

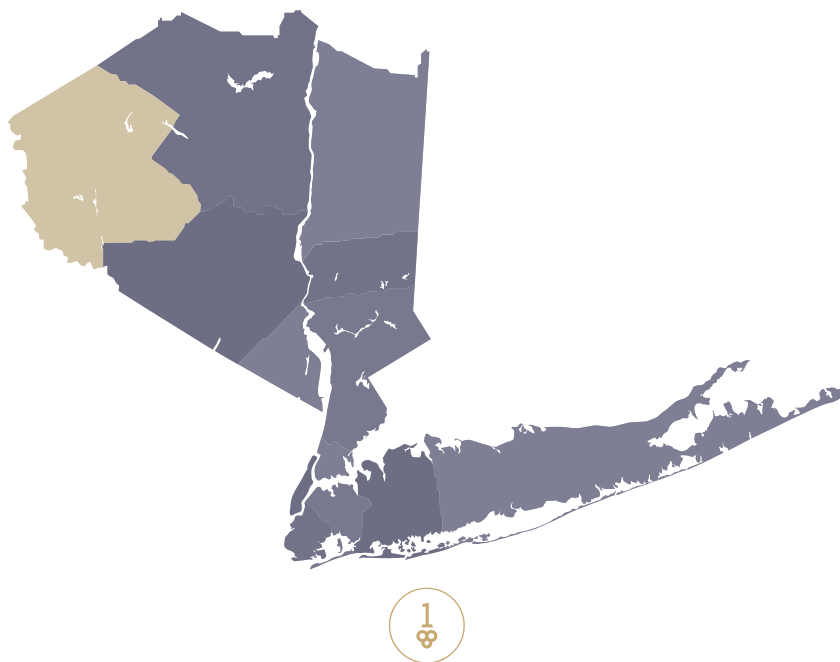
One¹Key[®] Sullivan County MLS Market Update

The One Source Real Estate Marketplace

May 2023

Sullivan County reported a residential closed median sale price of \$268,110 in May 2023, which is an increase of 16.60% from the reported figure in May 2022 of \$230,000. There were 67 closed residential transactions and 80 pending transactions on the MLS in May 2023, following 66 closed and 64 pending transactions the month prior.

The OneKey MLS Regional Area reported a closed median sale price of \$590,000 in May 2023, representing a decrease of 2.50% as compared to the reported \$605,000 in May 2022. Across the regional coverage area, there were 3,998 closed residential transactions and 5,482 pending transactions, following the reported 3,221 closed and 4,664 pending the month prior.



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.

Sullivan has been a favorite tourist destination for decades as it's nestled in the beautiful Catskills. This sprawling real estate landscape is home to many resorts, outdoor wilderness adventures, and world-class entertainment, including the famous Woodstock Concert of the 1960s. Many come for a restorative visit, but choose to make it their relaxed home base.

Sold Property Median Price for:

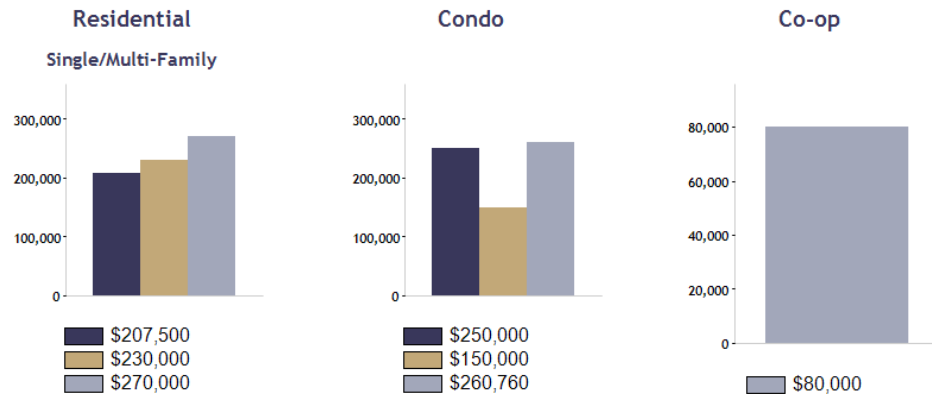
Location: Sullivan (County)

