



Q1 2025

# Westchester County Market Report

COMPASS

# Compass Westchester & Hudson Valley

## Armonk

387 Main St  
Armonk, NY

## Chappaqua

68-70 The Crossing  
Chappaqua, NY

## Hastings-On-Hudson

36 Main St  
Hastings-On-Hudson, NY

## Pelham

207 Wolfs Ln  
Pelham, NY

## Rye Brook

138A South Ridge St  
Rye Brook, NY

## Yonkers

1730 Central Park Ave #1F  
Yonkers, NY

## Bronxville

27 Pondfield Rd  
Bronxville, NY

## Dobbs Ferry

2 Ashford Ave  
Dobbs Ferry, NY

## Larchmont

140 Larchmont Ave  
Larchmont, NY

## Rye

62 Purchase St, 2nd Fl  
Rye, NY

## Scarsdale

1082 Wilmot Rd  
Scarsdale, NY

## Yorktown Heights

1857 Commerce St  
Yorktown Heights

## Accord

5145 Route 209  
Accord, NY

## Cold Spring

135 Main Street  
Cold Spring, NY

## Hudson

429 Warren St  
Hudson, NY 12534

## Millbrook

3295 Franklin Ave #0  
Millbrook, NY

## Beacon

490 Main St  
Beacon, NY

## Hillsdale

1 Anthony St  
Hillsdale, NY 12529

## Latham

2 Northway Lane, Suite A  
Latham, NY 12110

## Wappingers Falls

2658 East Main St  
Wappingers Falls, NY

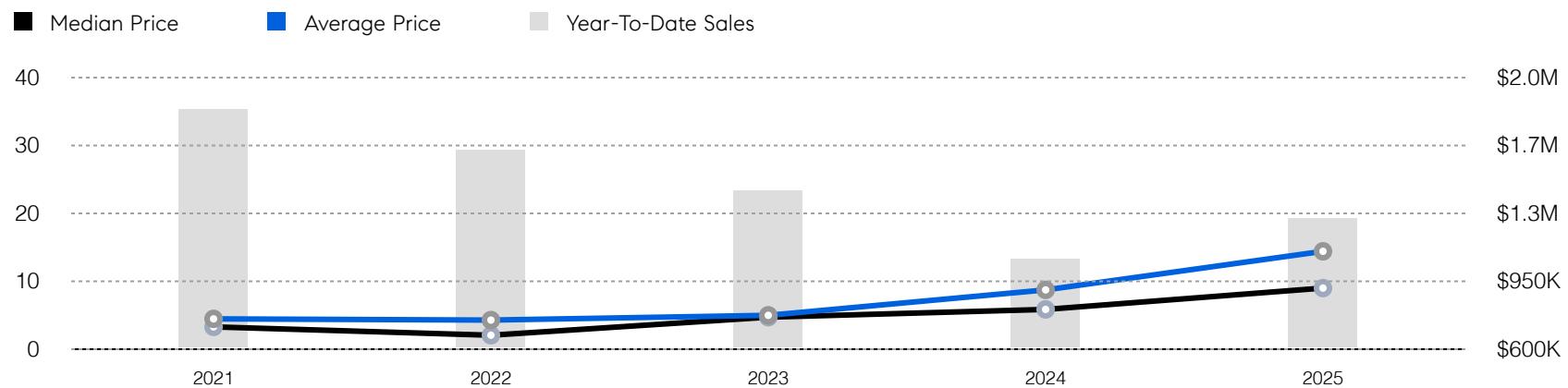
# Westchester County Overview

		YTD 2024	YTD 2025	% Change
Single Family	# OF SALES	767	836	9.0%
	SOLD VOLUME	\$849,774,199	\$971,519,474	14.3%
	MEDIAN PRICE	\$830,000	\$863,750	4.1%
	AVERAGE PRICE	\$1,107,919	\$1,162,105	4.9%
	AVERAGE DOM	48	65	35.4%
Condos	# OF SALES	220	237	7.7%
	SOLD VOLUME	\$132,856,041	\$160,795,848	21.0%
	MEDIAN PRICE	\$476,500	\$560,000	17.5%
	AVERAGE PRICE	\$603,891	\$678,463	12.3%
	AVERAGE DOM	48	62	29.2%
Co-ops	# OF SALES	329	332	0.9%
	SOLD VOLUME	\$74,594,499	\$86,174,770	15.5%
	MEDIAN PRICE	\$190,000	\$220,000	15.8%
	AVERAGE PRICE	\$226,731	\$259,563	14.5%
	AVERAGE DOM	65	76	16.9%
Residential Rentals	# OF RENTALS	802	780	-2.7%
	SOLD VOLUME	\$3,453,529	\$4,071,066	17.9%
	MEDIAN PRICE	\$3,200	\$3,468	8.4%
	AVERAGE PRICE	\$4,306	\$5,219	21.2%
	AVERAGE DOM	43	52	20.9%

# Ardsley

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	10	16	60.0%
	SALES VOLUME	\$9,195,000	\$15,798,000	71.8%
	MEDIAN PRICE	\$795,000	\$861,000	8.3%
	AVERAGE PRICE	\$919,500	\$987,375	7.4%
	AVERAGE DOM	26	45	73.1%
Condos	# OF SALES	3	3	0.0%
	SALES VOLUME	\$2,579,000	\$5,188,023	101.2%
	MEDIAN PRICE	\$965,000	\$1,300,000	34.7%
	AVERAGE PRICE	\$859,667	\$1,729,341	101.2%
	AVERAGE DOM	67	90	34.3%
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

