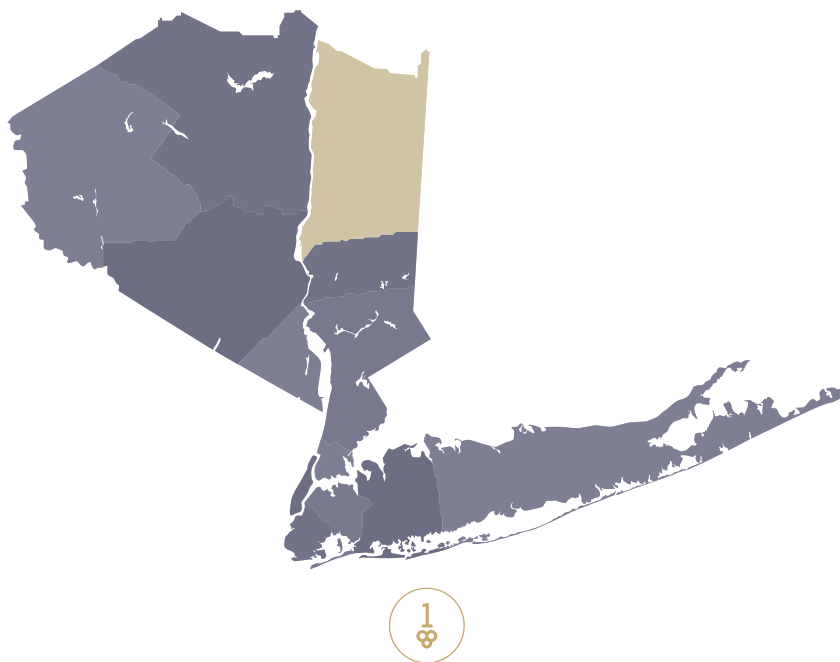


One¹Key[®]MLS Dutchess County Market Update

The One Source Real Estate Marketplace

May 2023

Dutchess County reported a closed median sale price of \$412,500 in May 2023, which is an increase of less than 1.00% as compared to the figure reported in May 2022 of \$408,500. There were 126 closed residential transactions and 150 pending transactions reported on the MLS in May 2023, following 112 closed and 130 pending transactions reported in the prior month.



Closed Median Home Price 2
Closed Transactions 3
Pending Transactions 4

*Note that Condo Sales reflected in the bar graphs include listings with HOA fees.

Dutchess is home to sprawling landscapes, quaint rural villages, and walkable suburban towns. In recent years, an influx of people relocating from Westchester and NYC have maintained the spacious peace and beauty while infusing modern conveniences. Hike historic trails, camp near gorgeous lakes, and catch a hot air balloon race annually along the Hudson.

Sold Property Median Price for:

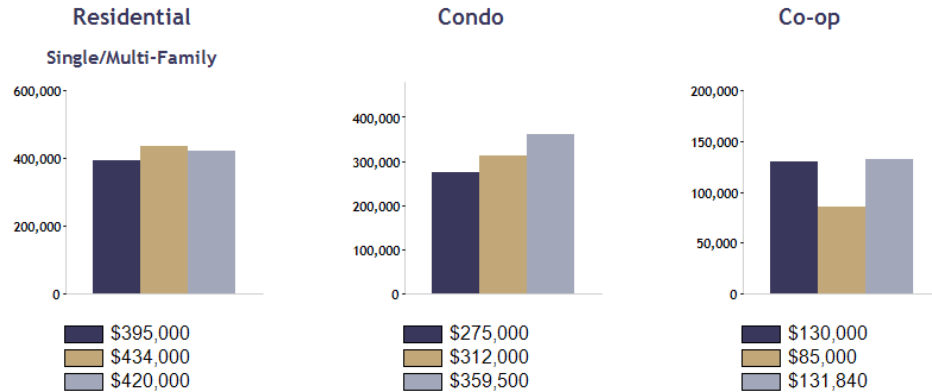
Location: Dutchess (County)

Date Range

May 2021	May 2022	May 2023
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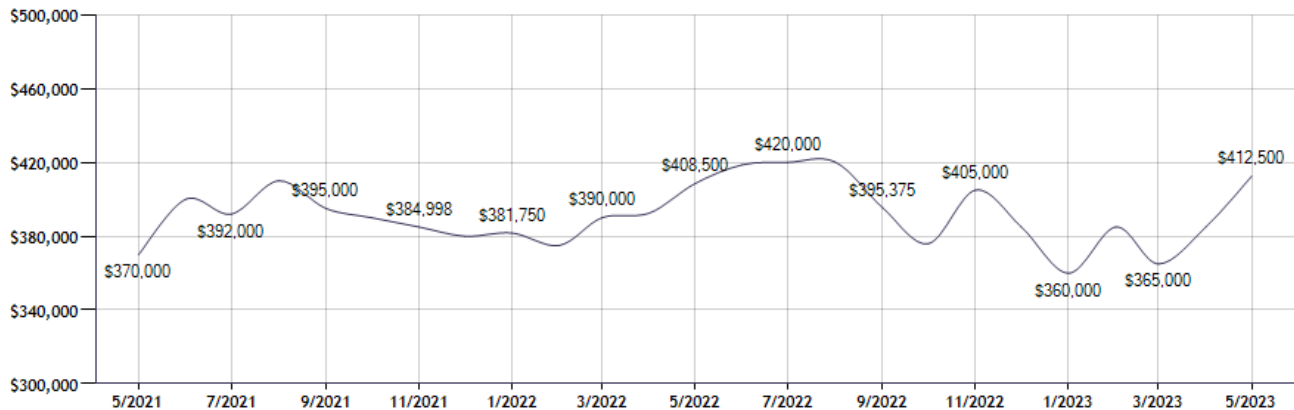
Current Available Inventory - 439
Current Median List Price - \$489,000

