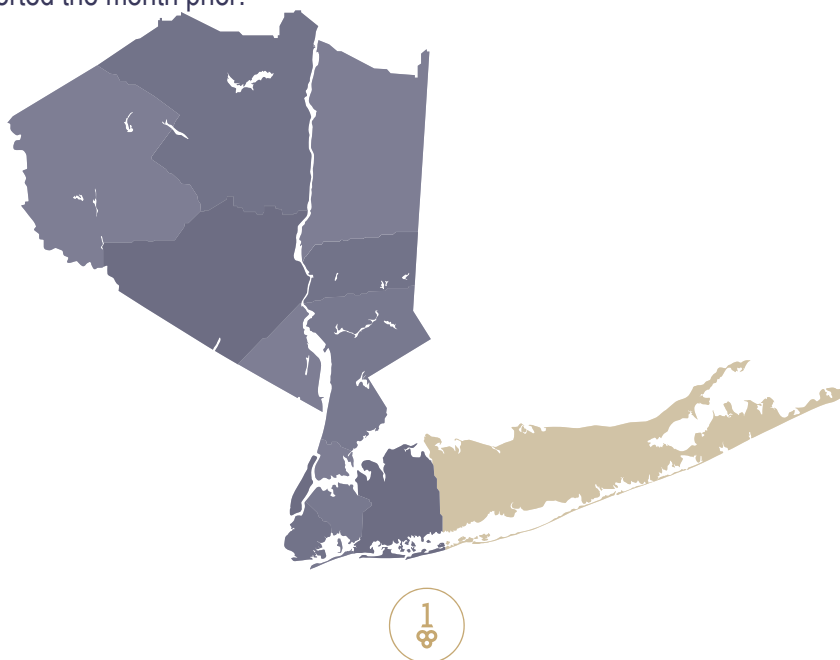


One¹Key[®] **Suffolk County** MLS **Market Update** *The One Source Real Estate Marketplace*

September 2023

Suffolk County reported a residential closed median sale price of \$595,000 in September 2023, representing a 8.20% increase from \$550,000, reported on the MLS in September 2022. There were 1,136 closed and 1,091 pending residential transactions reported in September 2023, following 1,363 closed and 1,270 pending transactions reported the prior month.

The **OneKey MLS Regional Area** reported a closed median sale price of \$630,000 in September 2023, representing an increase of 5.00% as compared to the reported \$600,000 in September 2022. Across the regional coverage area, there were 4,245 closed residential transactions and 4,240 pending transactions, following 5,344 closed and 4,775 pending transactions reported the month prior.



Closed Median Sale Price 2
Pending Median Sale Price 3
Closed Transactions 4
Pending Transactions 5

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

Suffolk, easternmost in NY, offers diverse suburban and rural housing options, like rustic farmhouses, modest homes, beach bungalows, and modern apartments. Locals suggest the Walt Whitman Historic Site, Wertheim National Wildlife Refuge, Fire Island National Seashore, and numerous wineries, gourmet restaurants, and bustling downtown districts.

Sold Property Median Price for:

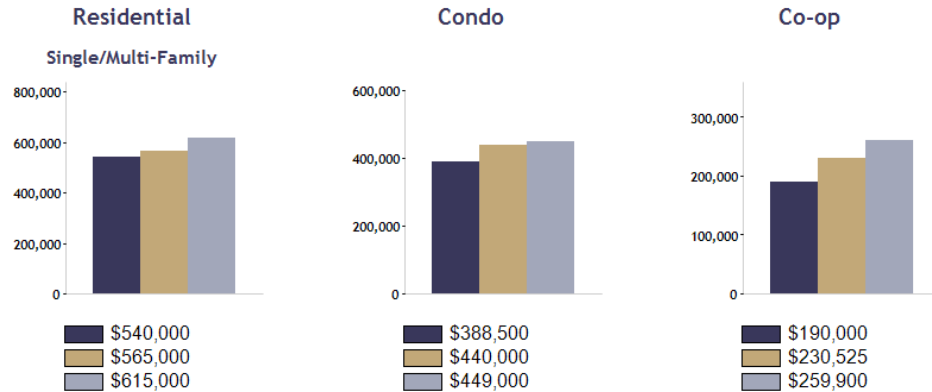
Location: Suffolk (County)

