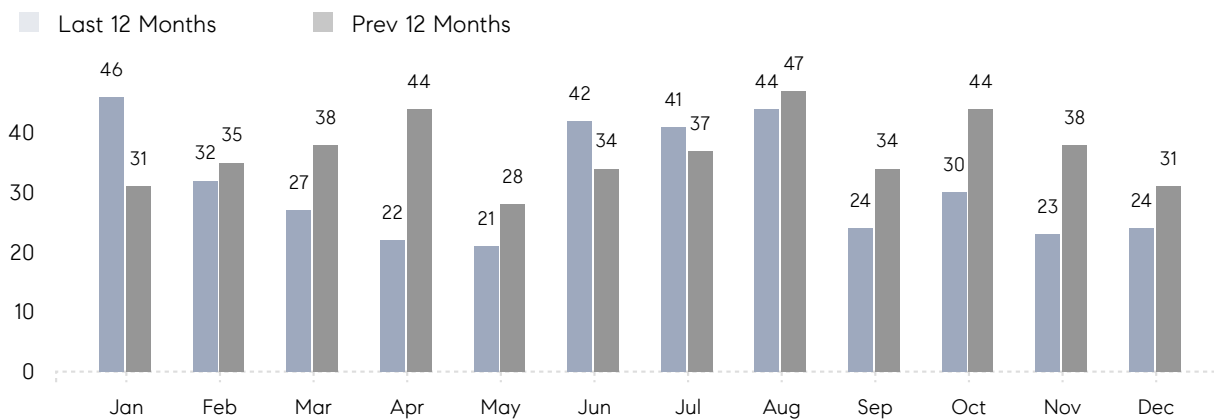
Merrick

NASSAU, DECEMBER 2022

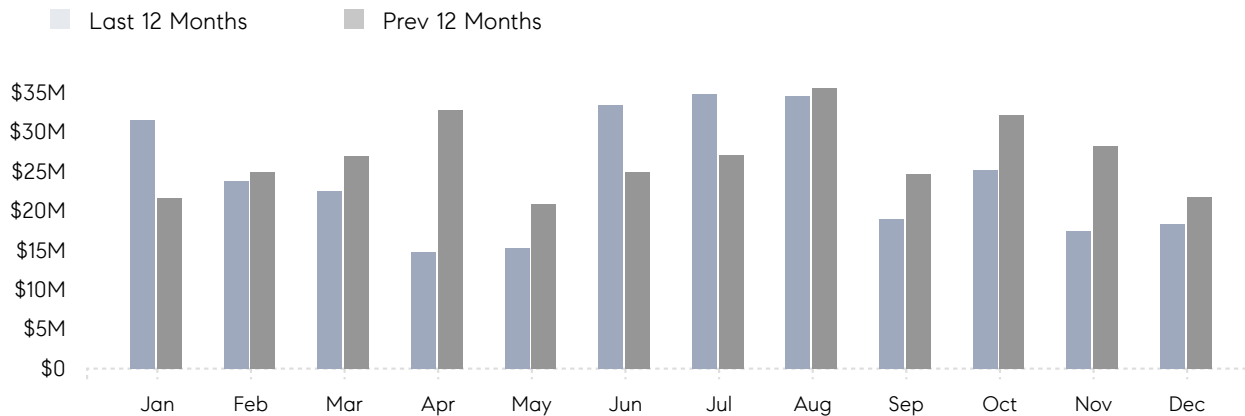
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	24	31	-22.6%
	SALES VOLUME	\$18,354,500	\$21,805,890	-15.8%
	AVERAGE PRICE	\$764,771	\$703,416	8.7%
	AVERAGE DOM	40	57	-29.8%

Monthly Sales



Monthly Total Sales Volume



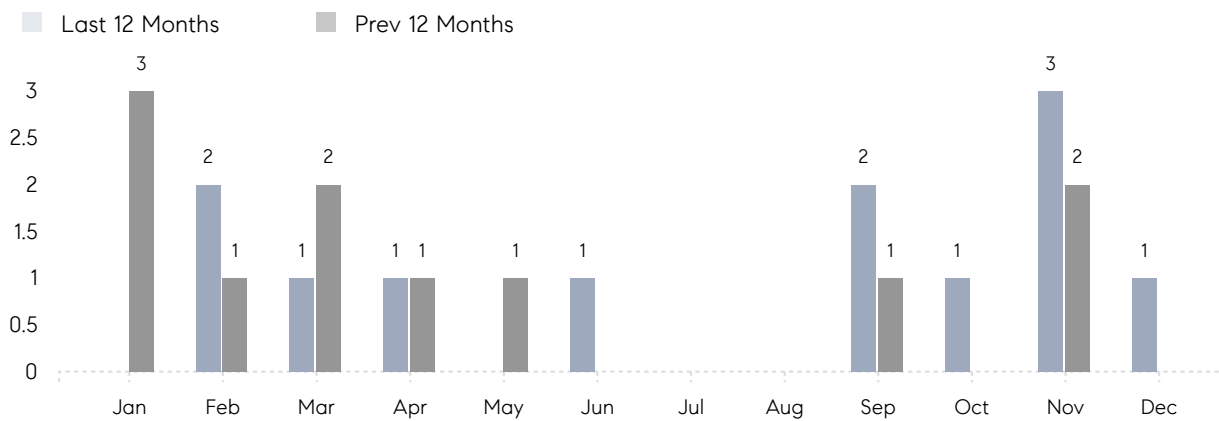
Mill Neck

NASSAU, DECEMBER 2022

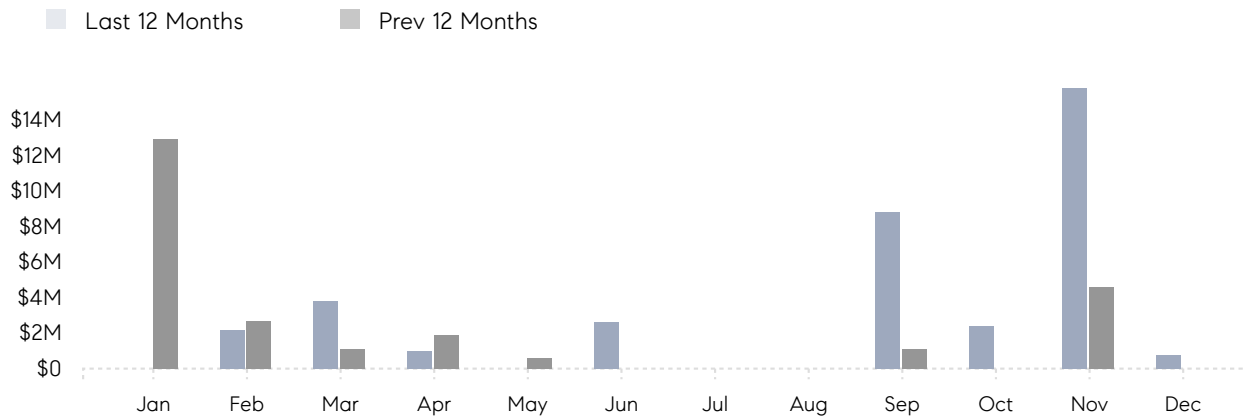
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	1	0	0.0%
	SALES VOLUME	\$775,000	\$0	-
	AVERAGE PRICE	\$775,000	\$0	-
	AVERAGE DOM	10	0	-

Monthly Sales



Monthly Total Sales Volume



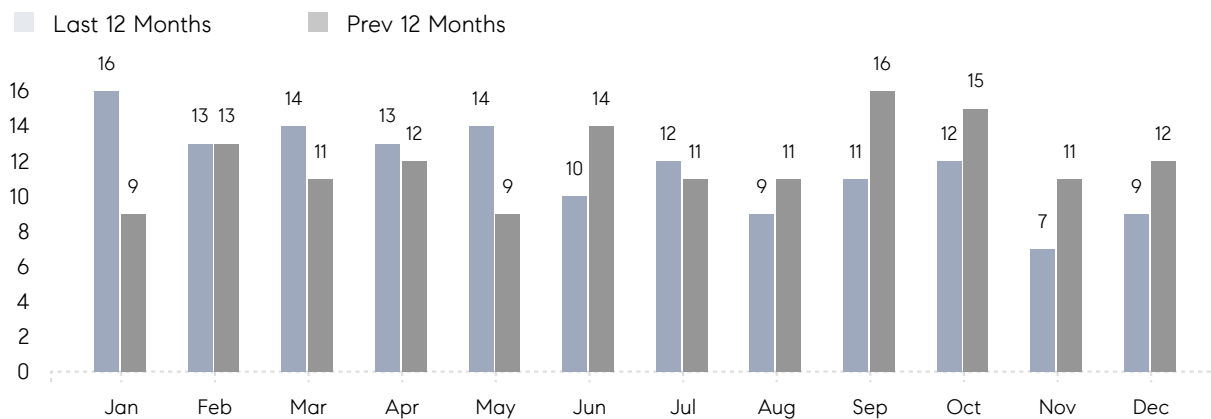
Mineola

NASSAU, DECEMBER 2022

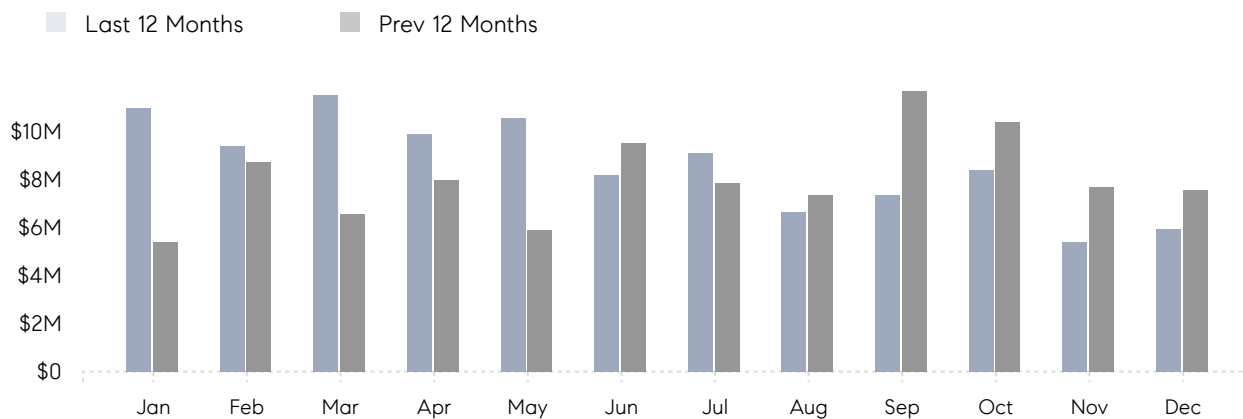
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	9	12	-25.0%
	SALES VOLUME	\$5,922,000	\$7,589,000	-22.0%
	AVERAGE PRICE	\$658,000	\$632,417	4.0%
	AVERAGE DOM	50	78	-35.9%

Monthly Sales



Monthly Total Sales Volume



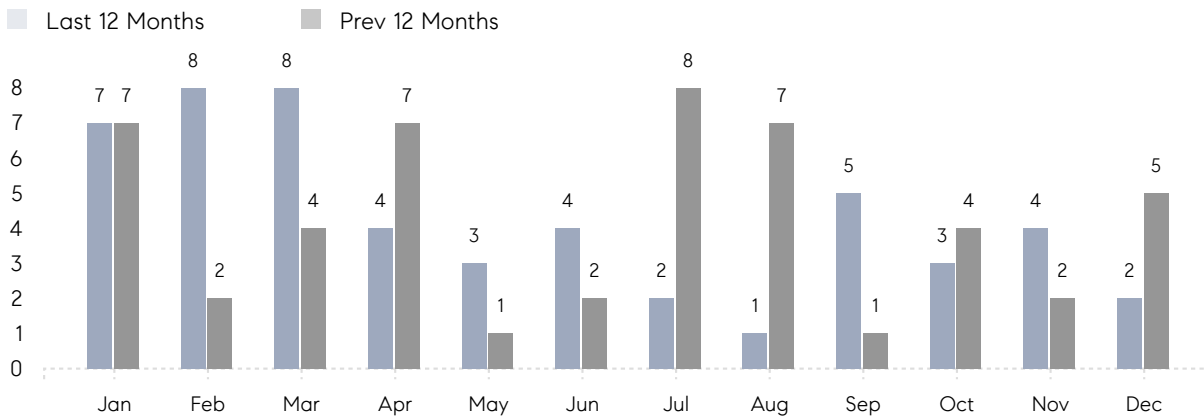
Muttontown

NASSAU, DECEMBER 2022

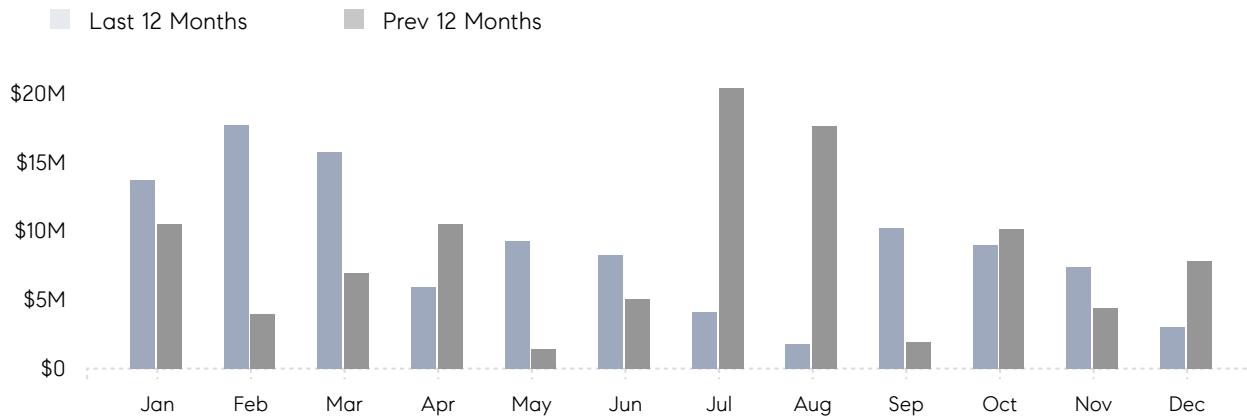
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	2	5	-60.0%
	SALES VOLUME	\$3,037,000	\$7,811,500	-61.1%
	AVERAGE PRICE	\$1,518,500	\$1,562,300	-2.8%
	AVERAGE DOM	62	119	-47.9%