Residential, Condo, Co-op Properties



Month	Current Year	Prior Year	% Change
May-2023	\$412,500	\$408,500	1.0
Apr-2023	\$385,000	\$392,500	-1.9
Mar-2023	\$365,000	\$390,000	-6.4
Feb-2023	\$385,000	\$375,000	2.7
Jan-2023	\$360,000	\$381,750	-5.7
Dec-2022	\$385,000	\$380,000	1.3
Nov-2022	\$405,000	\$384,998	5.2
Oct-2022	\$376,000	\$390,000	-3.6
Sep-2022	\$395,375	\$395,000	0.1
Aug-2022	\$420,000	\$410,000	2.4
Jul-2022	\$420,000	\$392,000	7.1
Jun-2022	\$418,650	\$400,000	4.7

Sold Property Median Price for: Location: Dutchess (County) (Last 24 Months - Residential, Condo, Co-op Properties)



Note: Information displayed in the data table is compiled by OneKey® MLS and represents a combined total of Residential, Condo, Co-op Properties sales for the selected time frame. Only available data will be displayed. Please note that small data samples will skew the % of change year to year. This information is intended for marketing purposes only. To access more detailed market reports visit <https://www.onekeymls.com/market-statistics>

Sold Property Counts for:

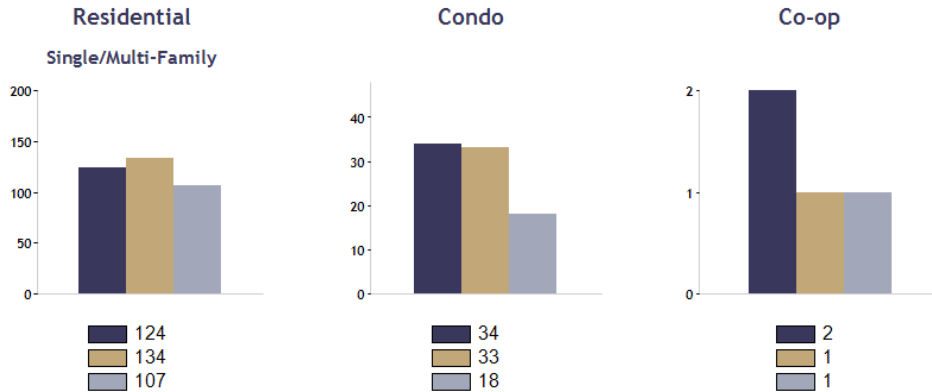
Location: Dutchess (County)

Date Range

May 2021	May 2022	May 2023
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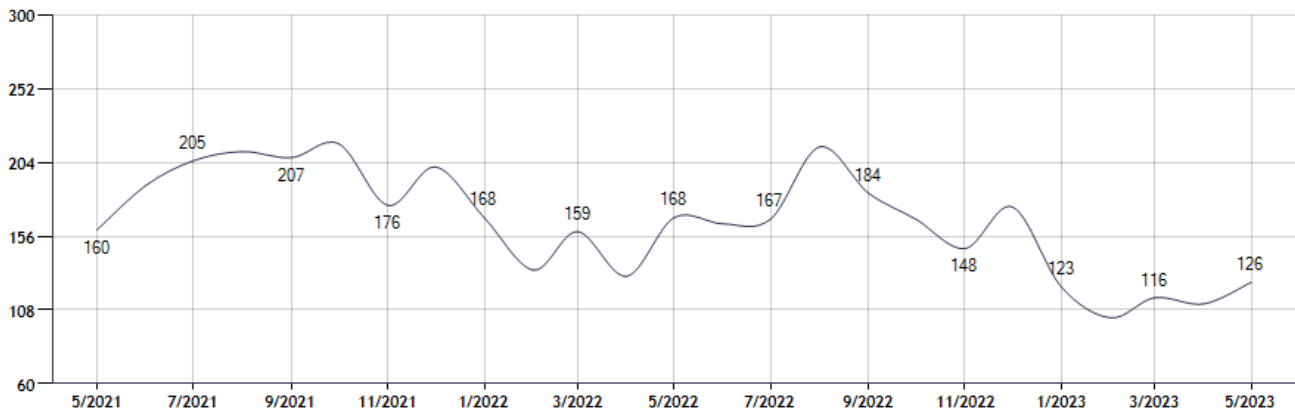
Current Available Inventory - 439
Current Median List Price - \$489,000