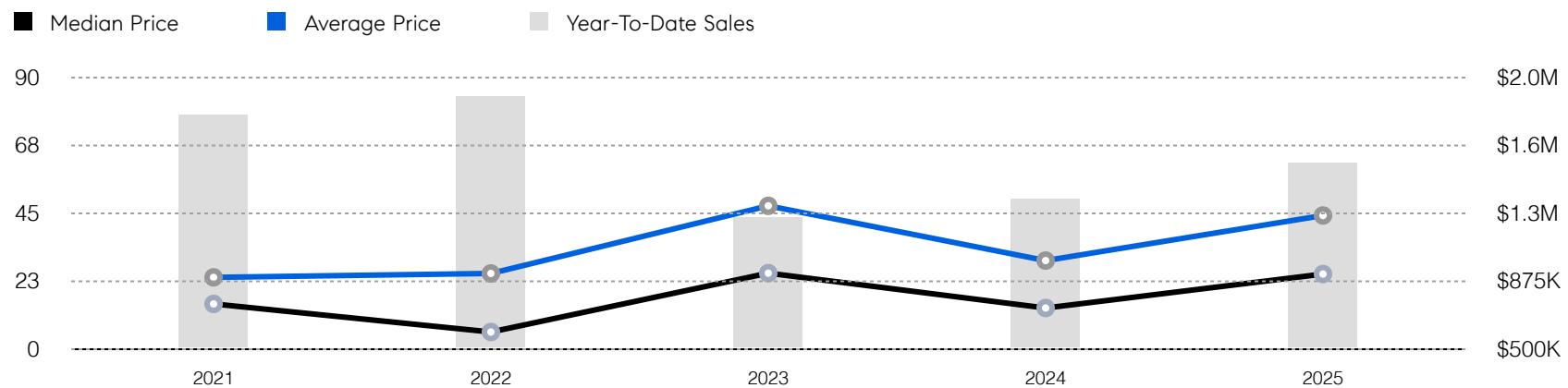
## Historic Sales Trends



# Bedford

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	33	46	39.4%
	SALES VOLUME	\$43,632,785	\$70,606,009	61.8%
	MEDIAN PRICE	\$1,100,000	\$1,224,500	11.3%
	AVERAGE PRICE	\$1,322,206	\$1,534,913	16.1%
	AVERAGE DOM	61	78	27.9%
Condos	# OF SALES	9	6	-33.3%
	SALES VOLUME	\$3,776,000	\$3,041,000	-19.5%
	MEDIAN PRICE	\$411,000	\$467,500	13.7%
	AVERAGE PRICE	\$419,556	\$506,833	20.8%
	AVERAGE DOM	29	63	117.2%
Co-ops	# OF SALES	7	9	28.6%
	SALES VOLUME	\$1,073,500	\$1,894,499	76.5%
	MEDIAN PRICE	\$140,000	\$200,000	42.9%
	AVERAGE PRICE	\$153,357	\$210,500	37.3%
	AVERAGE DOM	109	97	-11.0%

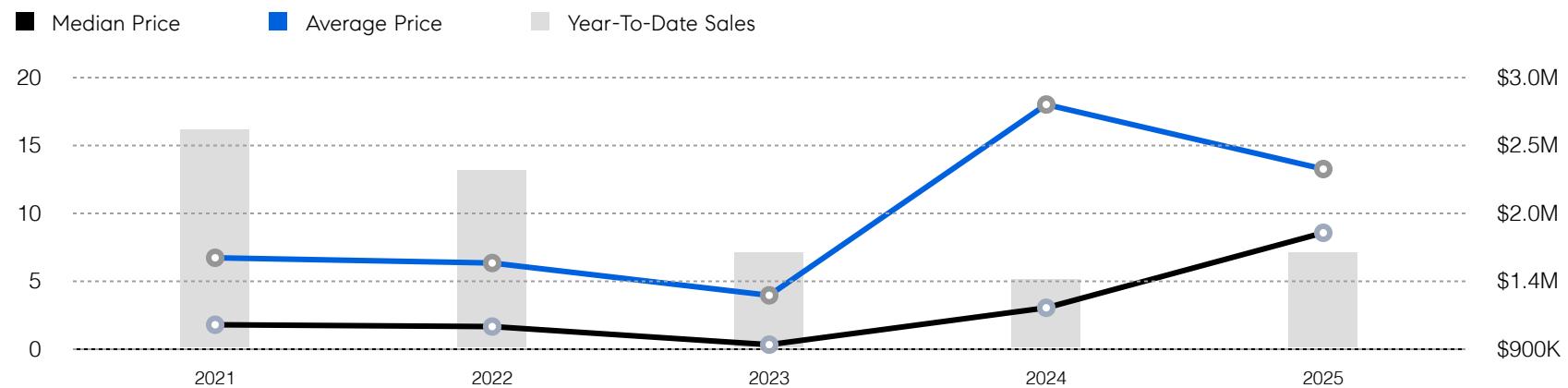
## Historic Sales Trends



# Bedford P.O.

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	5	7	40.0%
	SALES VOLUME	\$13,959,025	\$16,050,000	15.0%
	MEDIAN PRICE	\$1,220,000	\$1,800,000	47.5%
	AVERAGE PRICE	\$2,791,805	\$2,292,857	-17.9%
	AVERAGE DOM	102	78	-23.5%
Condos	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

