

Local Market Update – January 2026

Provided by OneKey® MLS



Sullivan County

Single-Family Homes

Key Metrics	January			Last 12 Months		
	2025	2026	% Change	Thru 1-2025	Thru 1-2026	% Change
New Listings	70	67	- 4.3%	1,241	1,414	+ 13.9%
Closed Sales	60	63	+ 5.0%	731	742	+ 1.5%
Days on Market Until Sale	98	109	+ 11.2%	89	91	+ 2.2%
Median Sales Price*	\$323,250	\$347,500	+ 7.5%	\$334,500	\$372,000	+ 11.2%
Percent of Original List Price Received*	94.1%	90.7%	- 3.6%	94.4%	92.7%	- 1.8%
Inventory of Homes for Sale	364	368	+ 1.1%	427	507	+ 18.7%

Condos

Key Metrics	January			Last 12 Months		
	2025	2026	% Change	Thru 1-2025	Thru 1-2026	% Change
New Listings	2	0	- 100.0%	11	11	0.0%
Closed Sales	0	1	—	7	8	+ 14.3%
Days on Market Until Sale	—	74	—	68	77	+ 13.2%
Median Sales Price*	—	\$310,000	—	\$189,000	\$178,750	- 5.4%
Percent of Original List Price Received*	—	95.4%	—	90.2%	89.1%	- 1.2%
Inventory of Homes for Sale	4	1	- 75.0%	2	4	+ 100.0%

Co-Ops

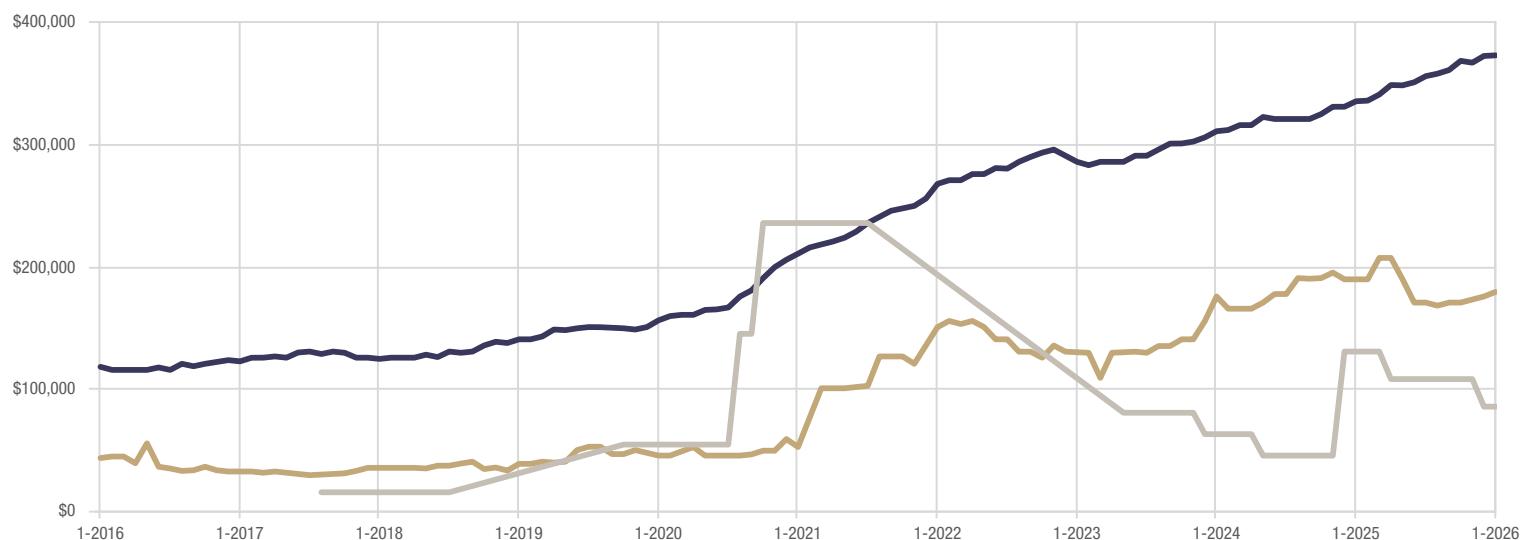
Key Metrics	January			Last 12 Months		
	2025	2026	% Change	Thru 1-2025	Thru 1-2026	% Change
New Listings	0	1	—	6	8	+ 33.3%
Closed Sales	0	0	0.0%	1	1	0.0%
Days on Market Until Sale	—	—	—	68	90	+ 32.4%
Median Sales Price*	—	—	—	\$130,000	\$85,000	- 34.6%
Percent of Original List Price Received*	—	—	—	87.2%	94.4%	+ 8.3%
Inventory of Homes for Sale	4	3	- 25.0%	2	5	+ 150.0%

* 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

Co-Ops Condos Single-Family Homes



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.