Monthly Sales



Monthly Total Sales Volume



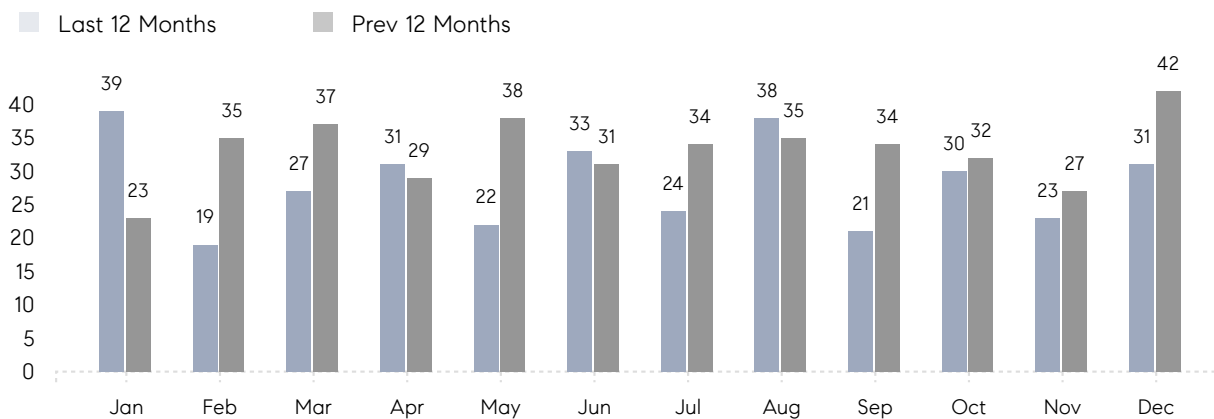
New Hyde Park

NASSAU, DECEMBER 2022

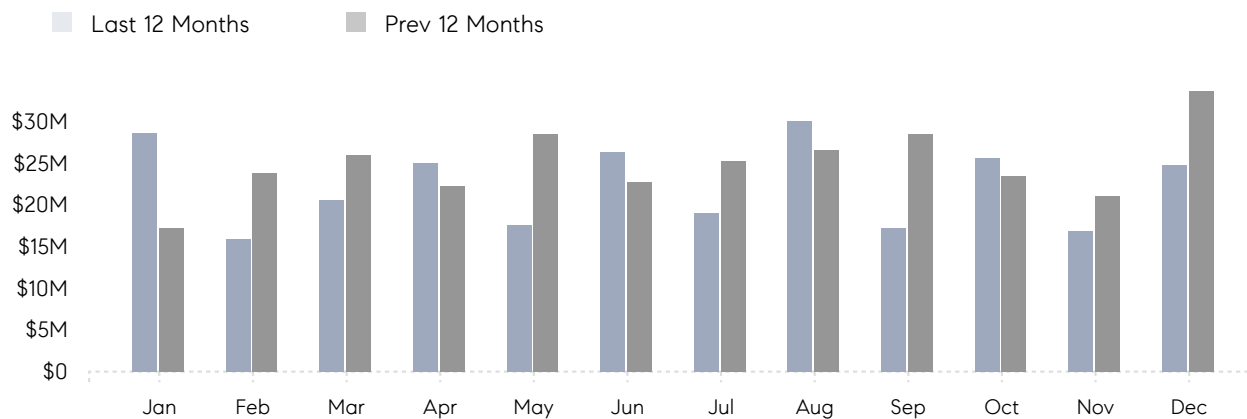
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	31	42	-26.2%
	SALES VOLUME	\$24,732,599	\$33,652,887	-26.5%
	AVERAGE PRICE	\$797,826	\$801,259	-0.4%
	AVERAGE DOM	49	65	-24.6%

Monthly Sales



Monthly Total Sales Volume



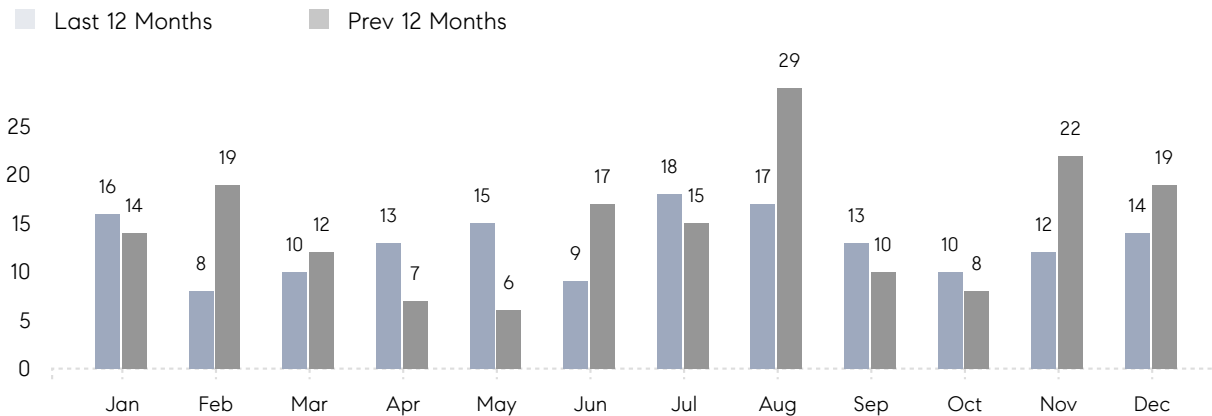
North Bellmore

NASSAU, DECEMBER 2022

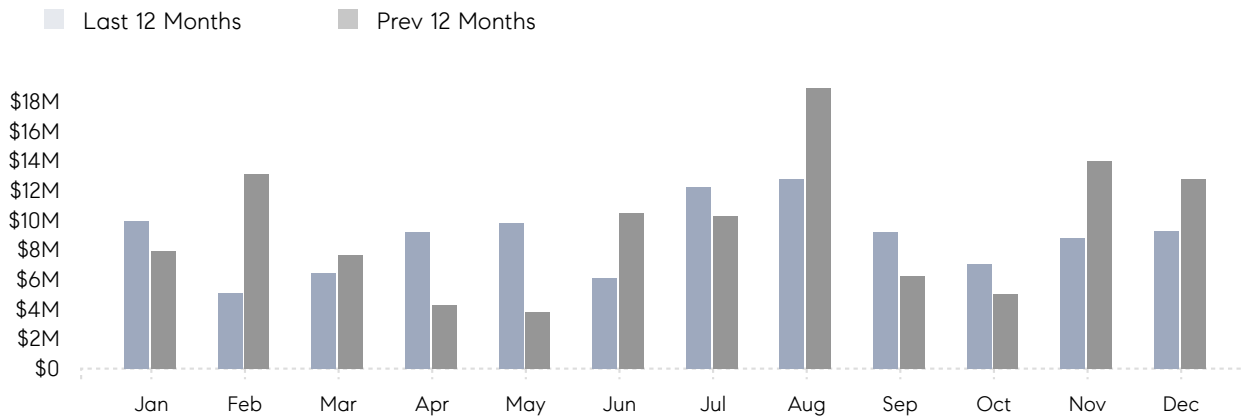
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	14	19	-26.3%
	SALES VOLUME	\$9,267,000	\$12,762,890	-27.4%
	AVERAGE PRICE	\$661,929	\$671,731	-1.5%
	AVERAGE DOM	46	49	-6.1%

Monthly Sales



Monthly Total Sales Volume



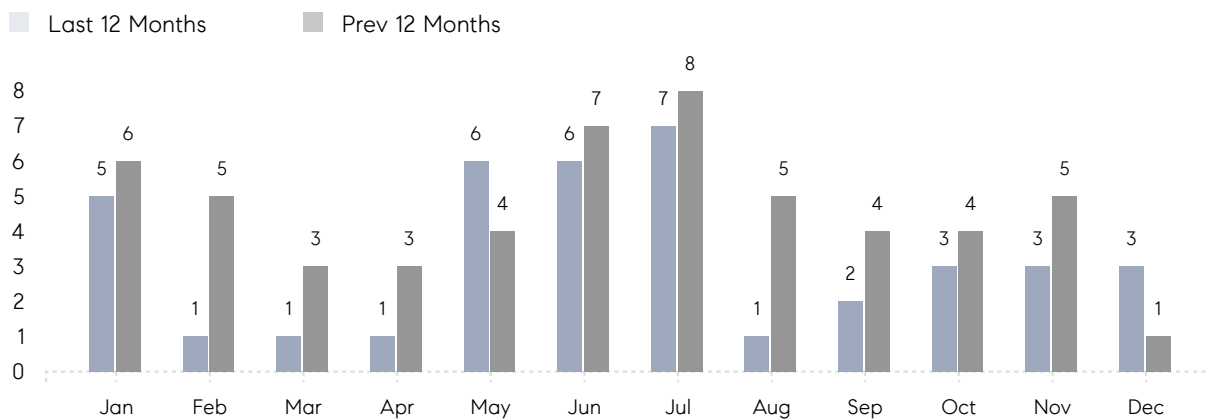
North Woodmere

NASSAU, DECEMBER 2022

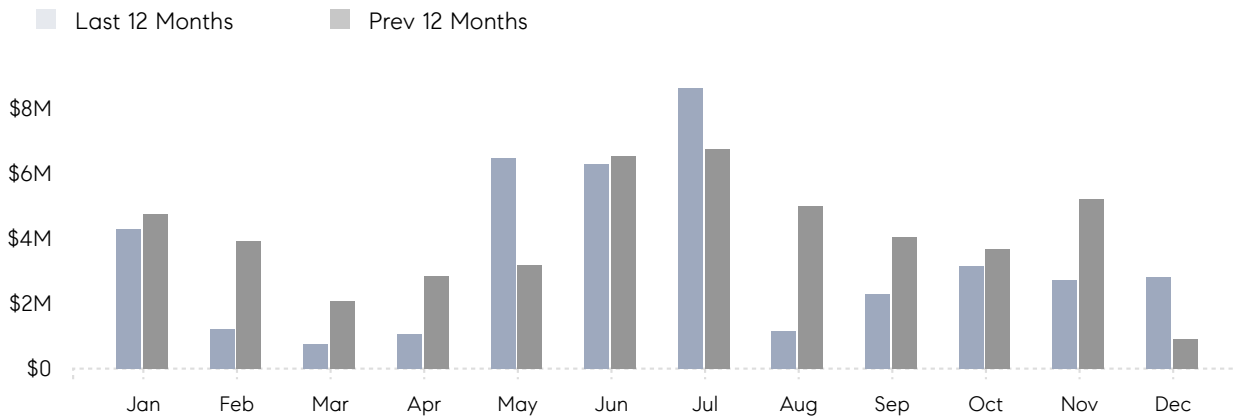
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	3	1	200.0%
	SALES VOLUME	\$2,829,000	\$910,000	210.9%
	AVERAGE PRICE	\$943,000	\$910,000	3.6%
	AVERAGE DOM	33	44	-25.0%

Monthly Sales



Monthly Total Sales Volume



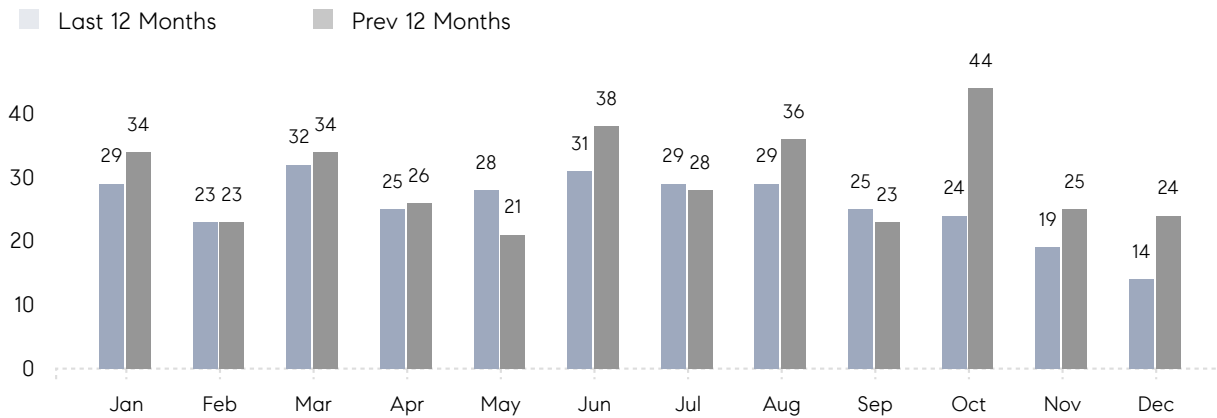
Oceanside

NASSAU, DECEMBER 2022

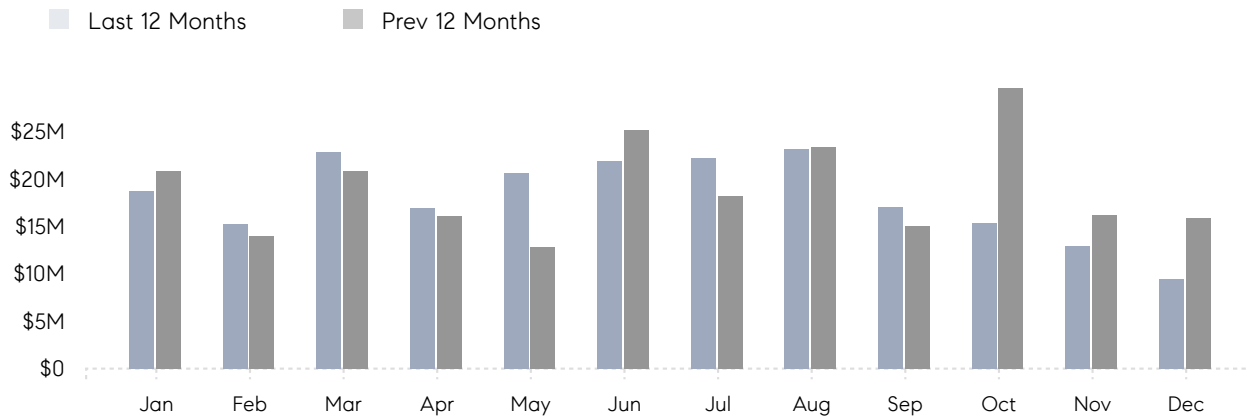
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	14	24	-41.7%
	SALES VOLUME	\$9,508,000	\$15,934,999	-40.3%
	AVERAGE PRICE	\$679,143	\$663,958	2.3%
	AVERAGE DOM	97	55	76.4%

