

Suffolk County

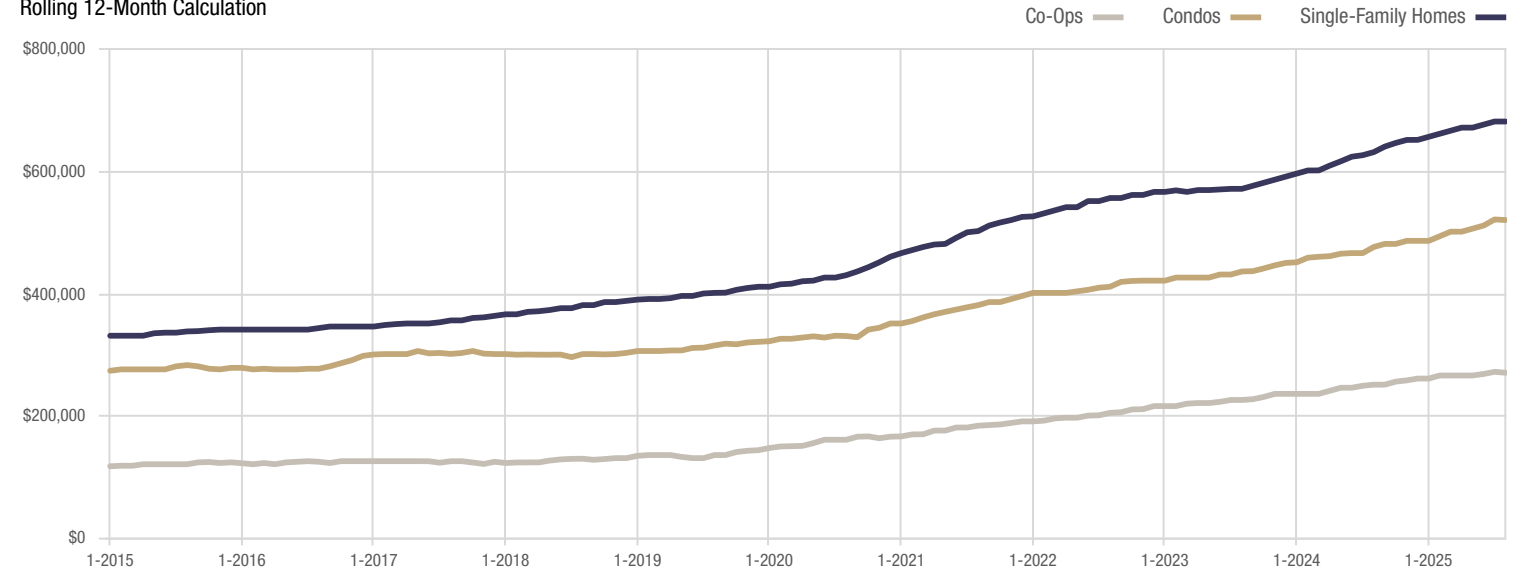
Single-Family Homes	August			Last 12 Months		
	2024	2025	% Change	Thru 8-2024	Thru 8-2025	% Change
Key Metrics						
New Listings	1,289	1,214	- 5.8%	14,425	14,843	+ 2.9%
Closed Sales	1,179	1,098	- 6.9%	10,686	11,009	+ 3.0%
Days on Market Until Sale	43	39	- 9.3%	50	48	- 4.0%
Median Sales Price*	\$680,000	\$714,000	+ 5.0%	\$630,000	\$680,000	+ 7.9%
Percent of Original List Price Received*	101.6%	101.3%	- 0.3%	101.1%	100.8%	- 0.3%
Inventory of Homes for Sale	3,145	2,975	- 5.4%	2,830	2,964	+ 4.7%

Condos	August			Last 12 Months		
	2024	2025	% Change	Thru 8-2024	Thru 8-2025	% Change
Key Metrics						
New Listings	185	194	+ 4.9%	1,825	1,938	+ 6.2%
Closed Sales	163	153	- 6.1%	1,542	1,546	+ 0.3%
Days on Market Until Sale	56	47	- 16.1%	46	53	+ 15.2%
Median Sales Price*	\$540,000	\$549,000	+ 1.7%	\$475,000	\$519,000	+ 9.3%
Percent of Original List Price Received*	99.4%	98.7%	- 0.7%	99.6%	99.5%	- 0.1%
Inventory of Homes for Sale	341	383	+ 12.3%	301	348	+ 15.6%

Co-Ops	August			Last 12 Months		
	2024	2025	% Change	Thru 8-2024	Thru 8-2025	% Change
Key Metrics						
New Listings	51	39	- 23.5%	474	486	+ 2.5%
Closed Sales	40	32	- 20.0%	363	364	+ 0.3%
Days on Market Until Sale	31	51	+ 64.5%	44	52	+ 18.2%
Median Sales Price*	\$302,500	\$251,250	- 16.9%	\$250,000	\$269,500	+ 7.8%
Percent of Original List Price Received*	102.7%	99.7%	- 2.9%	101.9%	99.7%	- 2.2%
Inventory of Homes for Sale	101	78	- 22.8%	82	96	+ 17.1%

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and 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.