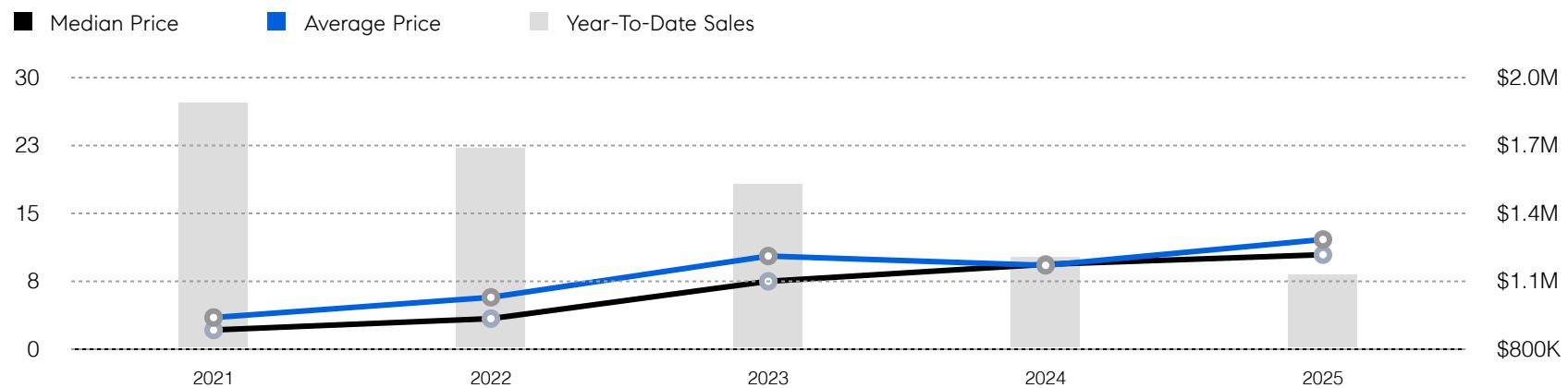
## Historic Sales Trends



# Blind Brook

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	9	8	-11.1%
	SALES VOLUME	\$11,029,500	\$10,278,000	-6.8%
	MEDIAN PRICE	\$1,200,000	\$1,217,500	1.5%
	AVERAGE PRICE	\$1,225,500	\$1,284,750	4.8%
	AVERAGE DOM	32	58	81.3%
Condos	# OF SALES	1	0	0.0%
	SALES VOLUME	\$675,000	-	-
	MEDIAN PRICE	\$675,000	-	-
	AVERAGE PRICE	\$675,000	-	-
	AVERAGE DOM	9	-	-
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

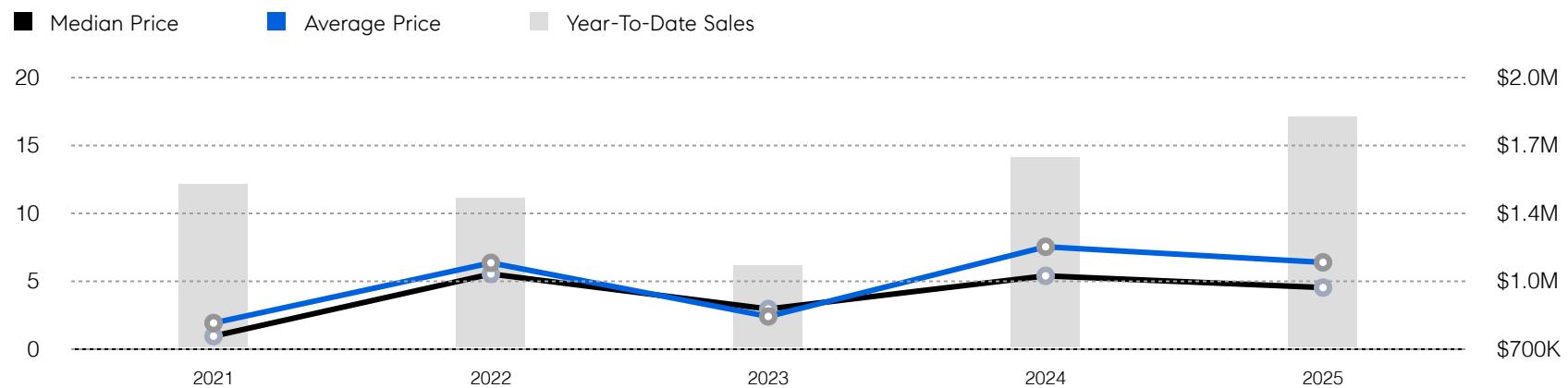
## Historic Sales Trends



# Briarcliff Manor

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	13	14	7.7%
	SALES VOLUME	\$16,197,722	\$17,461,800	7.8%
	MEDIAN PRICE	\$1,166,222	\$1,100,000	-5.7%
	AVERAGE PRICE	\$1,245,979	\$1,247,271	0.1%
	AVERAGE DOM	32	79	146.9%
Condos	# OF SALES	1	3	200.0%
	SALES VOLUME	\$465,000	\$1,504,000	223.4%
	MEDIAN PRICE	\$465,000	\$410,000	-11.8%
	AVERAGE PRICE	\$465,000	\$501,333	7.8%
	AVERAGE DOM	95	89	-6.3%
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