Date Range

May 2021	May 2022	May 2023
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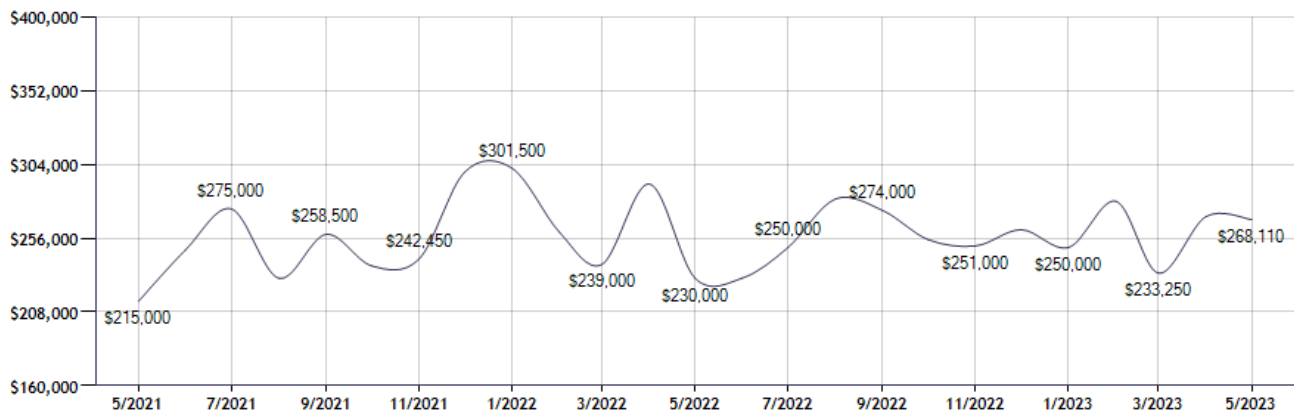
Current Available Inventory - 388
Current Median List Price - \$354,500

Residential, Condo, Co-op Properties



Month	Current Year	Prior Year	% Change
May-2023	\$268,110	\$230,000	16.6
Apr-2023	\$270,000	\$291,250	-7.3
Mar-2023	\$233,250	\$239,000	-2.4
Feb-2023	\$280,000	\$260,000	7.7
Jan-2023	\$250,000	\$301,500	-17.1
Dec-2022	\$261,500	\$299,000	-12.5
Nov-2022	\$251,000	\$242,450	3.5
Oct-2022	\$255,000	\$238,000	7.1
Sep-2022	\$274,000	\$258,500	6.0
Aug-2022	\$281,500	\$230,000	22.4
Jul-2022	\$250,000	\$275,000	-9.1
Jun-2022	\$230,100	\$248,500	-7.4

Sold Property Median Price for: Location: Sullivan (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:

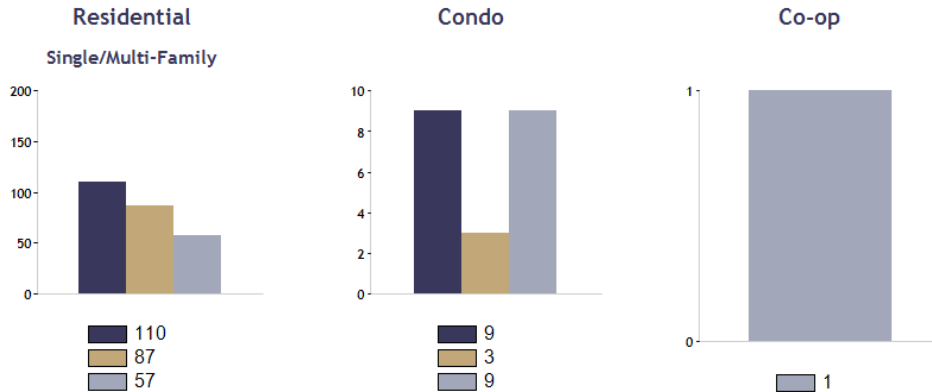
Location: Sullivan (County)

Date Range

May 2021	May 2022	May 2023
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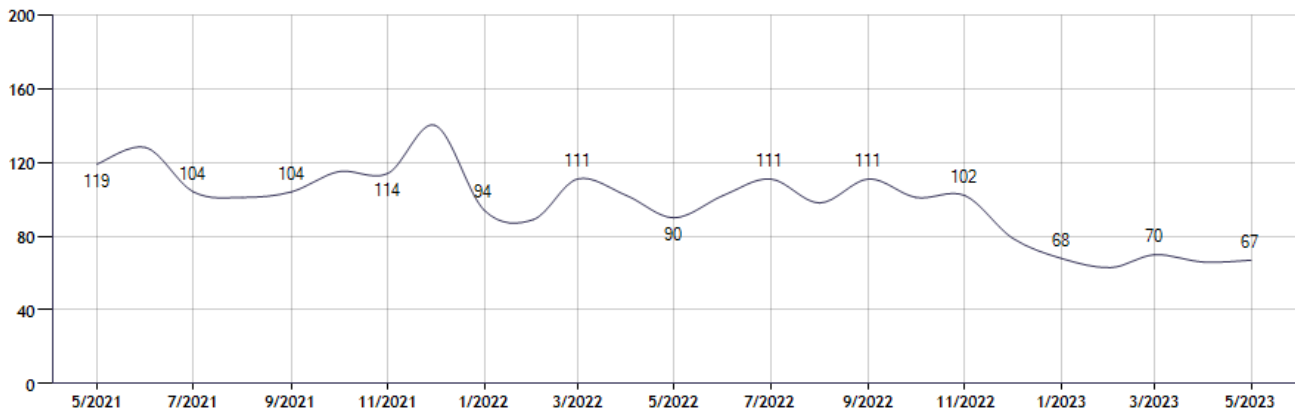
Current Available Inventory - 388
Current Median List Price - \$354,500

