

Dutchess County

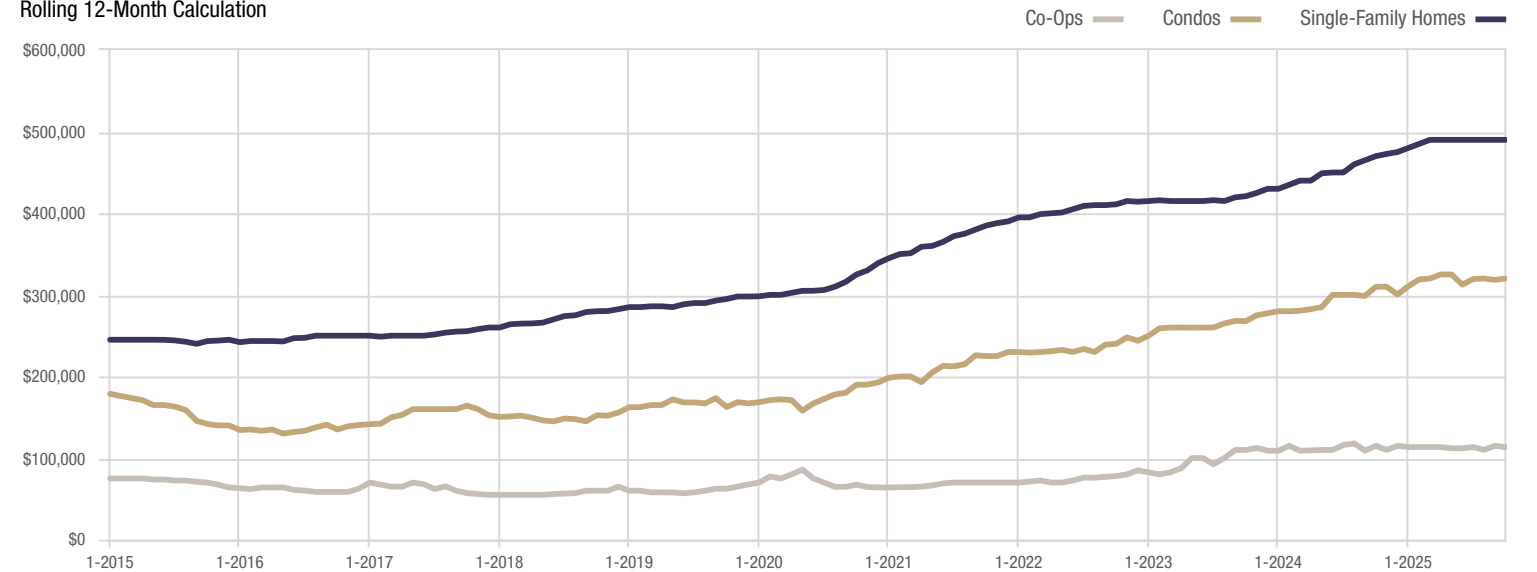
Single-Family Homes	October			Last 12 Months		
	2024	2025	% Change	Thru 10-2024	Thru 10-2025	% Change
Key Metrics						
New Listings	251	270	+ 7.6%	2,686	2,725	+ 1.5%
Closed Sales	186	226	+ 21.5%	2,062	1,980	- 4.0%
Days on Market Until Sale	51	50	- 2.0%	59	59	0.0%
Median Sales Price*	\$500,000	\$495,000	- 1.0%	\$470,000	\$490,000	+ 4.3%
Percent of Original List Price Received*	99.0%	98.5%	- 0.5%	98.8%	98.8%	0.0%
Inventory of Homes for Sale	650	662	+ 1.8%	613	590	- 3.8%

Condos	October			Last 12 Months		
	2024	2025	% Change	Thru 10-2024	Thru 10-2025	% Change
Key Metrics						
New Listings	36	34	- 5.6%	340	364	+ 7.1%
Closed Sales	35	29	- 17.1%	291	288	- 1.0%
Days on Market Until Sale	48	42	- 12.5%	48	47	- 2.1%
Median Sales Price*	\$310,000	\$365,000	+ 17.7%	\$310,000	\$320,000	+ 3.2%
Percent of Original List Price Received*	100.5%	99.0%	- 1.5%	100.3%	99.9%	- 0.4%
Inventory of Homes for Sale	61	69	+ 13.1%	50	58	+ 16.0%

Co-Ops	October			Last 12 Months		
	2024	2025	% Change	Thru 10-2024	Thru 10-2025	% Change
Key Metrics						
New Listings	4	5	+ 25.0%	70	58	- 17.1%
Closed Sales	4	5	+ 25.0%	53	30	- 43.4%
Days on Market Until Sale	32	53	+ 65.6%	60	114	+ 90.0%
Median Sales Price*	\$117,500	\$115,000	- 2.1%	\$115,000	\$113,500	- 1.3%
Percent of Original List Price Received*	95.2%	101.0%	+ 6.1%	92.2%	91.5%	- 0.8%
Inventory of Homes for Sale	20	18	- 10.0%	18	19	+ 5.6%

* 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.