Date Range

Sep 2021	Sep 2022	Sep 2023
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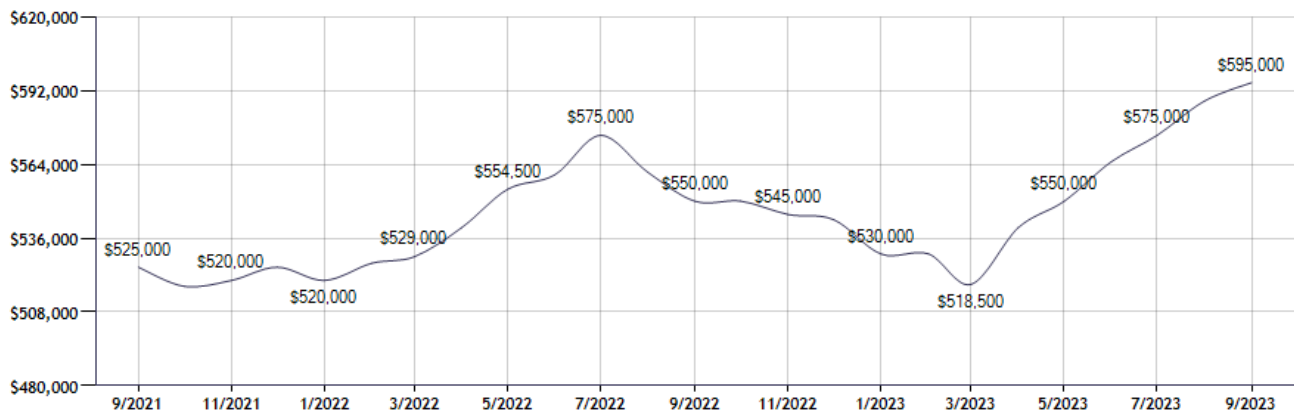
Current Available Inventory - 2,810
Current Median List Price - \$750,000

Residential, Condo, Co-op Properties



Month	Current Year	Prior Year	% Change
Sep-2023	\$595,000	\$550,000	8.2
Aug-2023	\$588,000	\$561,000	4.8
Jul-2023	\$575,000	\$575,000	0.0
Jun-2023	\$565,000	\$560,000	0.9
May-2023	\$550,000	\$554,500	-0.8
Apr-2023	\$540,000	\$540,000	0.0
Mar-2023	\$518,500	\$529,000	-2.0
Feb-2023	\$530,000	\$526,500	0.7
Jan-2023	\$530,000	\$520,000	1.9
Dec-2022	\$543,000	\$525,000	3.4
Nov-2022	\$545,000	\$520,000	4.8
Oct-2022	\$550,000	\$517,750	6.2

Sold Property Median Price for: Location: Suffolk (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>

Pending Sales Median Price for:

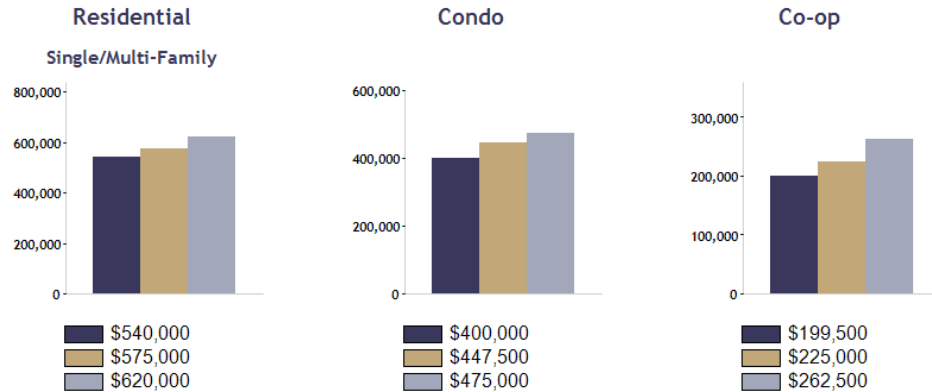
Location: Suffolk (County)

Date Range

Sep 2021	Sep 2022	Sep 2023
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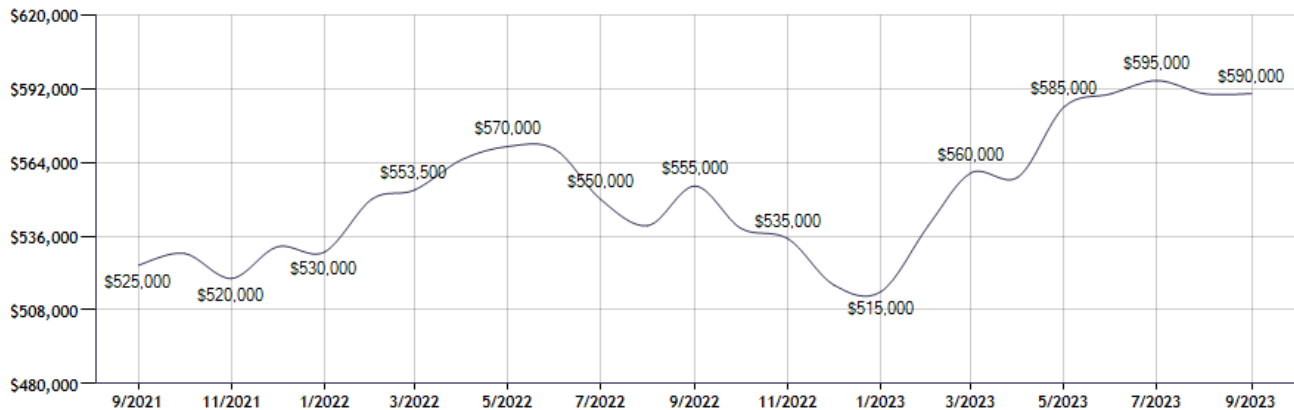
Current Available Inventory - 2,811
Current Median List Price - \$750,000