Monthly Sales



Monthly Total Sales Volume



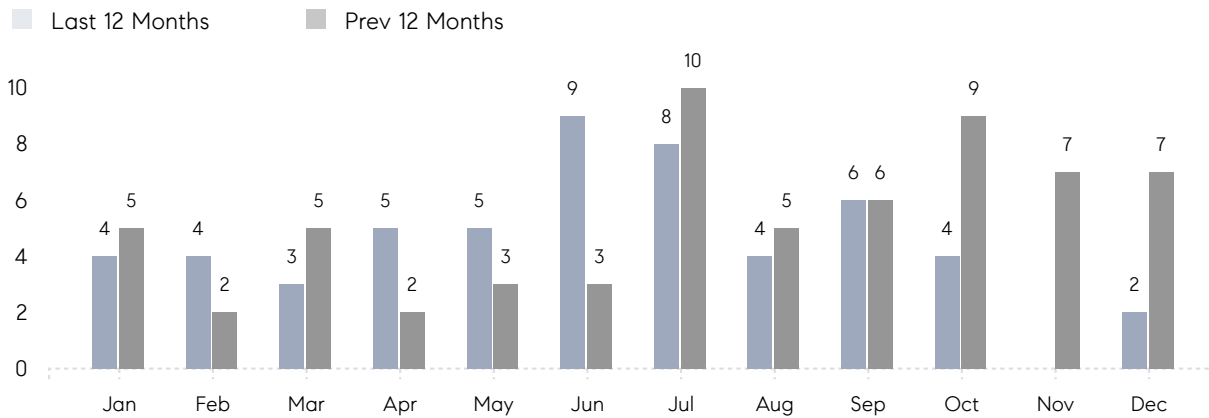
Old Bethpage

NASSAU, DECEMBER 2022

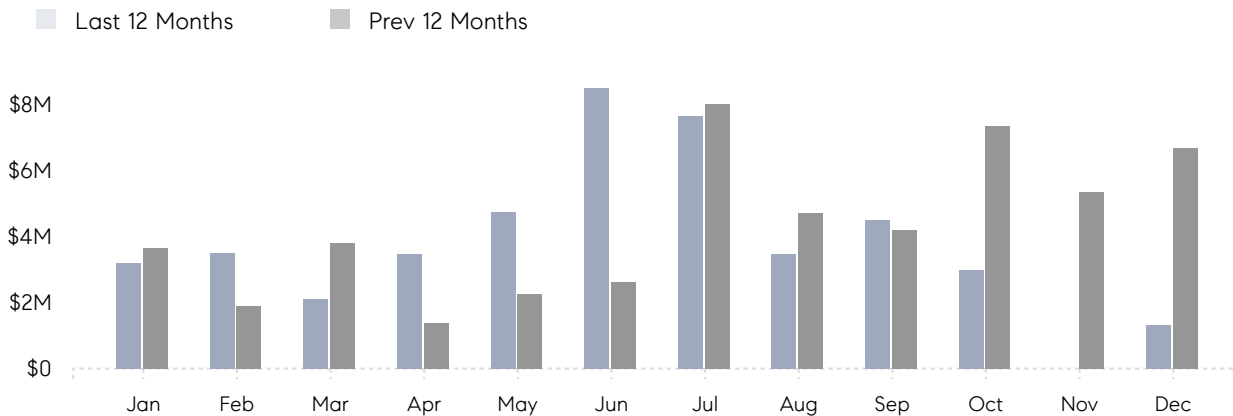
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	2	7	-71.4%
	SALES VOLUME	\$1,305,000	\$6,685,000	-80.5%
	AVERAGE PRICE	\$652,500	\$955,000	-31.7%
	AVERAGE DOM	23	30	-23.3%

Monthly Sales



Monthly Total Sales Volume



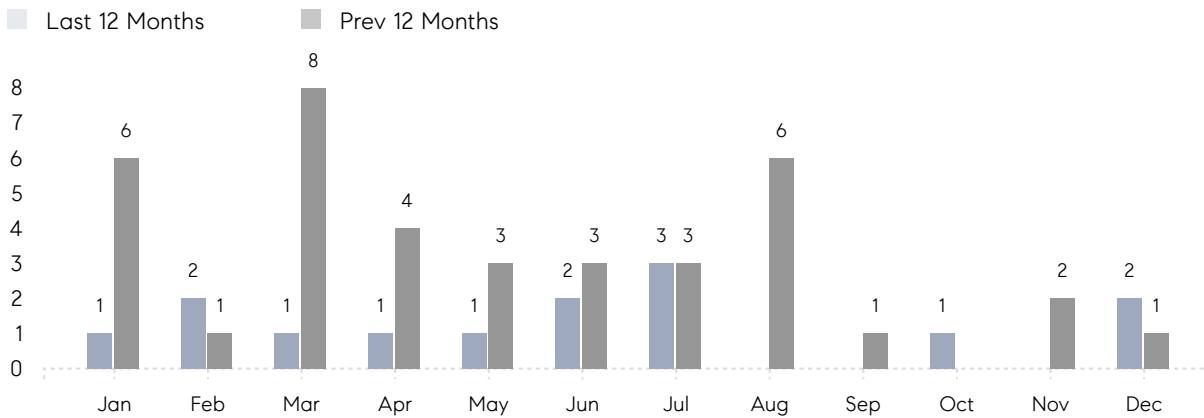
Old Brookville

NASSAU, DECEMBER 2022

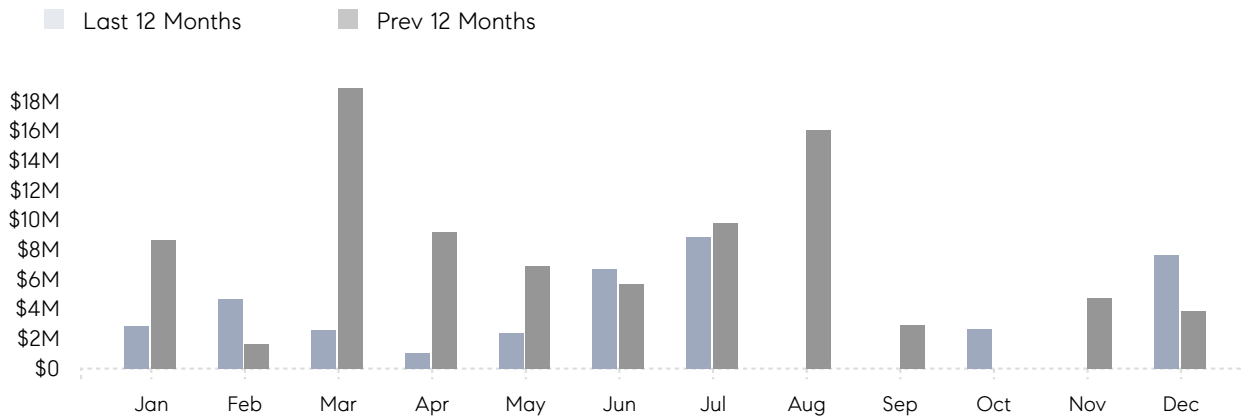
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	2	1	100.0%
	SALES VOLUME	\$7,610,000	\$3,850,000	97.7%
	AVERAGE PRICE	\$3,805,000	\$3,850,000	-1.2%
	AVERAGE DOM	251	27	829.6%

Monthly Sales



Monthly Total Sales Volume



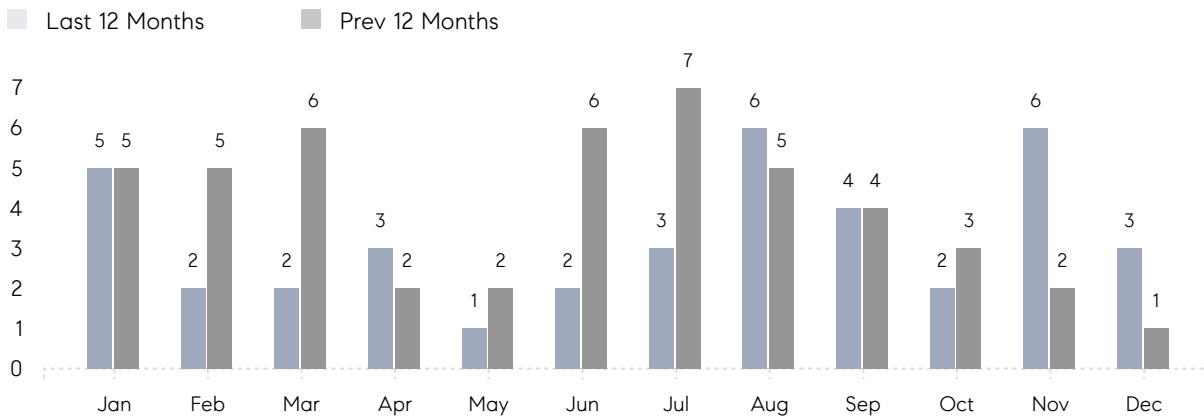
Old Westbury

NASSAU, DECEMBER 2022

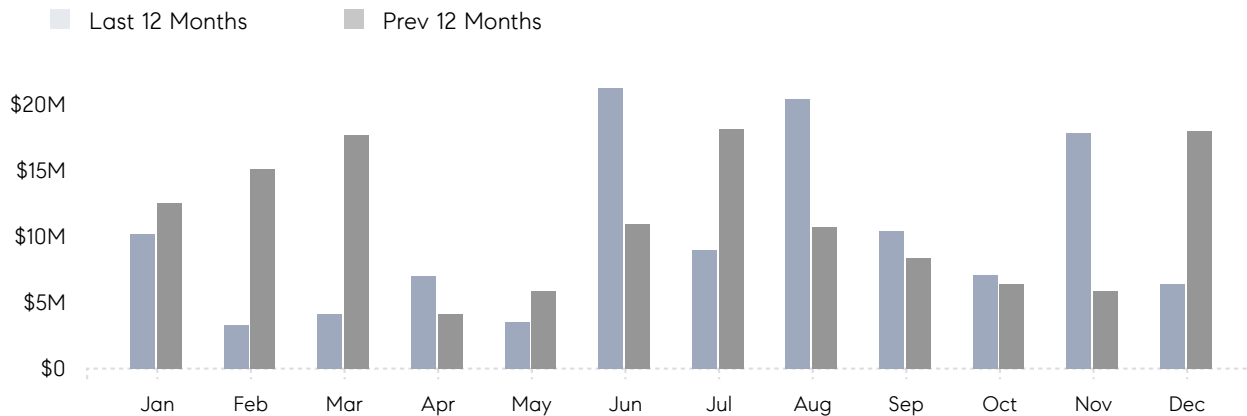
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	3	1	200.0%
	SALES VOLUME	\$6,390,000	\$18,000,000	-64.5%
	AVERAGE PRICE	\$2,130,000	\$18,000,000	-88.2%
	AVERAGE DOM	15	441	-96.6%

Monthly Sales



Monthly Total Sales Volume



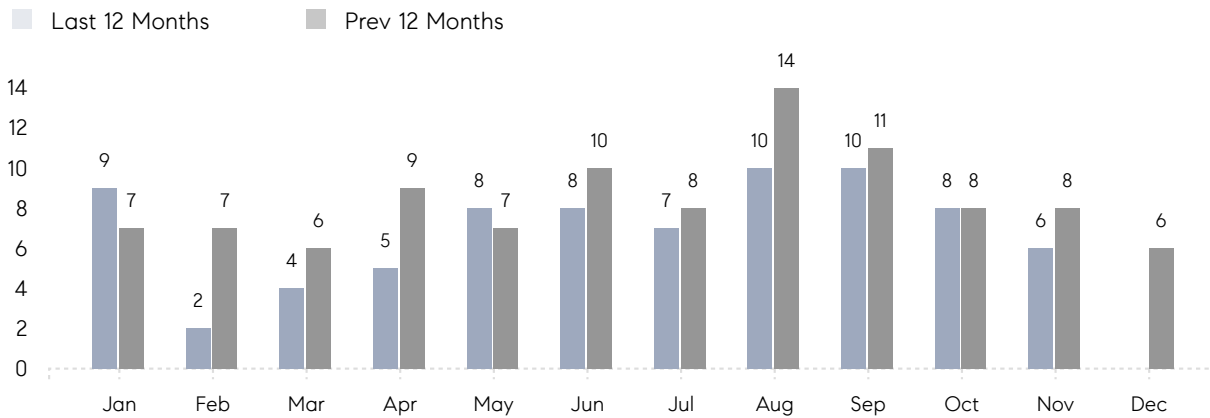
Oyster Bay

NASSAU, DECEMBER 2022

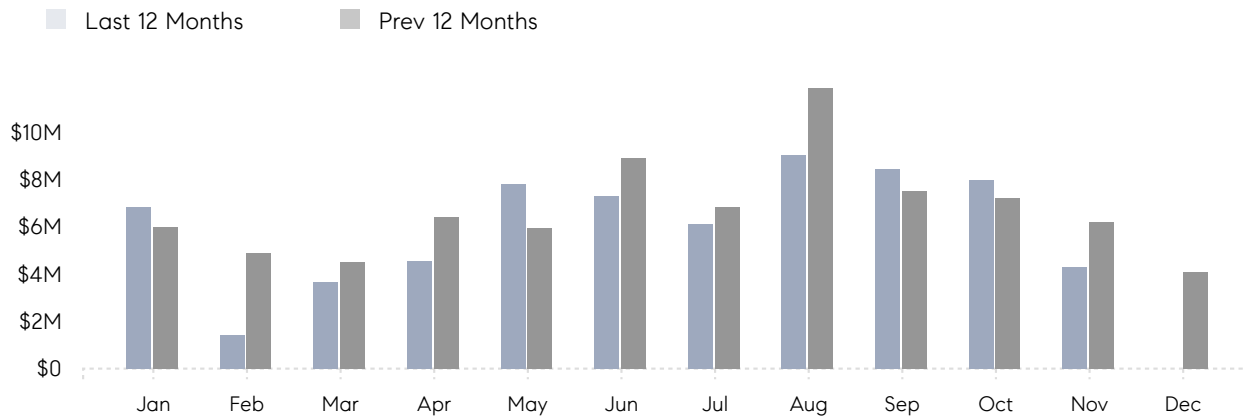
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	0	6	0.0%
	SALES VOLUME	\$0	\$4,085,000	-
	AVERAGE PRICE	\$0	\$680,833	-
	AVERAGE DOM	0	62	-