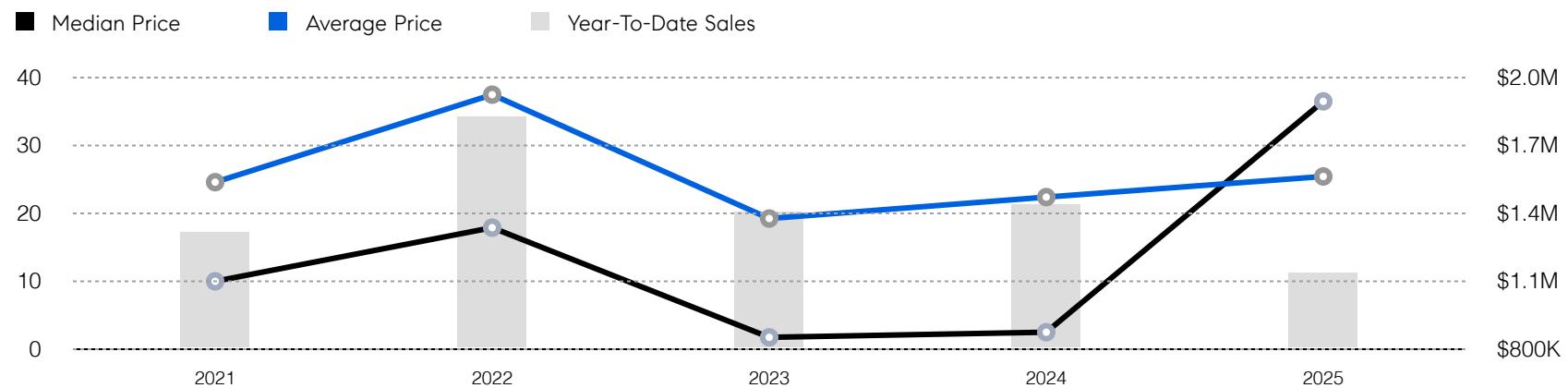
## Historic Sales Trends



# Bronxville

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	8	3	-62.5%
	SALES VOLUME	\$21,015,000	\$7,745,000	-63.1%
	MEDIAN PRICE	\$2,700,000	\$1,950,000	-27.8%
	AVERAGE PRICE	\$2,626,875	\$2,581,667	-1.7%
	AVERAGE DOM	84	44	-47.6%
Condos	# OF SALES	1	4	300.0%
	SALES VOLUME	\$2,050,000	\$6,825,000	232.9%
	MEDIAN PRICE	\$2,050,000	\$2,000,000	-2.4%
	AVERAGE PRICE	\$2,050,000	\$1,706,250	-16.8%
	AVERAGE DOM	141	111	-21.3%
Co-ops	# OF SALES	12	4	-66.7%
	SALES VOLUME	\$7,846,500	\$2,625,000	-66.5%
	MEDIAN PRICE	\$704,750	\$570,000	-19.1%
	AVERAGE PRICE	\$653,875	\$656,250	0.4%
	AVERAGE DOM	61	94	54.1%

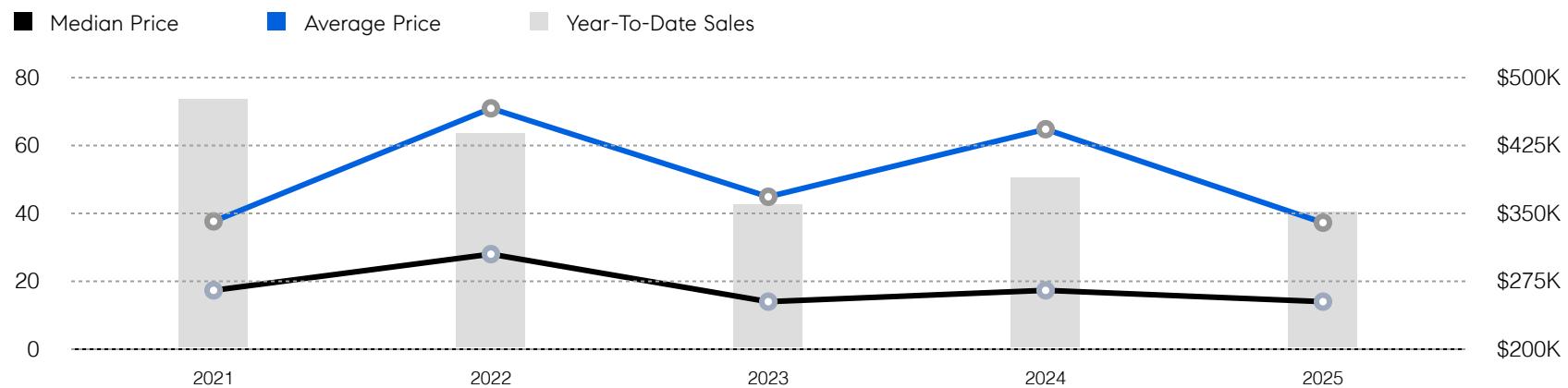
## Historic Sales Trends



# Bronxville P.O.

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	7	2	-71.4%
	SALES VOLUME	\$10,435,000	\$2,377,500	-77.2%
	MEDIAN PRICE	\$1,475,000	\$1,188,750	-19.4%
	AVERAGE PRICE	\$1,490,714	\$1,188,750	-20.3%
	AVERAGE DOM	60	26	-56.7%
Condos	# OF SALES	9	5	-44.4%
	SALES VOLUME	\$3,560,000	\$2,589,000	-27.3%
	MEDIAN PRICE	\$399,000	\$500,000	25.3%
	AVERAGE PRICE	\$395,556	\$517,800	30.9%
	AVERAGE DOM	52	24	-53.8%
Co-ops	# OF SALES	34	33	-2.9%
	SALES VOLUME	\$8,154,800	\$8,622,999	5.7%
	MEDIAN PRICE	\$207,000	\$220,500	6.5%
	AVERAGE PRICE	\$239,847	\$261,303	8.9%
	AVERAGE DOM	58	84	44.8%