Residential, Condo, Co-op Properties



Month	Current Year	Prior Year	% Change
Sep-2023	\$590,000	\$555,000	6.3
Aug-2023	\$590,000	\$540,000	9.3
Jul-2023	\$595,000	\$550,000	8.2
Jun-2023	\$590,000	\$569,000	3.7
May-2023	\$585,000	\$570,000	2.6
Apr-2023	\$558,500	\$565,000	-1.2
Mar-2023	\$560,000	\$553,500	1.2
Feb-2023	\$540,000	\$550,000	-1.8
Jan-2023	\$515,000	\$530,000	-2.8
Dec-2022	\$517,500	\$532,000	-2.7
Nov-2022	\$535,000	\$520,000	2.9
Oct-2022	\$539,000	\$529,500	1.8

Pending Sales Median Price for: Location: Suffolk (County) (Last 24 Months - Residential, Condo, Co-op Properties)



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Sold Property Counts for:

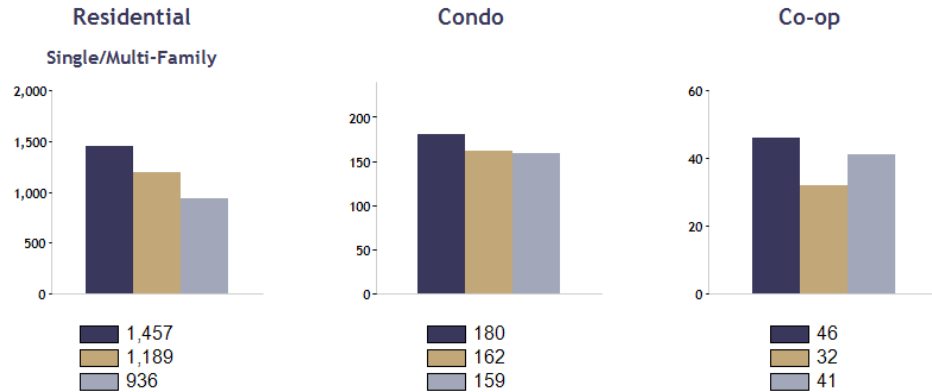
Location: Suffolk (County)

Date Range

Sep 2021	Sep 2022	Sep 2023
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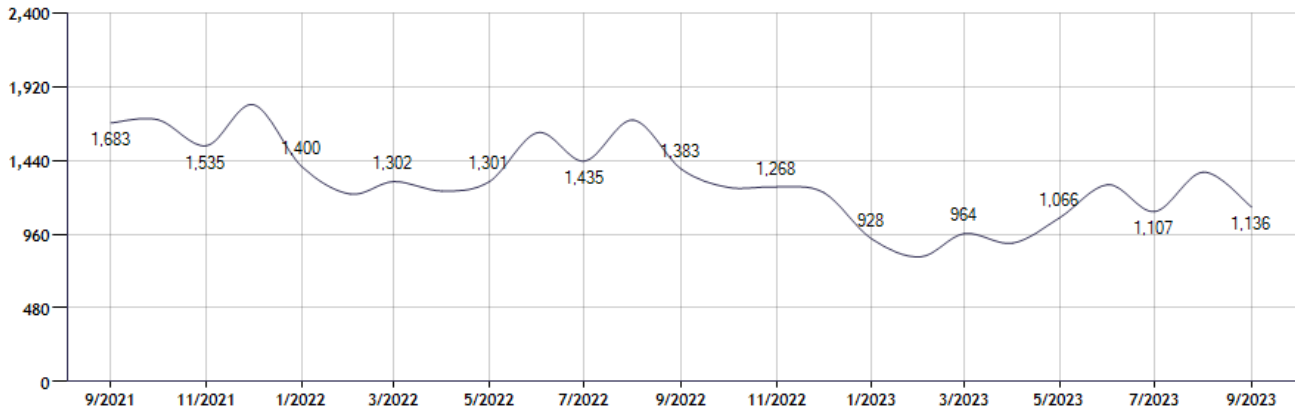
Current Available Inventory - 2,809
Current Median List Price - \$750,000