Monthly Sales



Monthly Total Sales Volume



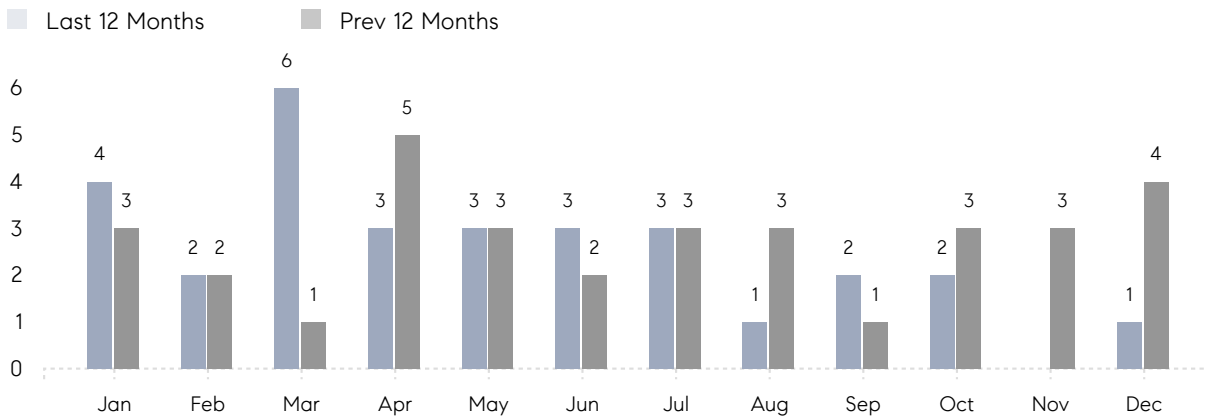
Oyster Bay Cove

NASSAU, DECEMBER 2022

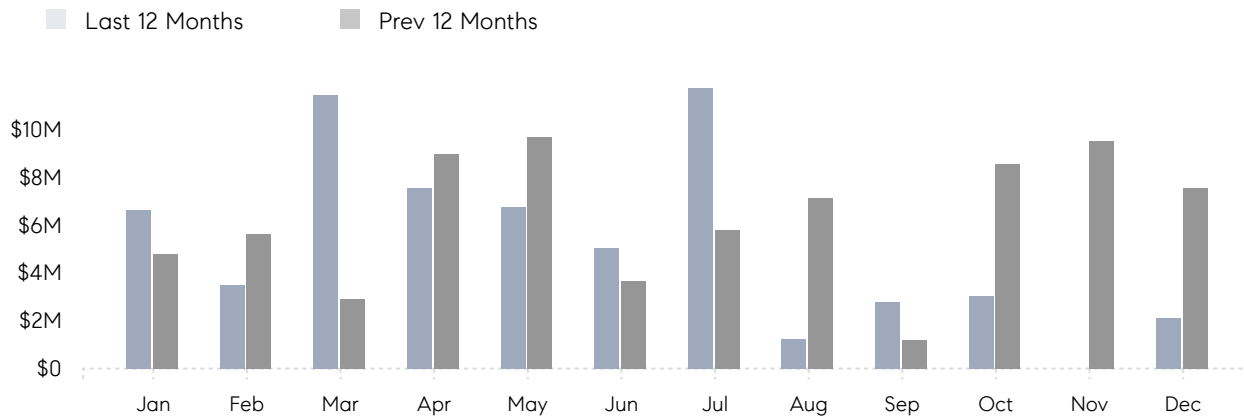
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	1	4	-75.0%
	SALES VOLUME	\$2,125,000	\$7,575,000	-71.9%
	AVERAGE PRICE	\$2,125,000	\$1,893,750	12.2%
	AVERAGE DOM	123	102	20.6%

Monthly Sales



Monthly Total Sales Volume



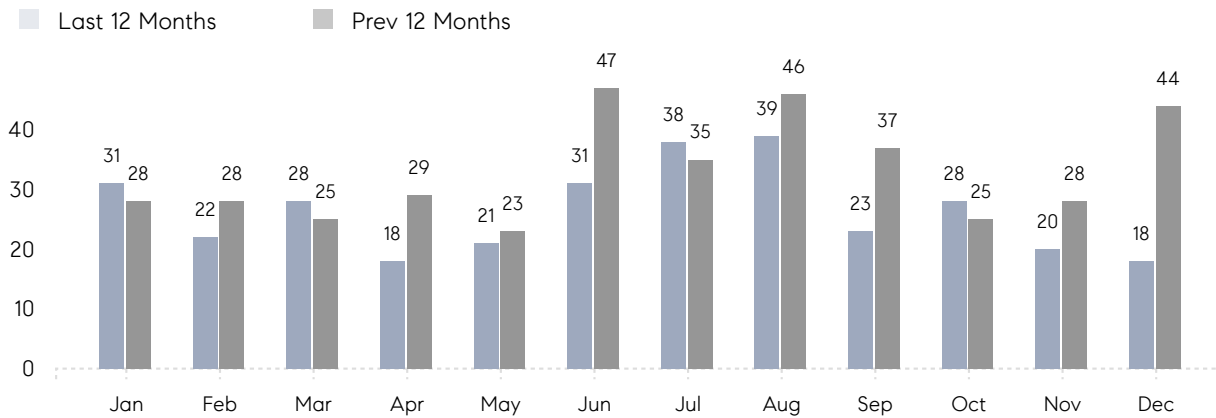
Plainview

NASSAU, DECEMBER 2022

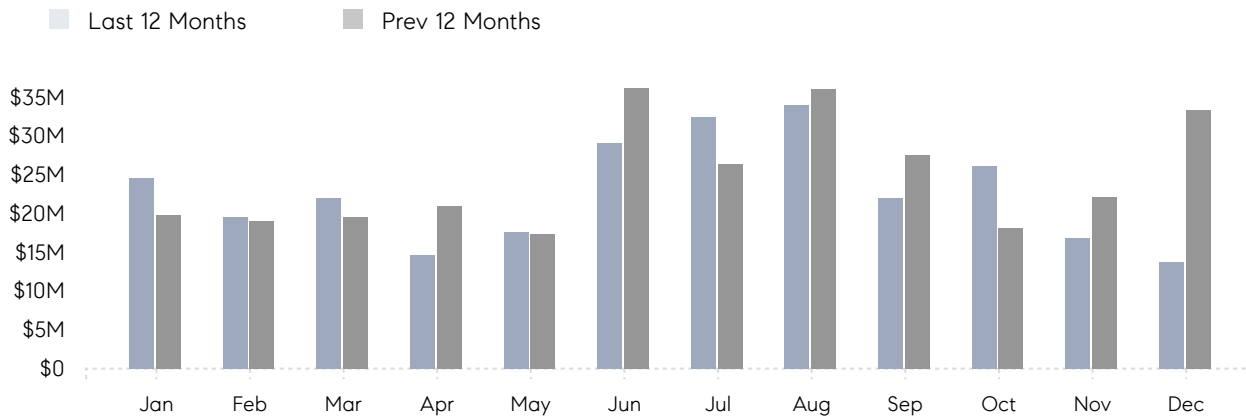
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	18	44	-59.1%
	SALES VOLUME	\$13,799,580	\$33,276,688	-58.5%
	AVERAGE PRICE	\$766,643	\$756,288	1.4%
	AVERAGE DOM	33	42	-21.4%

Monthly Sales



Monthly Total Sales Volume



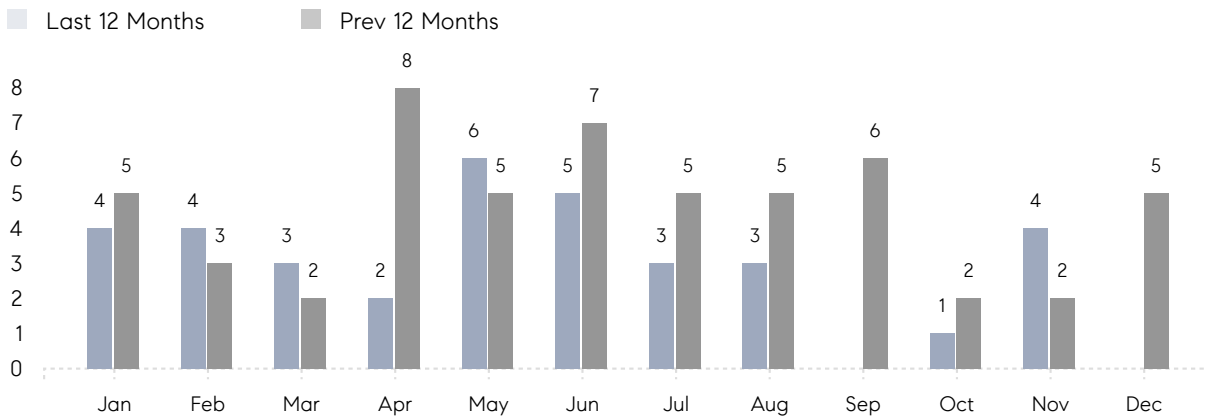
Point Lookout

NASSAU, DECEMBER 2022

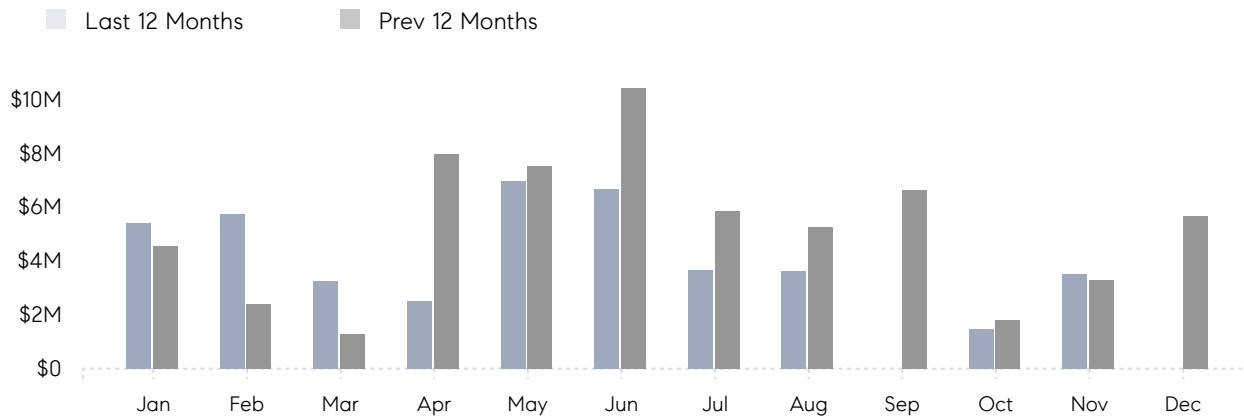
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	0	5	0.0%
	SALES VOLUME	\$0	\$5,655,000	-
	AVERAGE PRICE	\$0	\$1,131,000	-
	AVERAGE DOM	0	63	-

Monthly Sales



Monthly Total Sales Volume



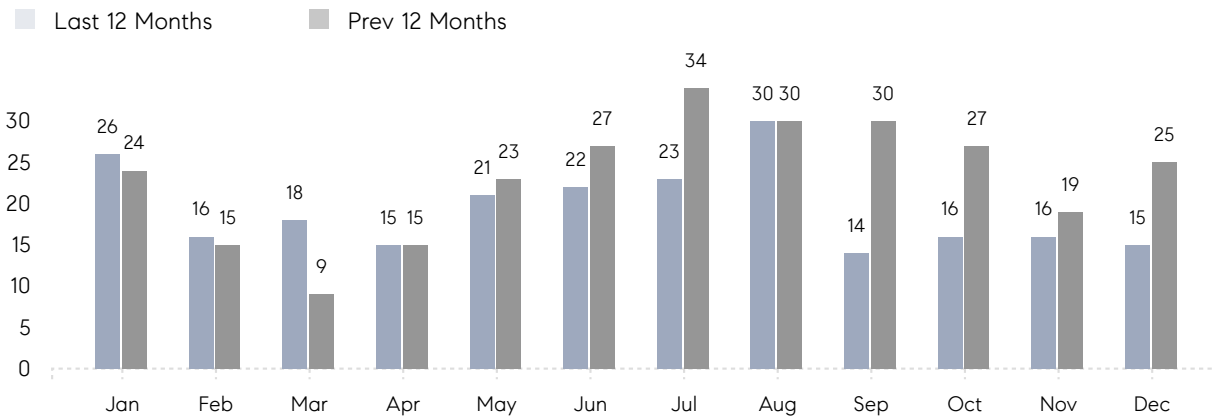
Port Washington

NASSAU, DECEMBER 2022

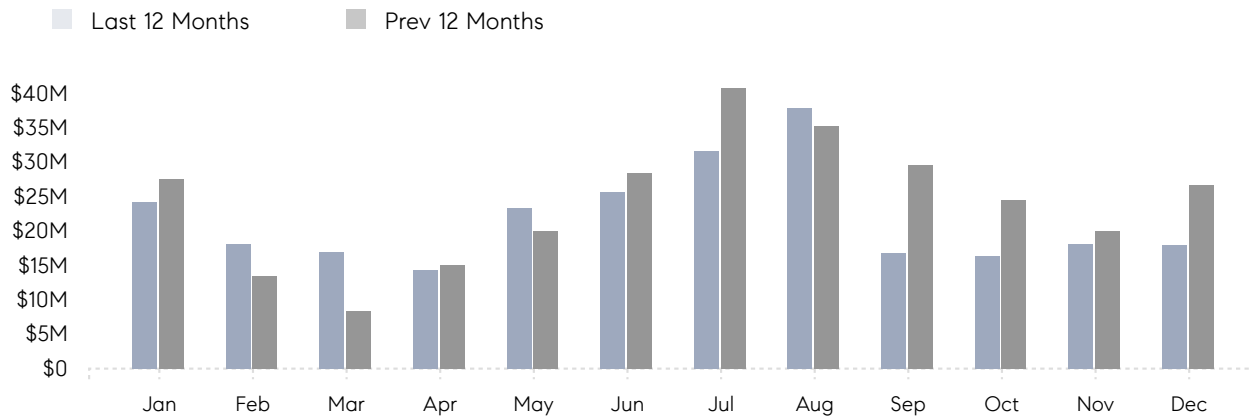
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	15	25	-40.0%
	SALES VOLUME	\$17,922,500	\$26,683,000	-32.8%
	AVERAGE PRICE	\$1,194,833	\$1,067,320	11.9%
	AVERAGE DOM	49	62	-21.0%

Monthly Sales



Monthly Total Sales Volume



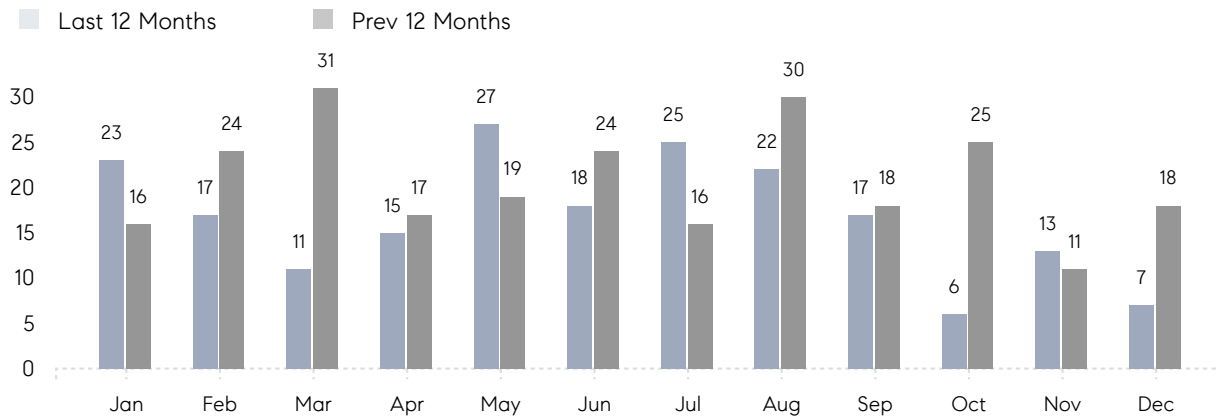
Rockville Centre

NASSAU, DECEMBER 2022

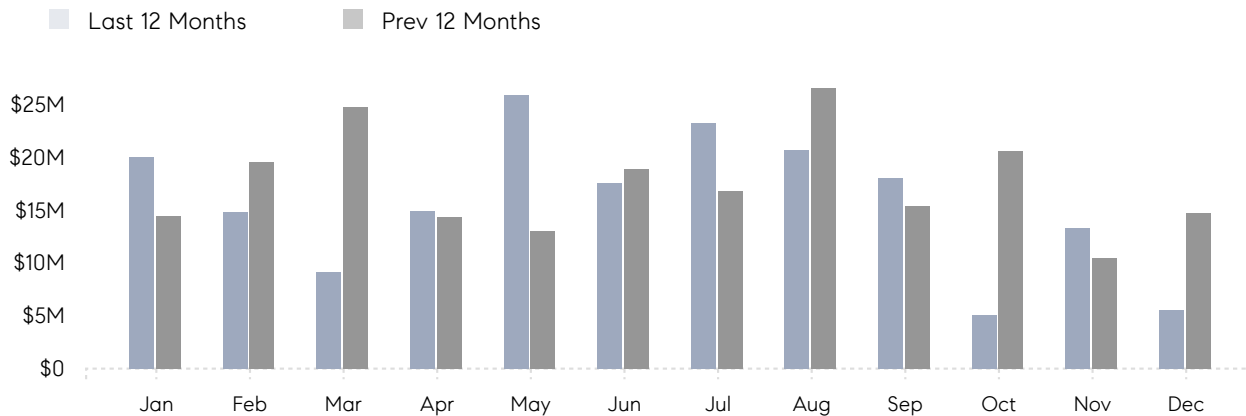
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	7	18	-61.1%
	SALES VOLUME	\$5,529,000	\$14,731,500	-62.5%
	AVERAGE PRICE	\$789,857	\$818,417	-3.5%
	AVERAGE DOM	51	48	6.3%