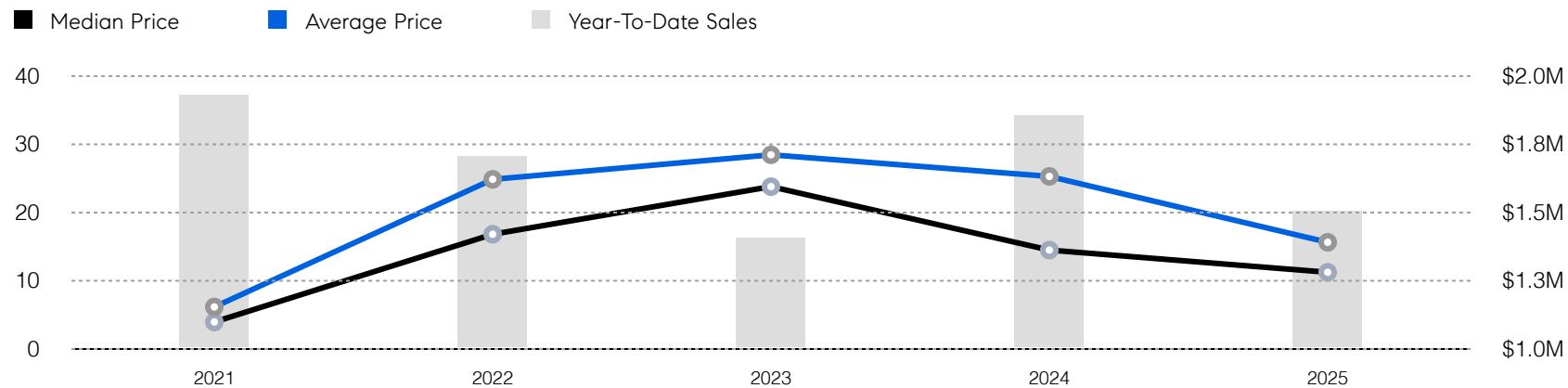
## Historic Sales Trends



# Byram Hills

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	30	17	-43.3%
	SALES VOLUME	\$49,818,672	\$24,781,944	-50.3%
	MEDIAN PRICE	\$1,362,509	\$1,375,000	0.9%
	AVERAGE PRICE	\$1,660,622	\$1,457,761	-12.2%
	AVERAGE DOM	50	71	42.0%
Condos	# OF SALES	4	3	-25.0%
	SALES VOLUME	\$5,684,000	\$3,040,000	-46.5%
	MEDIAN PRICE	\$1,437,000	\$995,000	-30.8%
	AVERAGE PRICE	\$1,421,000	\$1,013,333	-28.7%
	AVERAGE DOM	8	43	437.5%
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

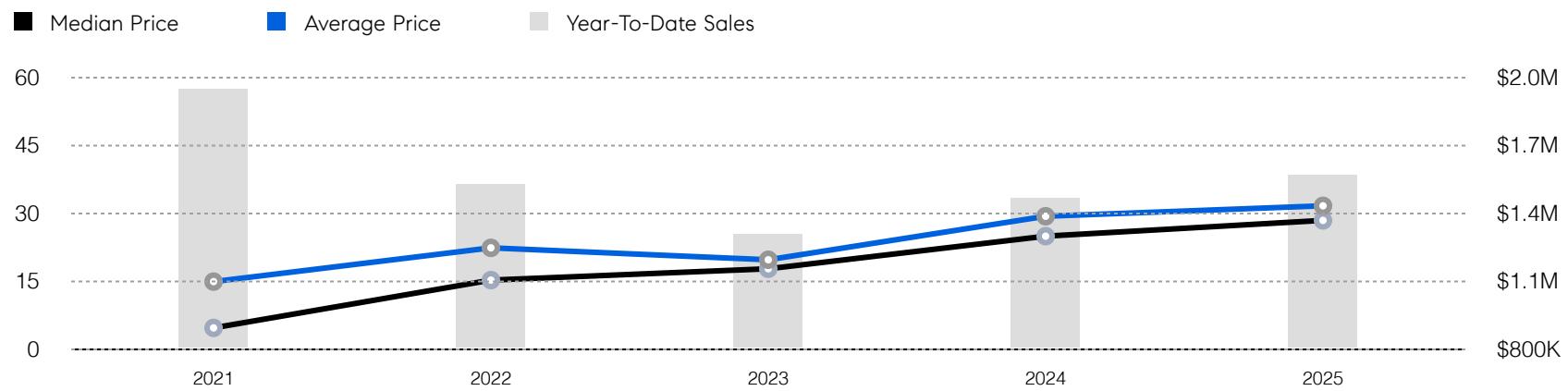
## Historic Sales Trends



# Chappaqua

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	24	30	25.0%
	SALES VOLUME	\$34,333,083	\$46,220,668	34.6%
	MEDIAN PRICE	\$1,260,000	\$1,487,500	18.1%
	AVERAGE PRICE	\$1,430,545	\$1,540,689	7.7%
	AVERAGE DOM	48	54	12.5%
Condos	# OF SALES	9	8	-11.1%
	SALES VOLUME	\$11,468,554	\$8,272,541	-27.9%
	MEDIAN PRICE	\$1,483,066	\$747,500	-49.6%
	AVERAGE PRICE	\$1,274,284	\$1,034,068	-18.9%
	AVERAGE DOM	68	35	-48.5%
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

