

# Local Market Update – March 2024

Provided by OneKey® MLS



## Westchester County

Single-Family Homes Key Metrics	March			Year to Date		
	2023	2024	% Change	Thru 3-2023	Thru 3-2024	% Change
New Listings	646	550	- 14.9%	1,429	1,385	- 3.1%
Closed Sales	272	233	- 14.3%	839	762	- 9.2%
Days on Market Until Sale	69	54	- 21.7%	59	48	- 18.6%
Median Sales Price*	\$753,000	<b>\$785,000</b>	+ 4.2%	\$762,500	<b>\$830,750</b>	+ 9.0%
Percent of Original List Price Received*	96.6%	<b>100.9%</b>	+ 4.5%	96.8%	<b>99.9%</b>	+ 3.2%
Inventory of Homes for Sale	1,036	712	- 31.3%	—	—	—

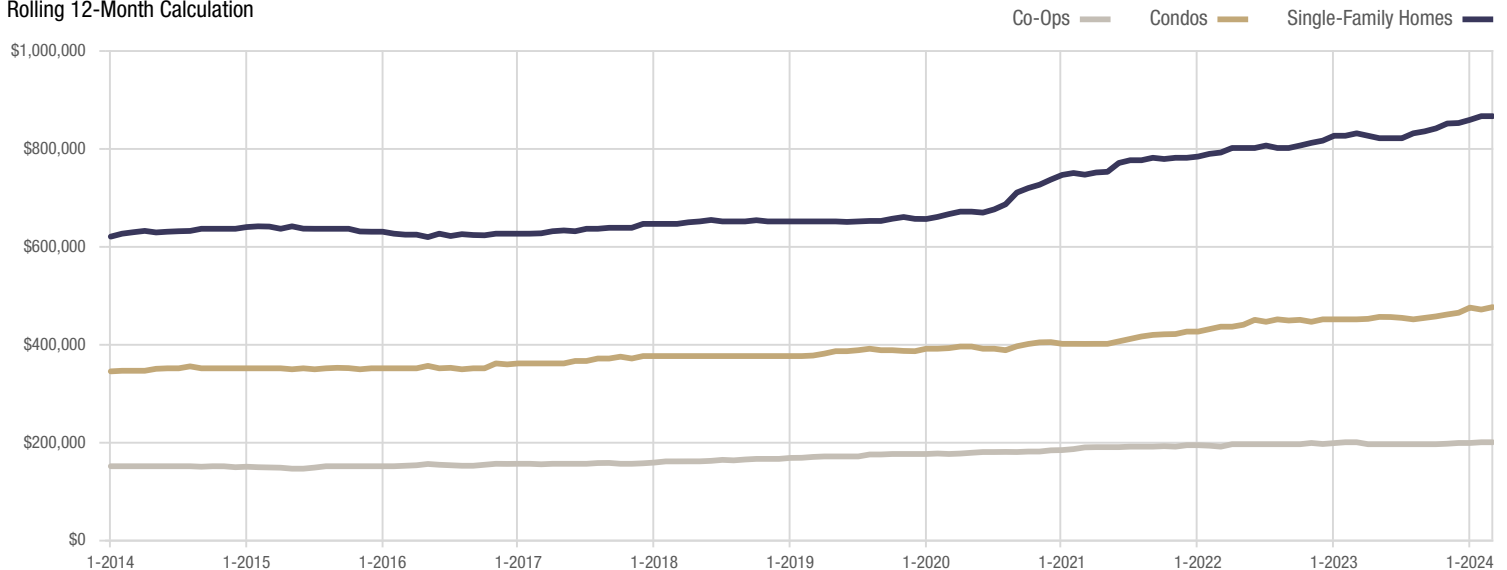
Condos Key Metrics	March			Year to Date		
	2023	2024	% Change	Thru 3-2023	Thru 3-2024	% Change
New Listings	143	149	+ 4.2%	345	389	+ 12.8%
Closed Sales	78	68	- 12.8%	203	220	+ 8.4%
Days on Market Until Sale	57	56	- 1.8%	58	48	- 17.2%
Median Sales Price*	\$456,500	<b>\$499,500</b>	+ 9.4%	\$442,000	<b>\$476,500</b>	+ 7.8%
Percent of Original List Price Received*	99.7%	<b>98.0%</b>	- 1.7%	98.0%	<b>98.8%</b>	+ 0.8%
Inventory of Homes for Sale	250	208	- 16.8%	—	—	—

Co-Ops Key Metrics	March			Year to Date		
	2023	2024	% Change	Thru 3-2023	Thru 3-2024	% Change
New Listings	208	170	- 18.3%	595	502	- 15.6%
Closed Sales	134	96	- 28.4%	407	328	- 19.4%
Days on Market Until Sale	81	71	- 12.3%	79	65	- 17.7%
Median Sales Price*	\$194,000	<b>\$202,000</b>	+ 4.1%	\$189,000	<b>\$190,000</b>	+ 0.5%
Percent of Original List Price Received*	95.1%	<b>97.5%</b>	+ 2.5%	94.6%	<b>97.3%</b>	+ 2.9%
Inventory of Homes for Sale	587	344	- 41.4%	—	—	—

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

### Historical Median Sales Price by Property Type

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.