Monthly Sales



Monthly Total Sales Volume



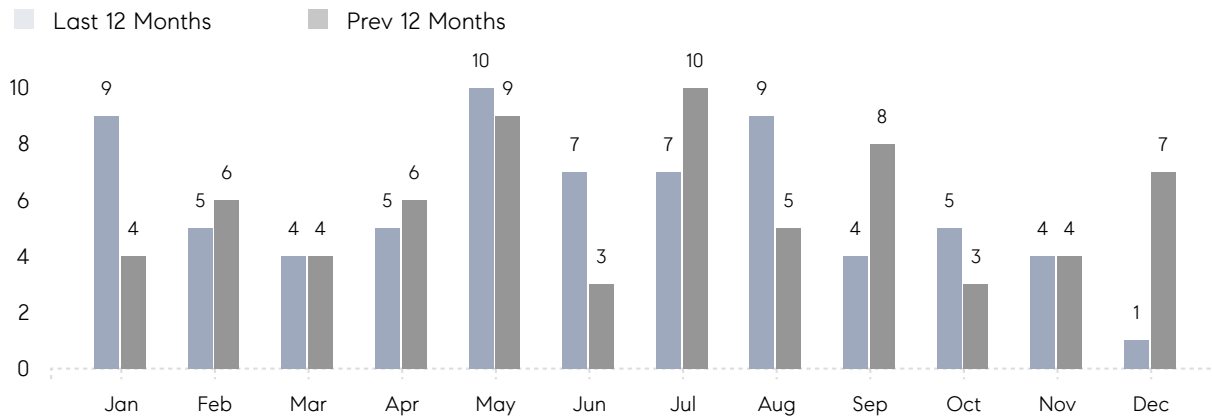
Roslyn

NASSAU, DECEMBER 2022

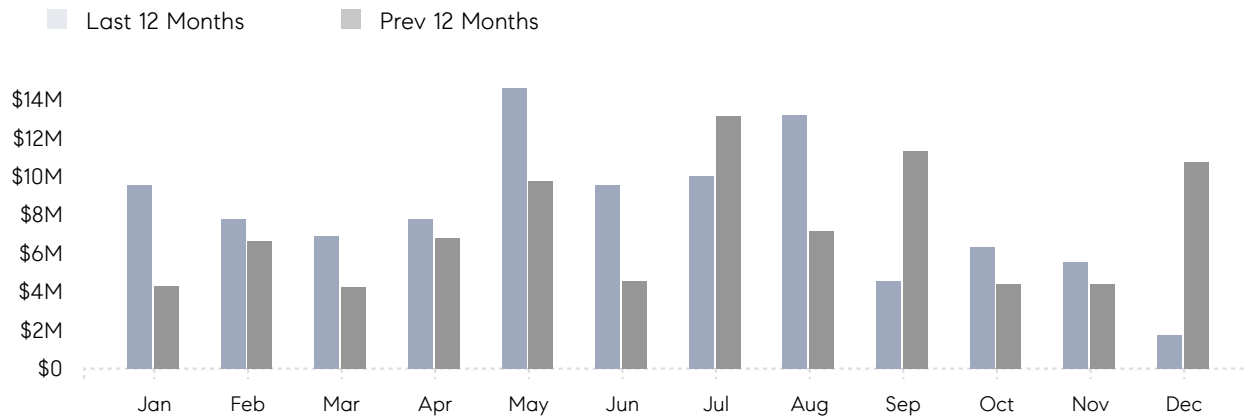
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	1	7	-85.7%
	SALES VOLUME	\$1,745,000	\$10,780,000	-83.8%
	AVERAGE PRICE	\$1,745,000	\$1,540,000	13.3%
	AVERAGE DOM	200	75	166.7%

Monthly Sales



Monthly Total Sales Volume



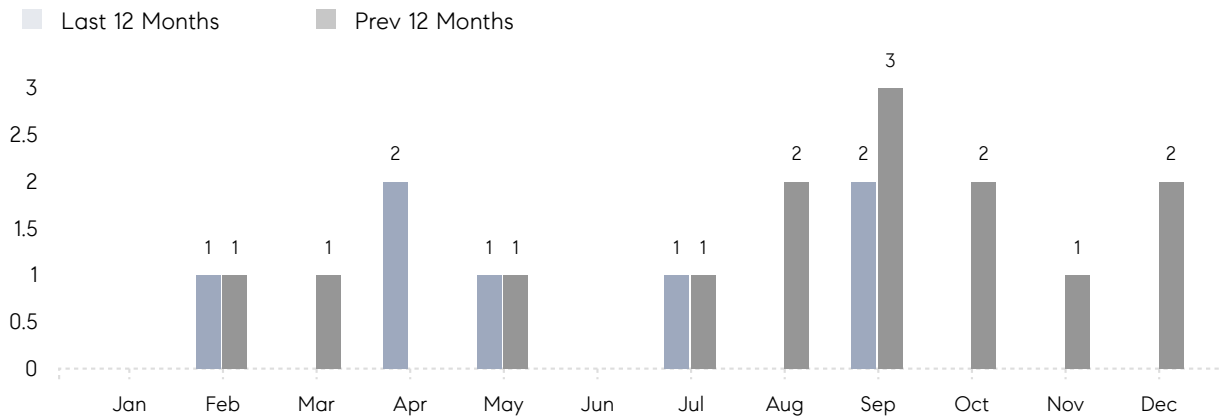
Roslyn Estates

NASSAU, DECEMBER 2022

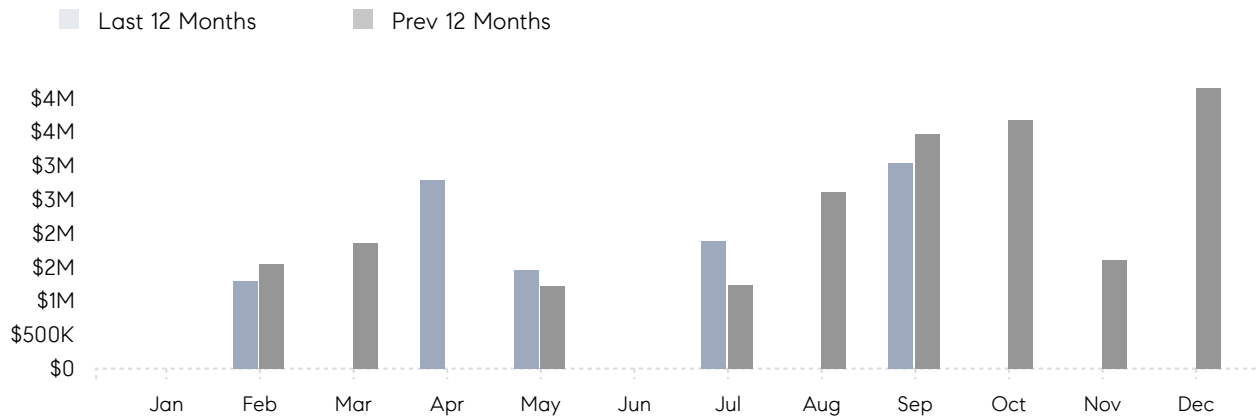
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	0	2	0.0%
	SALES VOLUME	\$0	\$4,150,000	-
	AVERAGE PRICE	\$0	\$2,075,000	-
	AVERAGE DOM	0	295	-

Monthly Sales



Monthly Total Sales Volume



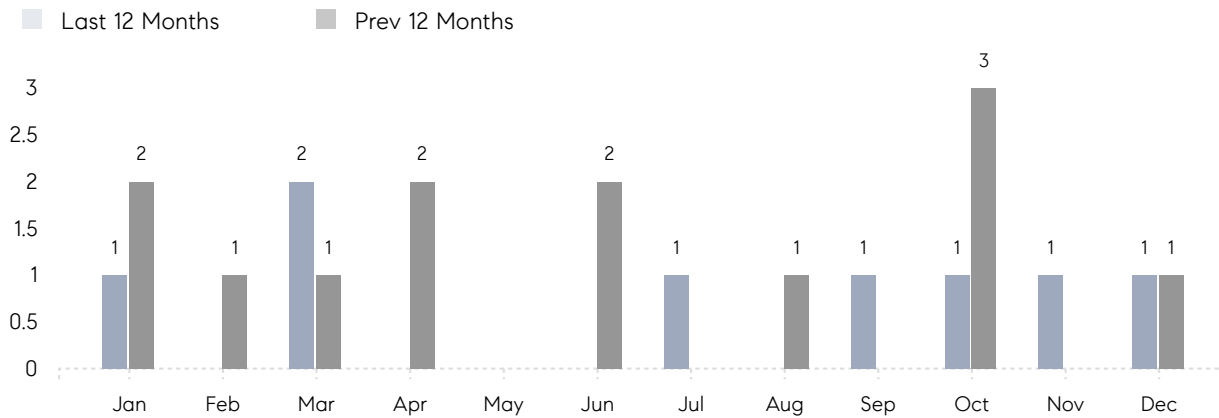
Roslyn Harbor

NASSAU, DECEMBER 2022

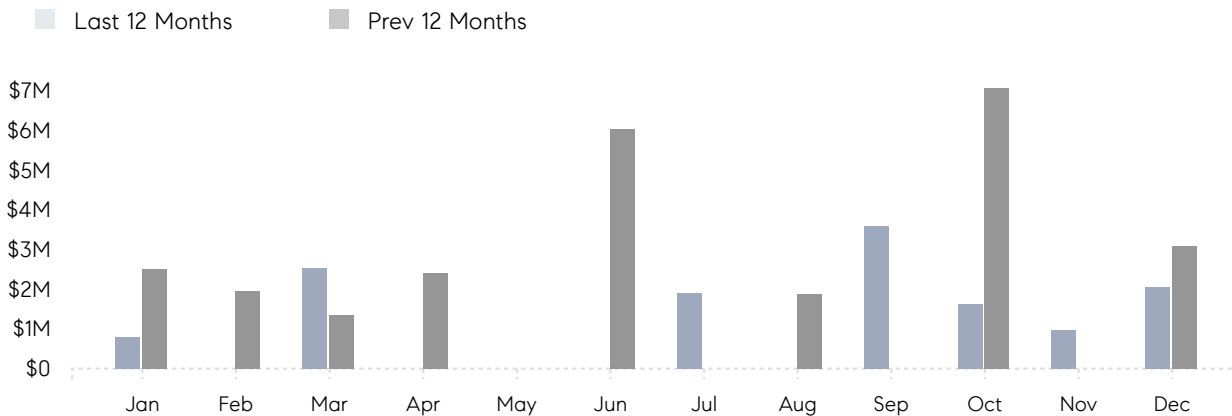
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	1	1	0.0%
	SALES VOLUME	\$2,050,000	\$3,100,000	-33.9%
	AVERAGE PRICE	\$2,050,000	\$3,100,000	-33.9%
	AVERAGE DOM	186	231	-19.5%

Monthly Sales



Monthly Total Sales Volume



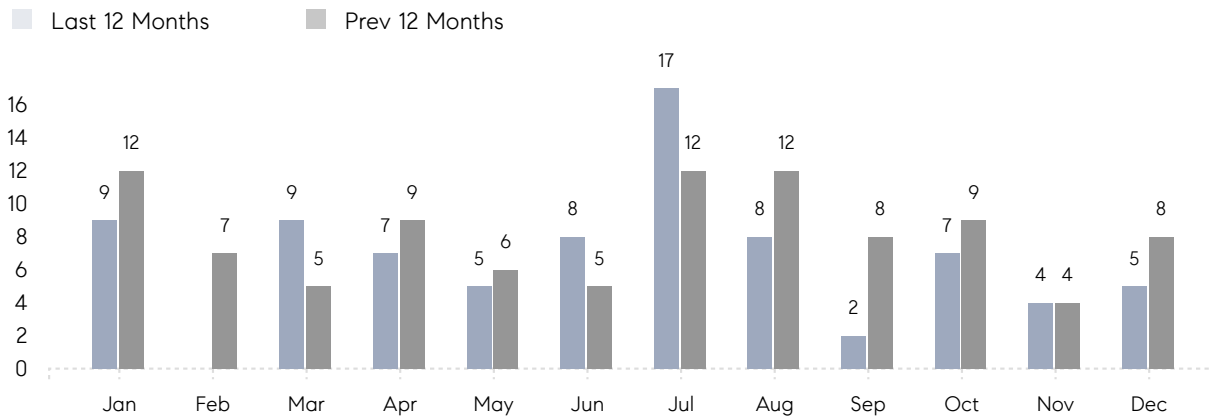
Roslyn Heights

NASSAU, DECEMBER 2022

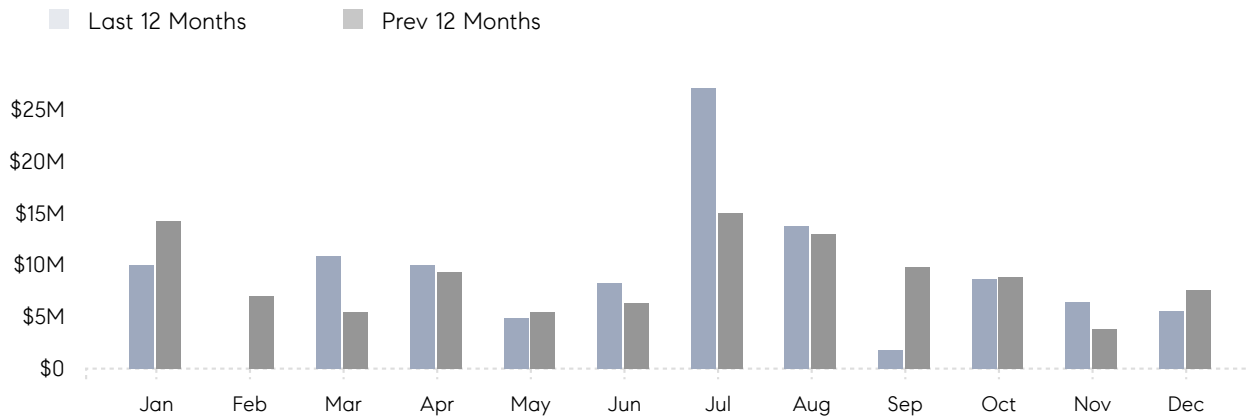
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	5	8	-37.5%
	SALES VOLUME	\$5,590,000	\$7,622,000	-26.7%
	AVERAGE PRICE	\$1,118,000	\$952,750	17.3%
	AVERAGE DOM	147	85	72.9%