Residential, Condo, Co-op Properties



Month	Current Year	Prior Year	% Change
Sep-2023	1,136	1,383	-17.9
Aug-2023	1,363	1,702	-19.9
Jul-2023	1,107	1,435	-22.9
Jun-2023	1,282	1,620	-20.9
May-2023	1,066	1,301	-18.1
Apr-2023	902	1,240	-27.3
Mar-2023	964	1,302	-26.0
Feb-2023	813	1,221	-33.4
Jan-2023	928	1,400	-33.7
Dec-2022	1,231	1,802	-31.7
Nov-2022	1,268	1,535	-17.4
Oct-2022	1,264	1,704	-25.8

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



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Pending Sales Counts for:

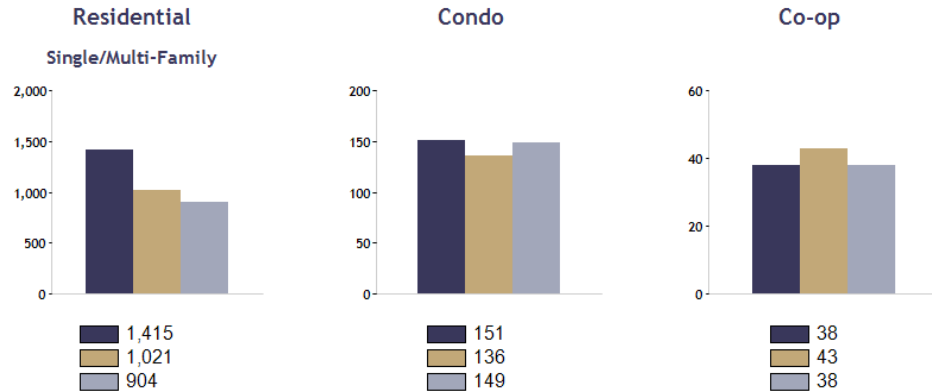
Location: Suffolk (County)

Date Range

Sep 2021	Sep 2022	Sep 2023
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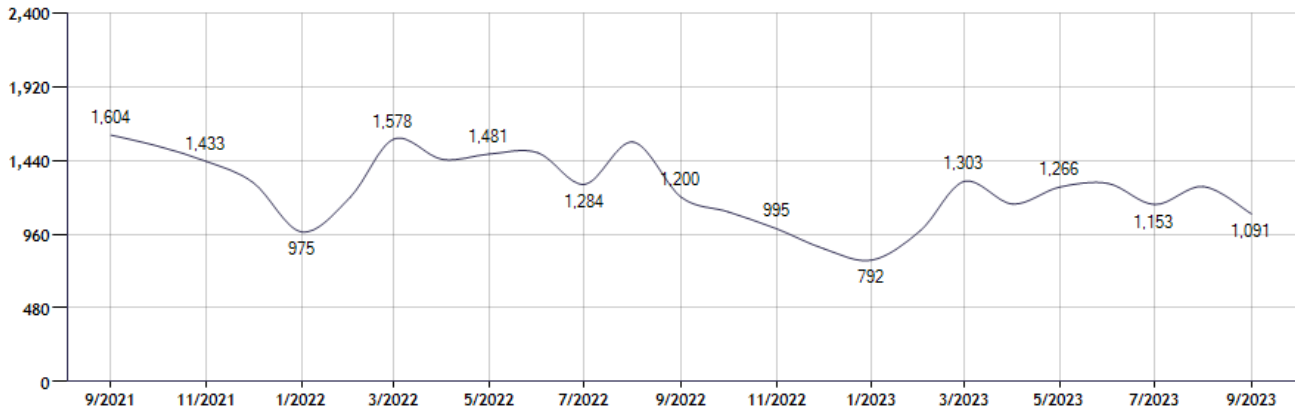
Current Available Inventory - 2,812
Current Median List Price - \$750,000

Residential, Condo, Co-op Properties



Month	Current Year	Prior Year	% Change
Sep-2023	1,091	1,200	-9.1
Aug-2023	1,270	1,559	-18.5
Jul-2023	1,153	1,284	-10.2
Jun-2023	1,290	1,490	-13.4
May-2023	1,266	1,481	-14.5
Apr-2023	1,156	1,446	-20.1
Mar-2023	1,303	1,578	-17.4
Feb-2023	983	1,200	-18.1
Jan-2023	792	975	-18.8
Dec-2022	866	1,295	-33.1
Nov-2022	995	1,433	-30.6
Oct-2022	1,105	1,532	-27.9

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



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