Residential, Condo, Co-op Properties



Month	Current Year	Prior Year	% Change
May-2023	126	168	-25.0
Apr-2023	112	130	-13.8
Mar-2023	116	159	-27.0
Feb-2023	103	134	-23.1
Jan-2023	123	168	-26.8
Dec-2022	175	201	-12.9
Nov-2022	148	176	-15.9
Oct-2022	167	216	-22.7
Sep-2022	184	207	-11.1
Aug-2022	214	211	1.4
Jul-2022	167	205	-18.5
Jun-2022	164	189	-13.2

Sold Property Counts for: Location: Dutchess (County) (Last 24 Months - Residential, Condo, Co-op Properties)



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Pending Sales Counts for:

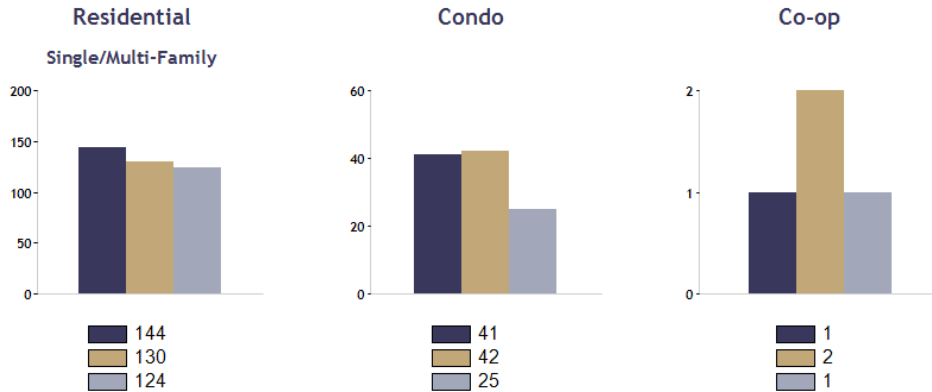
Location: Dutchess (County)

Date Range

May 2021	May 2022	May 2023
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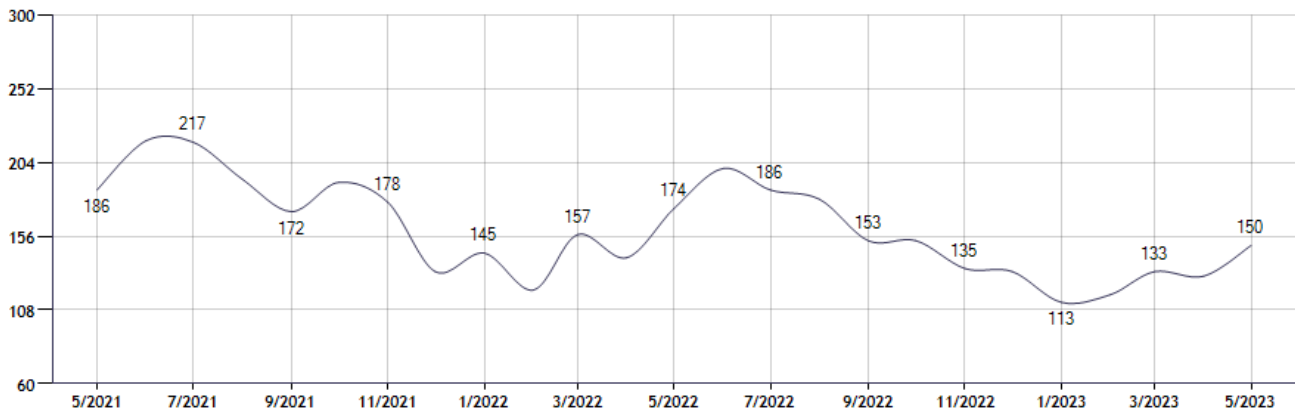
Current Available Inventory - 439
Current Median List Price - \$489,000

Residential, Condo, Co-op Properties



Month	Current Year	Prior Year	% Change
May-2023	150	174	-13.8
Apr-2023	130	142	-8.5
Mar-2023	133	157	-15.3
Feb-2023	118	121	-2.5
Jan-2023	113	145	-22.1
Dec-2022	133	133	0.0
Nov-2022	135	178	-24.2
Oct-2022	153	191	-19.9
Sep-2022	153	172	-11.0
Aug-2022	180	193	-6.7
Jul-2022	186	217	-14.3
Jun-2022	200	218	-8.3

Pending Sales Counts for: Location: Dutchess (County) (Last 24 Months - Residential, Condo, Co-op Properties)



Note: Information displayed in the data table is compiled by OneKey® MLS and represents a combined total of Residential, Condo, Co-op Properties sales for the selected time frame. Only available data will be displayed. Please note that small data samples will skew the % of change year to year. This information is intended for marketing purposes only. To access more detailed market reports visit <https://www.onekeymls.com/market-statistics>