Monthly Sales



Monthly Total Sales Volume



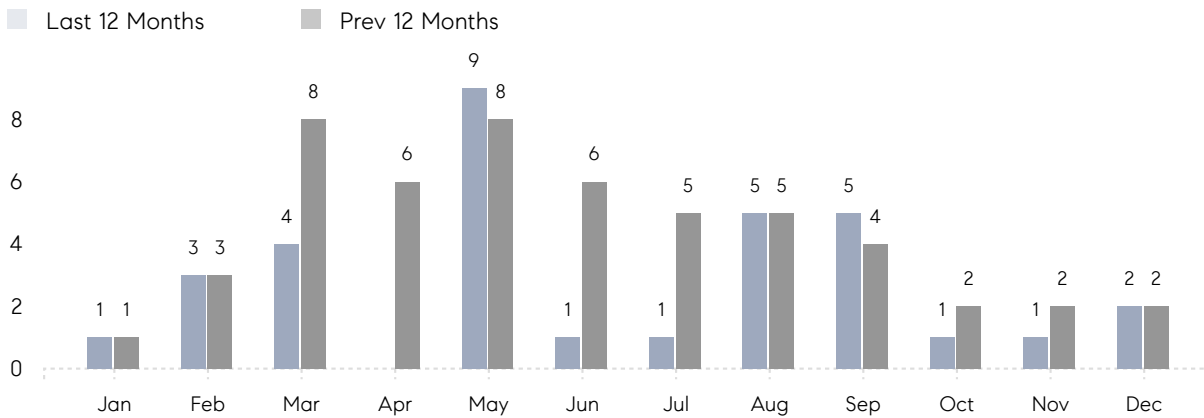
Sands Point

NASSAU, DECEMBER 2022

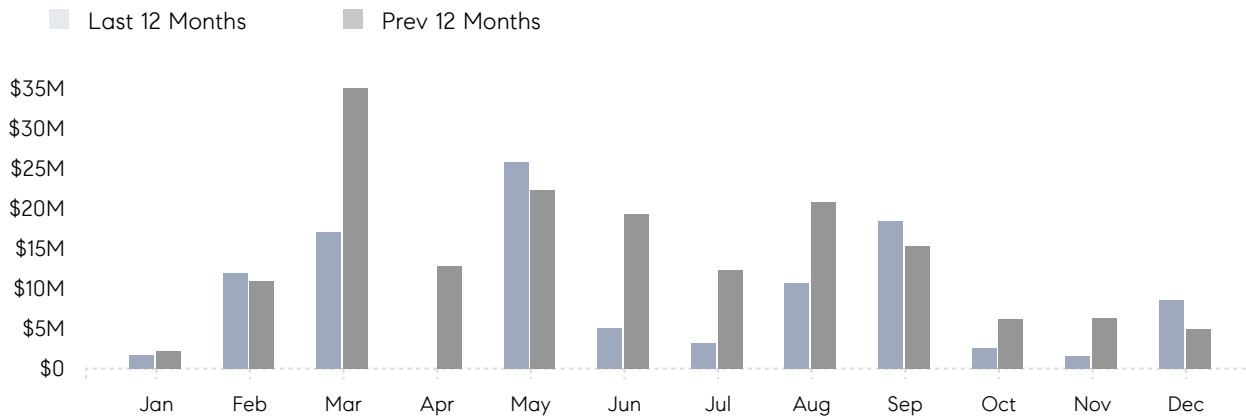
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	2	2	0.0%
	SALES VOLUME	\$8,600,000	\$4,900,000	75.5%
	AVERAGE PRICE	\$4,300,000	\$2,450,000	75.5%
	AVERAGE DOM	435	43	911.6%

Monthly Sales



Monthly Total Sales Volume



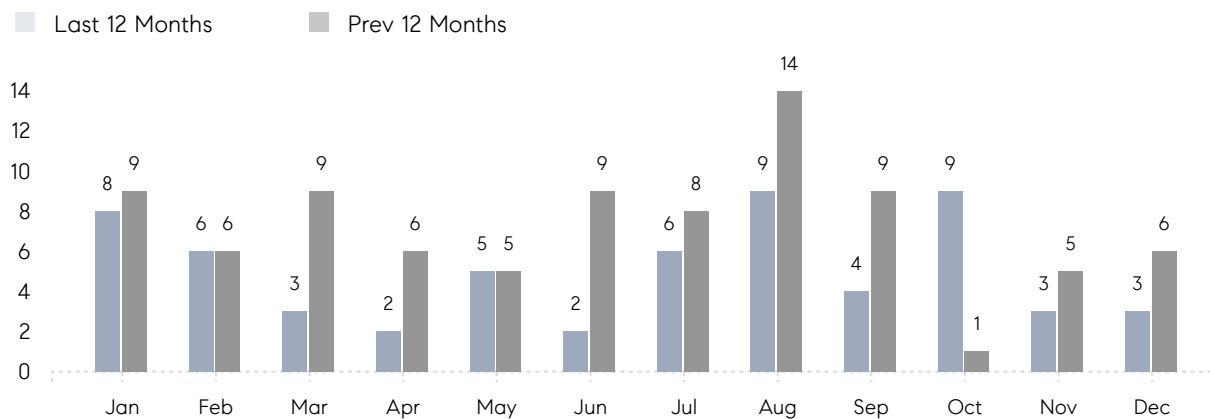
Sea Cliff

NASSAU, DECEMBER 2022

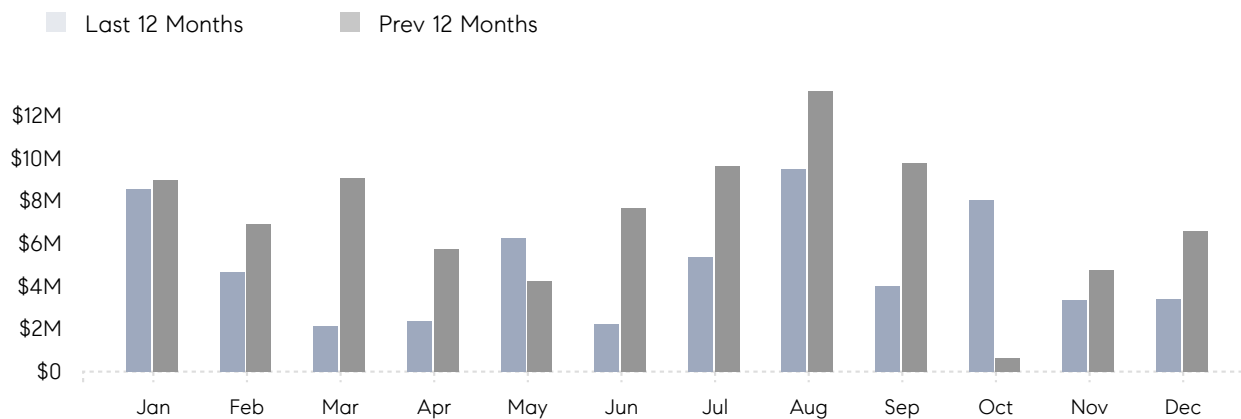
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	3	6	-50.0%
	SALES VOLUME	\$3,385,000	\$6,567,000	-48.5%
	AVERAGE PRICE	\$1,128,333	\$1,094,500	3.1%
	AVERAGE DOM	105	174	-39.7%

Monthly Sales



Monthly Total Sales Volume



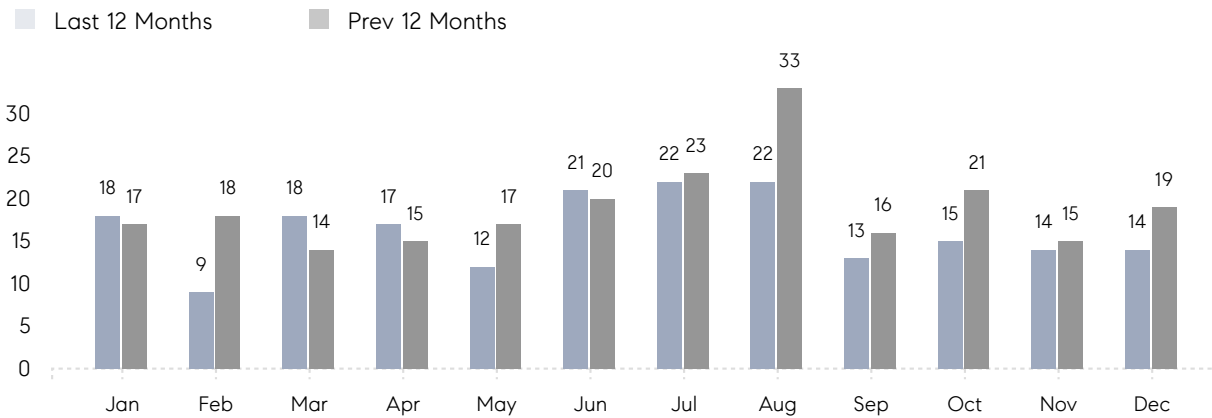
Seaford

NASSAU, DECEMBER 2022

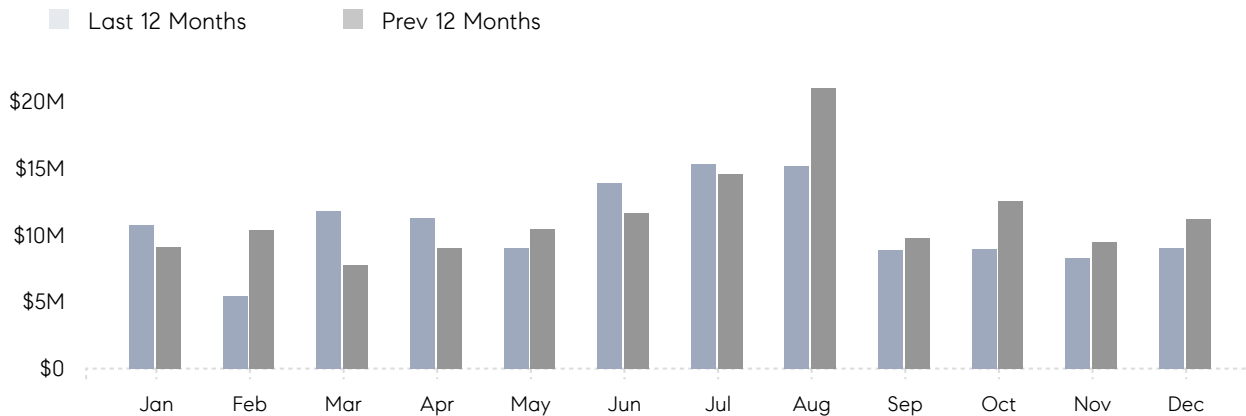
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	14	19	-26.3%
	SALES VOLUME	\$9,022,000	\$11,238,000	-19.7%
	AVERAGE PRICE	\$644,429	\$591,474	9.0%
	AVERAGE DOM	34	38	-10.5%

Monthly Sales



Monthly Total Sales Volume



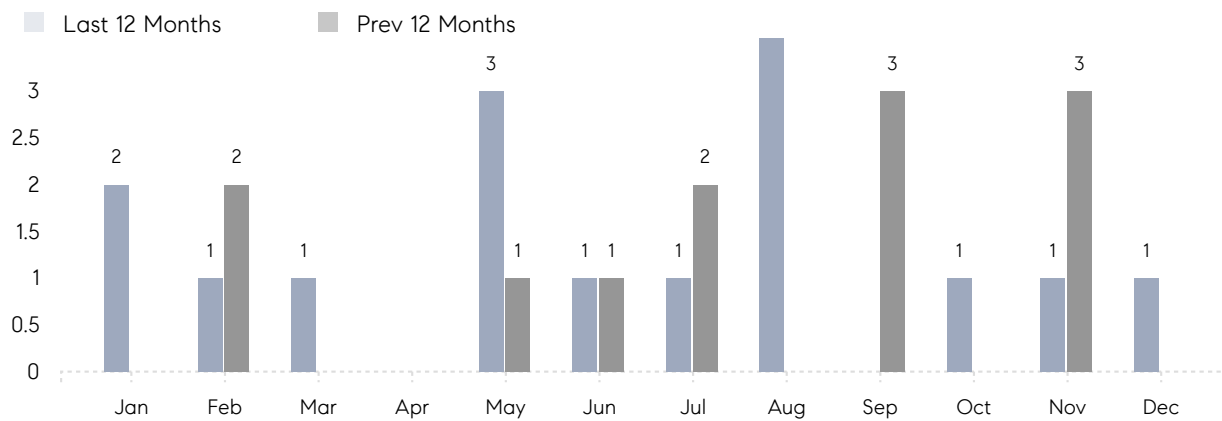
Searingtown

NASSAU, DECEMBER 2022

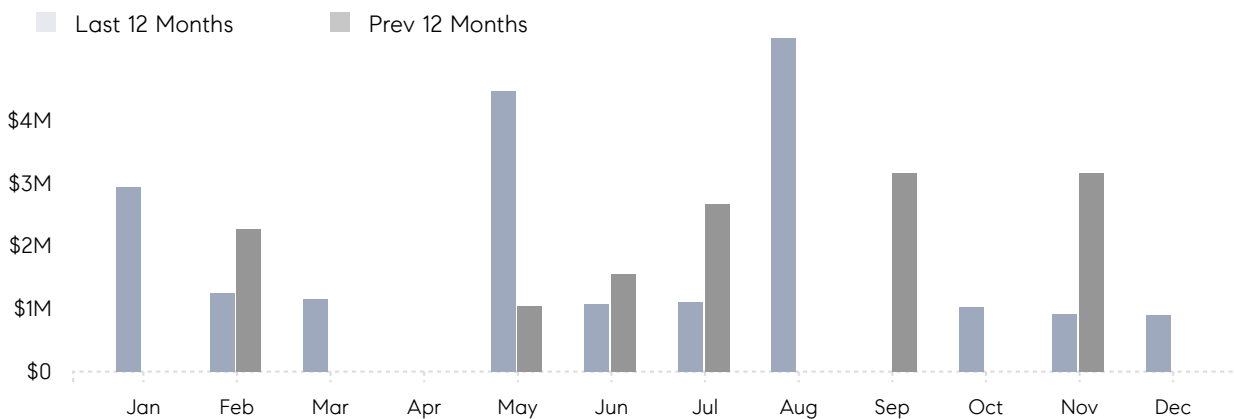
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	1	0	0.0%
	SALES VOLUME	\$905,000	\$0	-
	AVERAGE PRICE	\$905,000	\$0	-
	AVERAGE DOM	23	0	-