Residential, Condo, Co-op Properties



Month	Current Year	Prior Year	% Change
May-2023	67	90	-25.6
Apr-2023	66	102	-35.3
Mar-2023	70	111	-36.9
Feb-2023	63	89	-29.2
Jan-2023	68	94	-27.7
Dec-2022	79	140	-43.6
Nov-2022	102	114	-10.5
Oct-2022	101	115	-12.2
Sep-2022	111	104	6.7
Aug-2022	98	101	-3.0
Jul-2022	111	104	6.7
Jun-2022	102	128	-20.3

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



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Pending Sales Counts for:

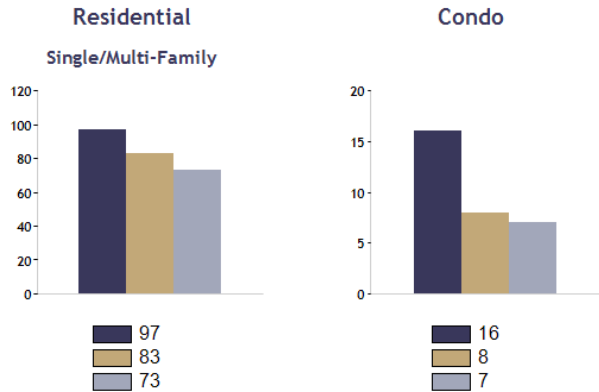
Location: Sullivan (County)

Date Range

May 2021	May 2022	May 2023
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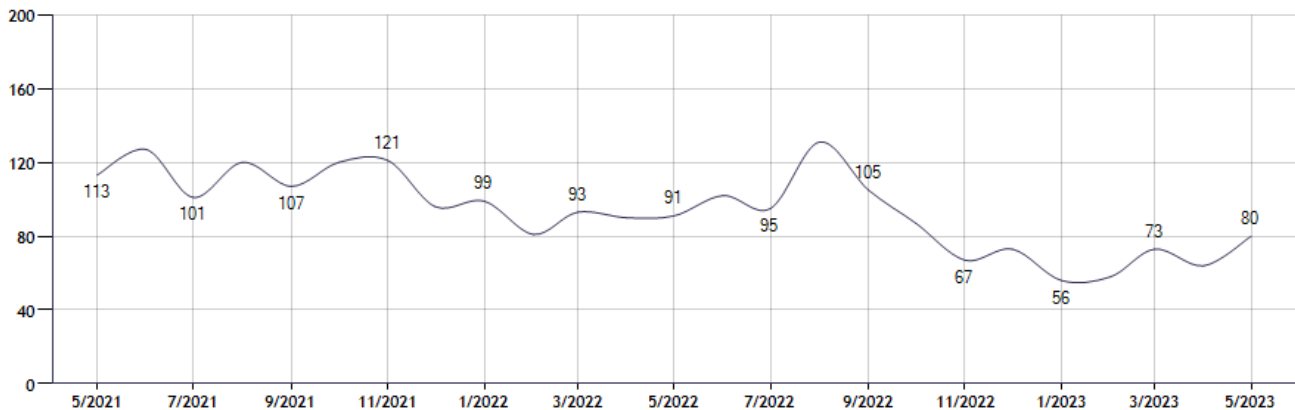
Current Available Inventory - 388
Current Median List Price - \$354,500

Residential, Condo, Co-op Properties



Month	Current Year	Prior Year	% Change
May-2023	80	91	-12.1
Apr-2023	64	90	-28.9
Mar-2023	73	93	-21.5
Feb-2023	58	81	-28.4
Jan-2023	56	99	-43.4
Dec-2022	73	96	-24.0
Nov-2022	67	121	-44.6
Oct-2022	87	120	-27.5
Sep-2022	105	107	-1.9
Aug-2022	131	120	9.2
Jul-2022	95	101	-5.9
Jun-2022	102	127	-19.7

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



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