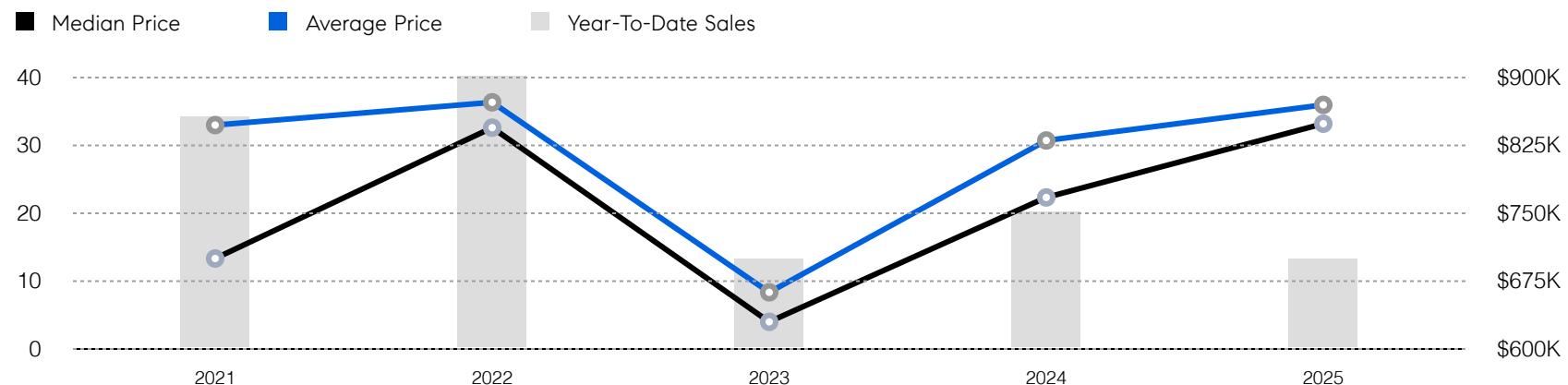
## Historic Sales Trends



# Croton-Harmon

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	19	13	-31.6%
	SALES VOLUME	\$15,961,900	\$11,307,408	-29.2%
	MEDIAN PRICE	\$775,000	\$849,000	9.5%
	AVERAGE PRICE	\$840,100	\$869,801	3.5%
	AVERAGE DOM	51	75	47.1%
Condos	# OF SALES	1	0	0.0%
	SALES VOLUME	\$647,000	-	-
	MEDIAN PRICE	\$647,000	-	-
	AVERAGE PRICE	\$647,000	-	-
	AVERAGE DOM	18	-	-
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

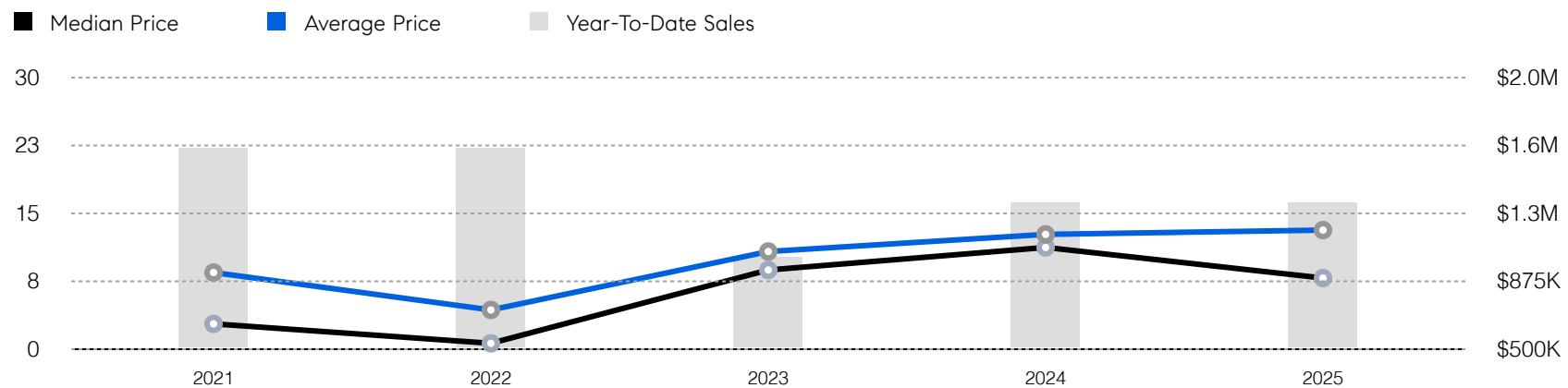
## Historic Sales Trends



# Dobbs Ferry

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	12	13	8.3%
	SALES VOLUME	\$16,651,252	\$15,549,400	-6.6%
	MEDIAN PRICE	\$1,295,000	\$899,000	-30.6%
	AVERAGE PRICE	\$1,387,604	\$1,196,108	-13.8%
	AVERAGE DOM	47	104	121.3%
Condos	# OF SALES	1	2	100.0%
	SALES VOLUME	\$475,000	\$2,640,000	455.8%
	MEDIAN PRICE	\$475,000	\$1,320,000	177.9%
	AVERAGE PRICE	\$475,000	\$1,320,000	177.9%
	AVERAGE DOM	26	93	257.7%
Co-ops	# OF SALES	3	1	-66.7%
	SALES VOLUME	\$1,020,000	\$335,000	-67.2%
	MEDIAN PRICE	\$325,000	\$335,000	3.1%
	AVERAGE PRICE	\$340,000	\$335,000	-1.5%
	AVERAGE DOM	42	23	-45.2%