Monthly Sales



Monthly Total Sales Volume



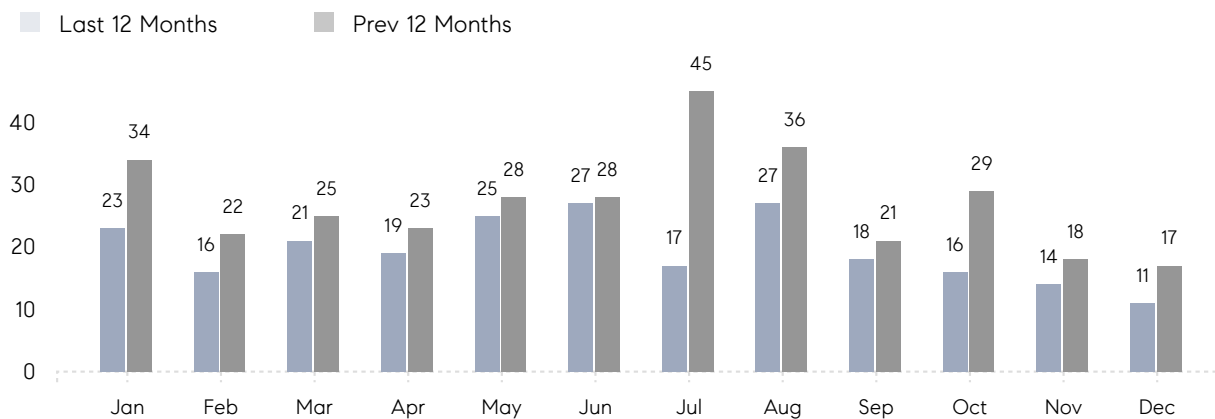
Syosset

NASSAU, DECEMBER 2022

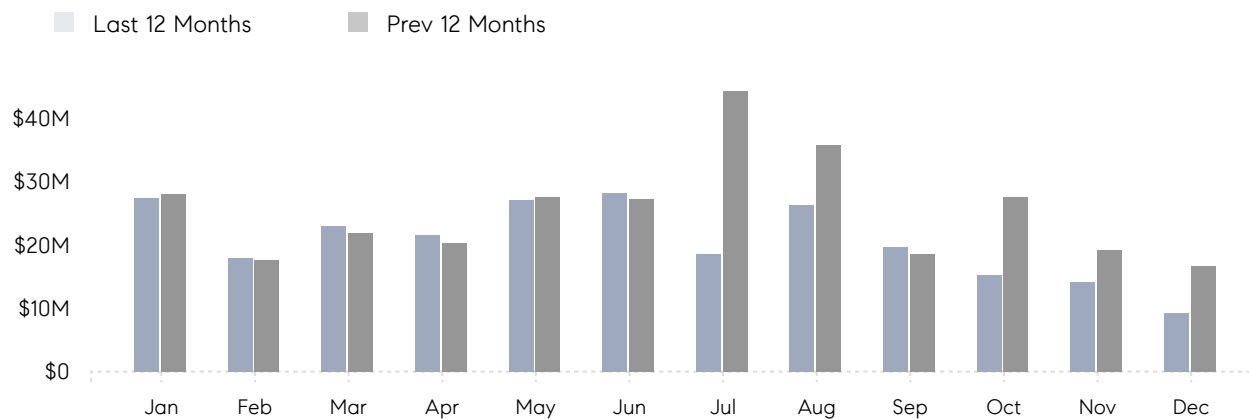
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	11	17	-35.3%
	SALES VOLUME	\$9,217,000	\$16,774,500	-45.1%
	AVERAGE PRICE	\$837,909	\$986,735	-15.1%
	AVERAGE DOM	52	95	-45.3%

Monthly Sales



Monthly Total Sales Volume



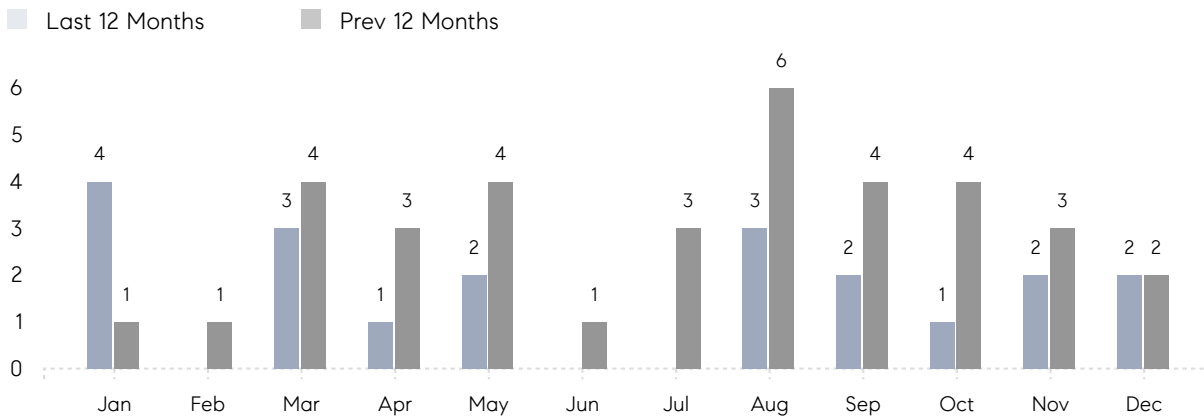
Upper Brookville

NASSAU, DECEMBER 2022

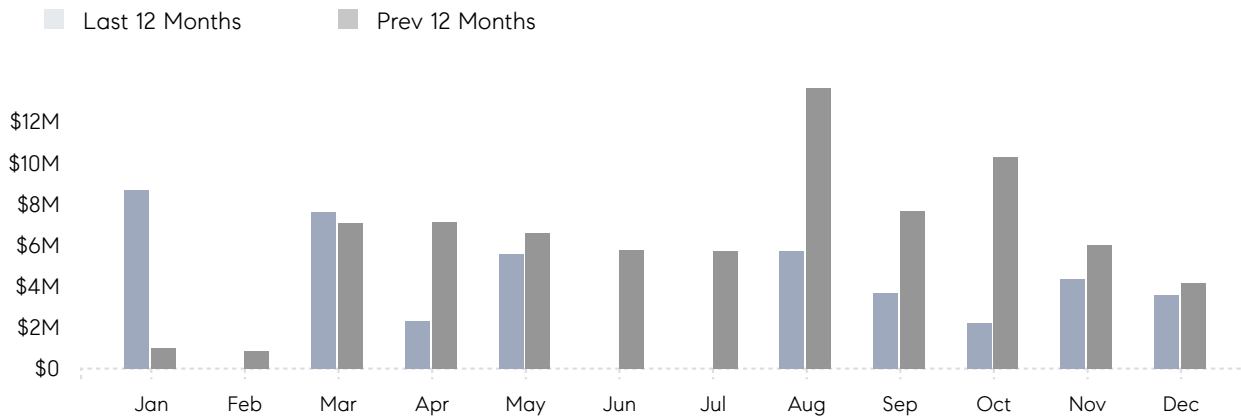
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	2	2	0.0%
	SALES VOLUME	\$3,600,000	\$4,150,000	-13.3%
	AVERAGE PRICE	\$1,800,000	\$2,075,000	-13.3%
	AVERAGE DOM	136	112	21.4%

Monthly Sales



Monthly Total Sales Volume



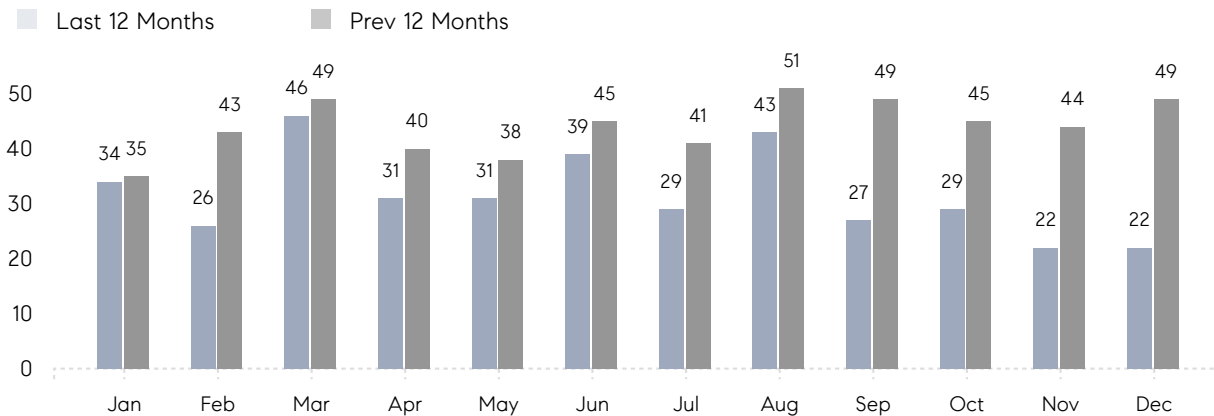
Valley Stream

NASSAU, DECEMBER 2022

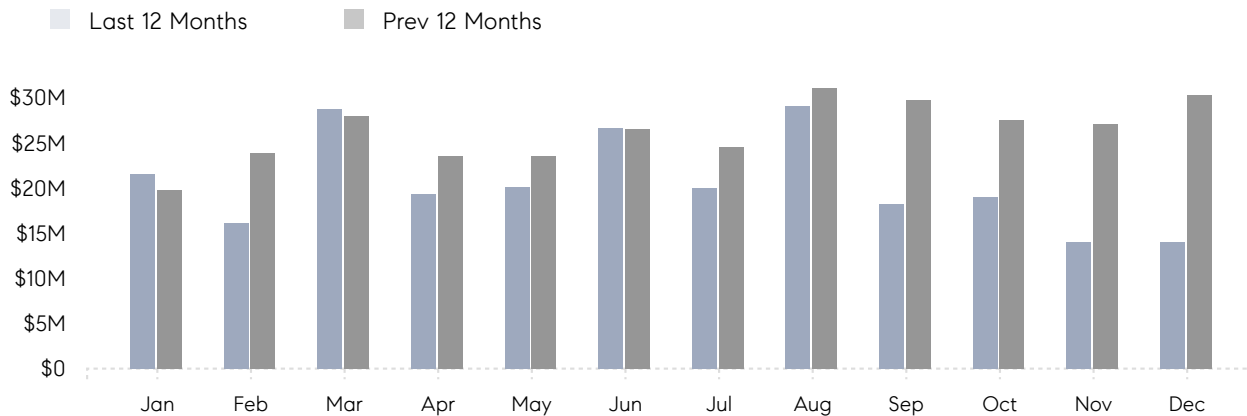
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	22	49	-55.1%
	SALES VOLUME	\$14,071,000	\$30,299,900	-53.6%
	AVERAGE PRICE	\$639,591	\$618,365	3.4%
	AVERAGE DOM	56	51	9.8%

Monthly Sales



Monthly Total Sales Volume



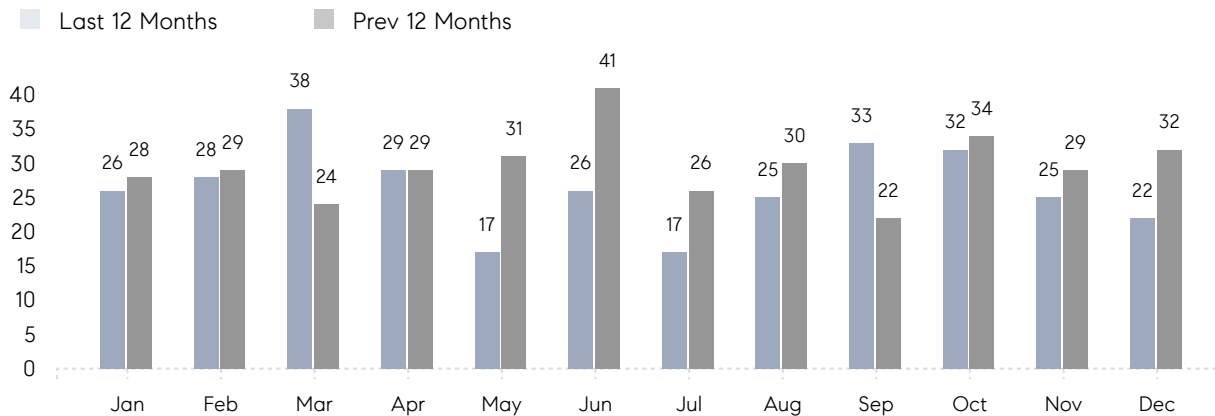
Wantagh

NASSAU, DECEMBER 2022

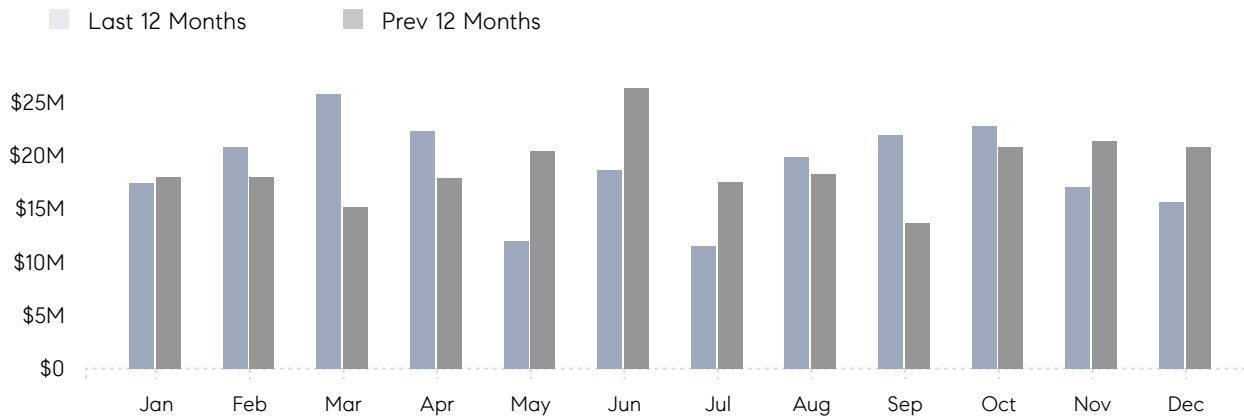
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	22	32	-31.2%
	SALES VOLUME	\$15,666,500	\$20,853,874	-24.9%
	AVERAGE PRICE	\$712,114	\$651,684	9.3%
	AVERAGE DOM	47	30	56.7%

Monthly Sales



Monthly Total Sales Volume



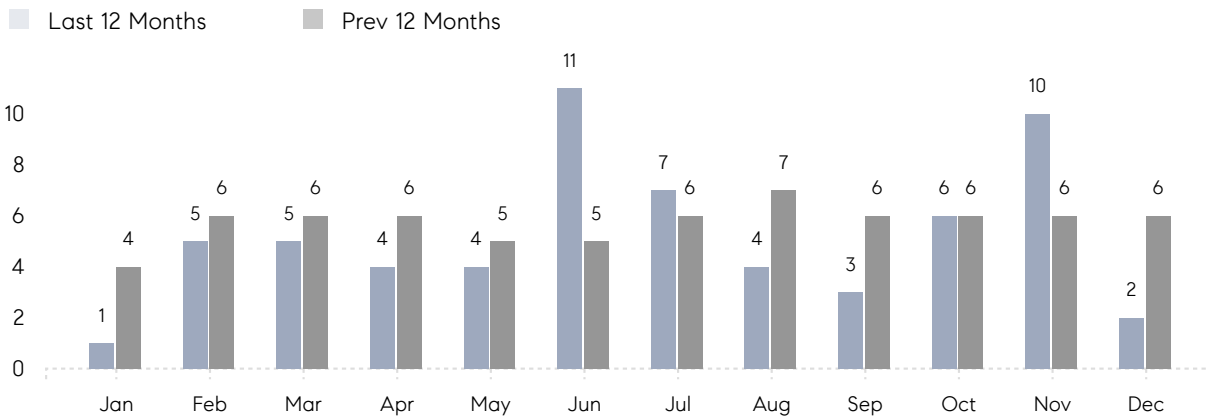
Williston Park

NASSAU, DECEMBER 2022

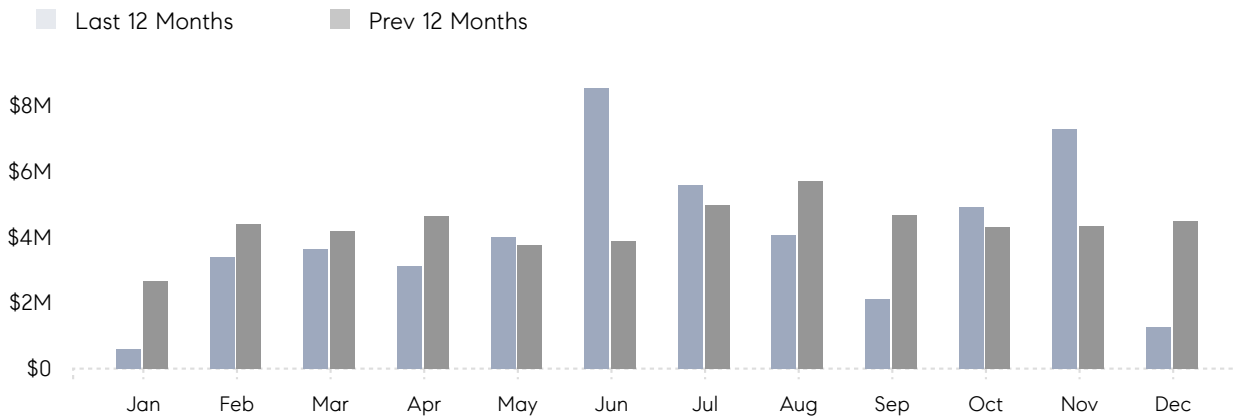
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	2	6	-66.7%
	SALES VOLUME	\$1,279,000	\$4,493,000	-71.5%
	AVERAGE PRICE	\$639,500	\$748,833	-14.6%
	AVERAGE DOM	48	50	-4.0%

Monthly Sales



Monthly Total Sales Volume



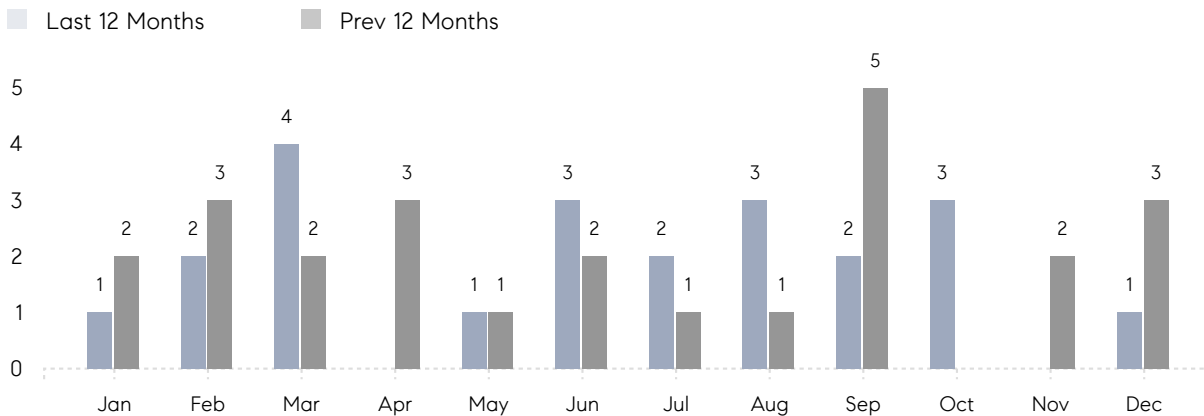
East Williston

NASSAU, DECEMBER 2022

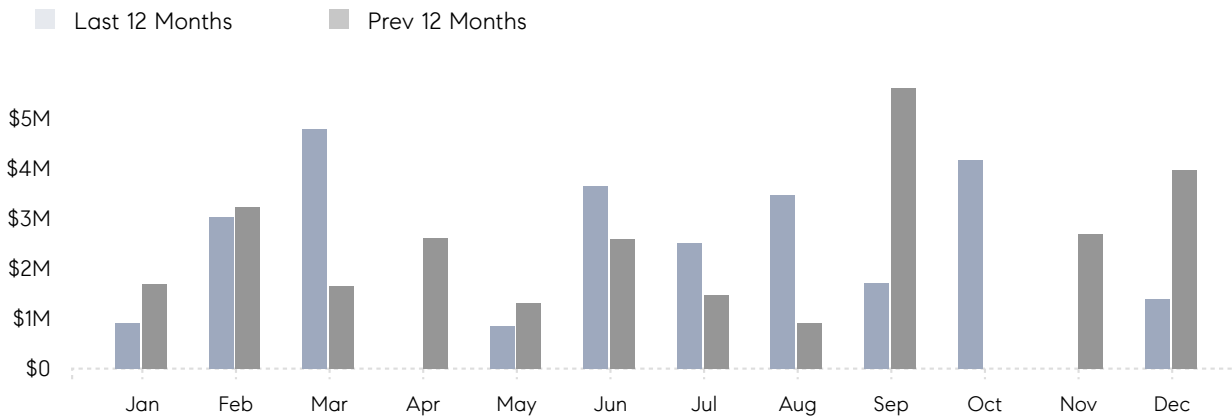
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	1	3	-66.7%
	SALES VOLUME	\$1,385,000	\$3,975,000	-65.2%
	AVERAGE PRICE	\$1,385,000	\$1,325,000	4.5%
	AVERAGE DOM	36	51	-29.4%

Monthly Sales



Monthly Total Sales Volume



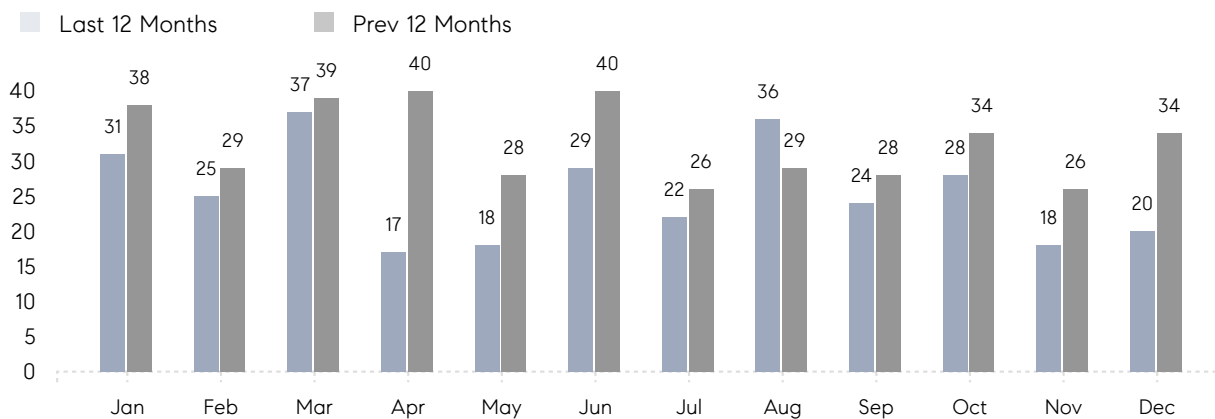
Westbury

NASSAU, DECEMBER 2022

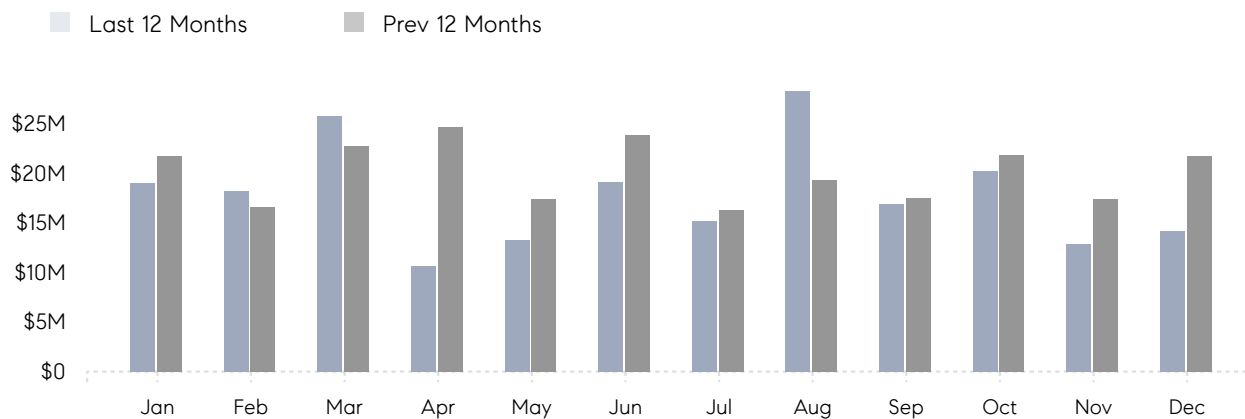
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	20	34	-41.2%
	SALES VOLUME	\$14,134,000	\$21,782,900	-35.1%
	AVERAGE PRICE	\$706,700	\$640,674	10.3%
	AVERAGE DOM	44	47	-6.4%

Monthly Sales



Monthly Total Sales Volume



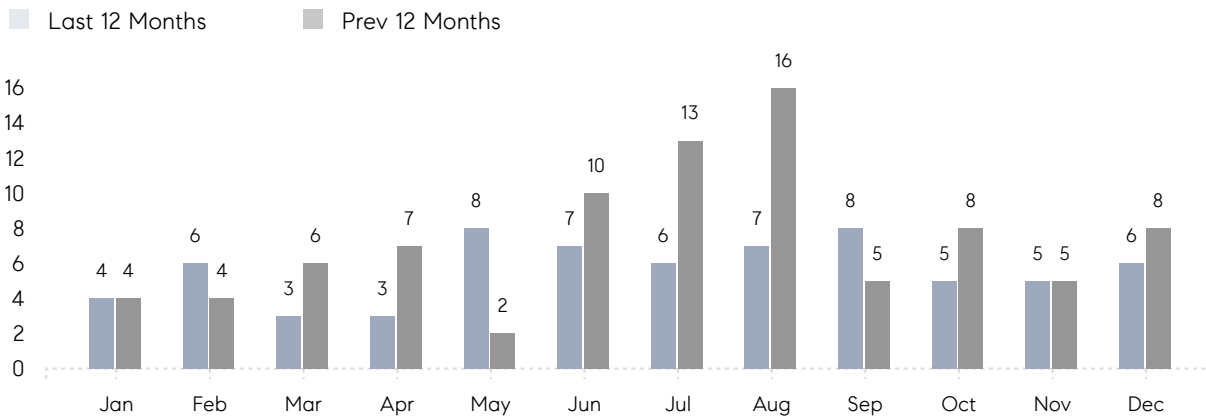
Woodbury

NASSAU, DECEMBER 2022

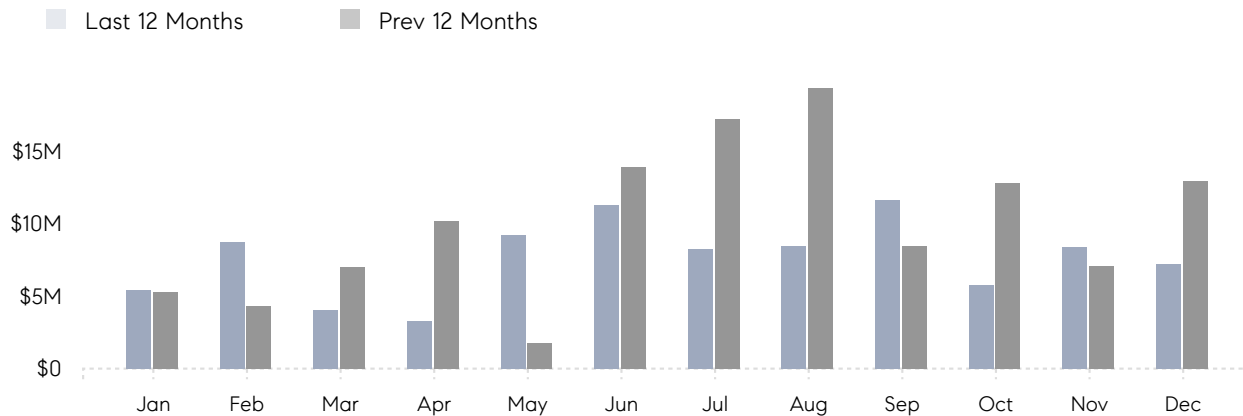
Property Statistics

		Dec 2022	Dec 2021	% Change
Single-Family	# OF SALES	6	8	-25.0%
	SALES VOLUME	\$7,194,000	\$12,929,500	-44.4%
	AVERAGE PRICE	\$1,199,000	\$1,616,188	-25.8%
	AVERAGE DOM	35	96	-63.5%

Monthly Sales



Monthly Total Sales Volume





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