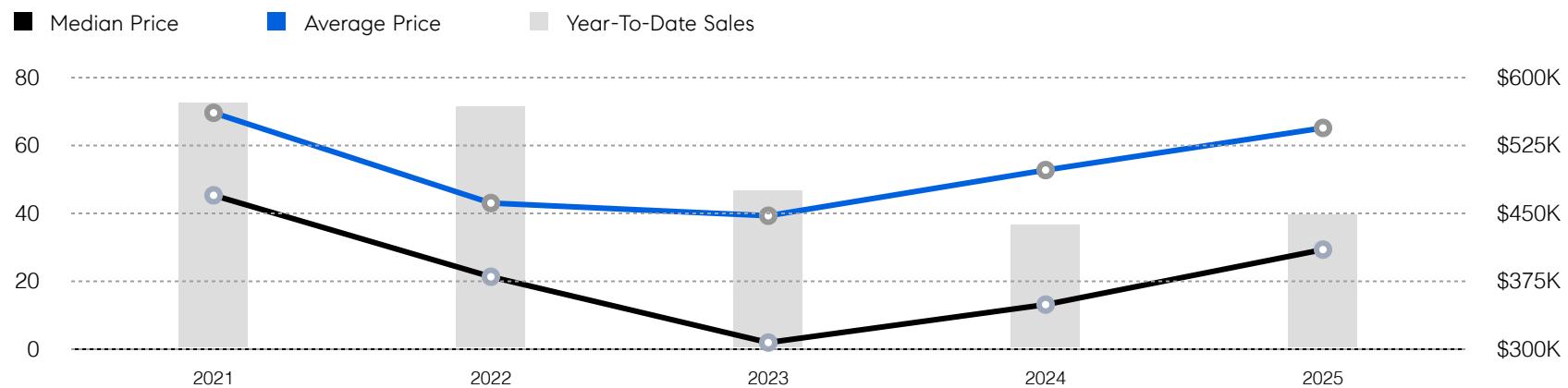
## Historic Sales Trends



# Eastchester

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	15	13	-13.3%
	SALES VOLUME	\$12,568,250	\$12,821,000	2.0%
	MEDIAN PRICE	\$775,000	\$880,000	13.5%
	AVERAGE PRICE	\$837,883	\$986,231	17.7%
	AVERAGE DOM	48	95	97.9%
Condos	# OF SALES	3	4	33.3%
	SALES VOLUME	\$1,686,000	\$2,042,000	21.1%
	MEDIAN PRICE	\$624,000	\$501,000	-19.7%
	AVERAGE PRICE	\$562,000	\$510,500	-9.2%
	AVERAGE DOM	21	47	123.8%
Co-ops	# OF SALES	18	22	22.2%
	SALES VOLUME	\$3,668,100	\$6,367,999	73.6%
	MEDIAN PRICE	\$190,000	\$255,000	34.2%
	AVERAGE PRICE	\$203,783	\$289,455	42.0%
	AVERAGE DOM	66	65	-1.5%

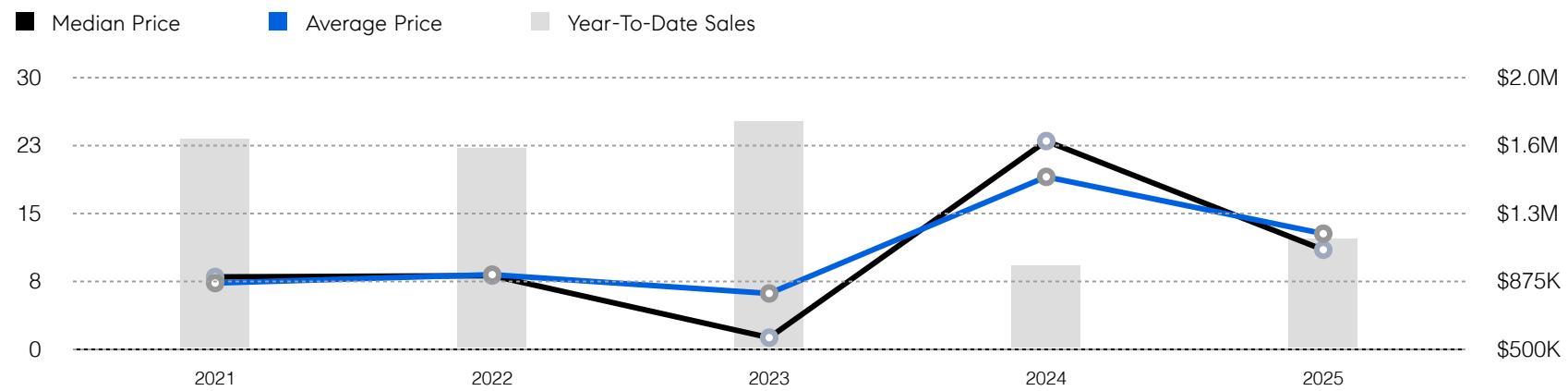
## Historic Sales Trends



# Edgemont

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	8	11	37.5%
	SALES VOLUME	\$12,928,999	\$13,411,498	3.7%
	MEDIAN PRICE	\$1,650,000	\$1,100,000	-33.3%
	AVERAGE PRICE	\$1,616,125	\$1,219,227	-24.6%
	AVERAGE DOM	66	61	-7.6%
Condos	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
Co-ops	# OF SALES	1	1	0.0%
	SALES VOLUME	\$142,500	\$255,000	78.9%
	MEDIAN PRICE	\$142,500	\$255,000	78.9%
	AVERAGE PRICE	\$142,500	\$255,000	78.9%
	AVERAGE DOM	106	15	-85.8%

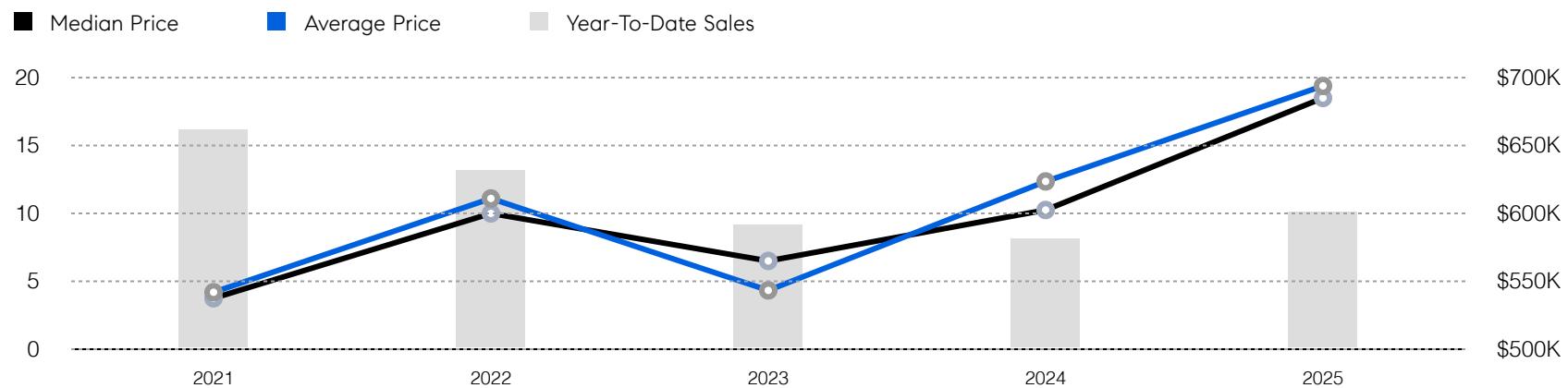
## Historic Sales Trends



# Elmsford

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	7	10	42.9%
	SALES VOLUME	\$4,553,300	\$6,939,000	52.4%
	MEDIAN PRICE	\$625,000	\$685,000	9.6%
	AVERAGE PRICE	\$650,471	\$693,900	6.7%
	AVERAGE DOM	15	49	226.7%
Condos	# OF SALES	1	0	0.0%
	SALES VOLUME	\$435,000	-	-
	MEDIAN PRICE	\$435,000	-	-
	AVERAGE PRICE	\$435,000	-	-
	AVERAGE DOM	30	-	-
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

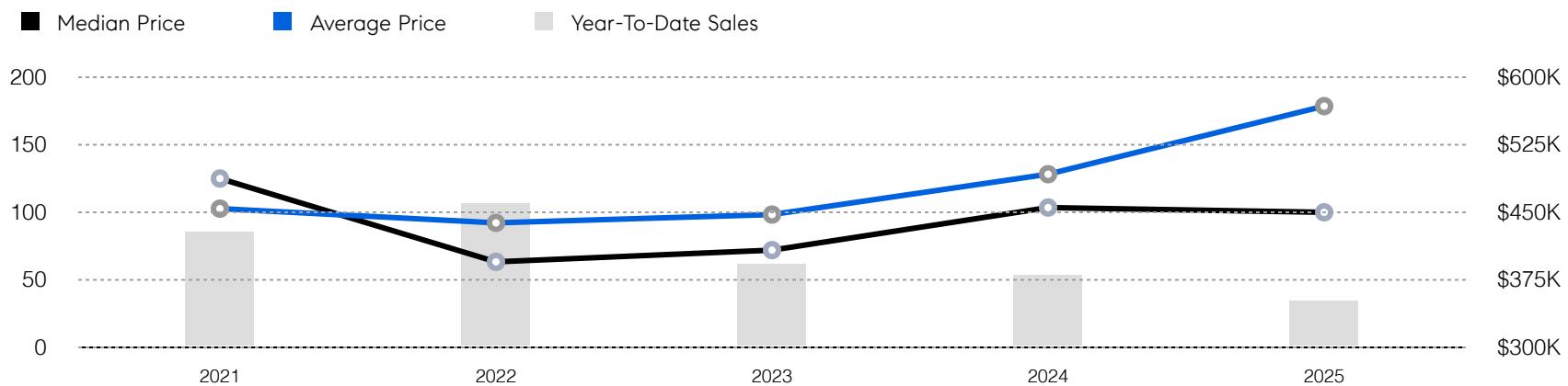
## Historic Sales Trends



# Greenburgh

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	18	15	-16.7%
	SALES VOLUME	\$14,507,000	\$12,819,999	-11.6%
	MEDIAN PRICE	\$700,000	\$850,000	21.4%
	AVERAGE PRICE	\$805,944	\$854,667	6.0%
	AVERAGE DOM	39	53	35.9%
Condos	# OF SALES	15	5	-66.7%
	SALES VOLUME	\$6,867,100	\$2,351,500	-65.8%
	MEDIAN PRICE	\$458,500	\$410,000	-10.6%
	AVERAGE PRICE	\$457,807	\$470,300	2.7%
	AVERAGE DOM	36	76	111.1%
Co-ops	# OF SALES	19	13	-31.6%
	SALES VOLUME	\$4,225,500	\$3,569,000	-15.5%
	MEDIAN PRICE	\$219,000	\$280,000	27.9%
	AVERAGE PRICE	\$222,395	\$274,538	23.4%
	AVERAGE DOM	36	73	102.8%

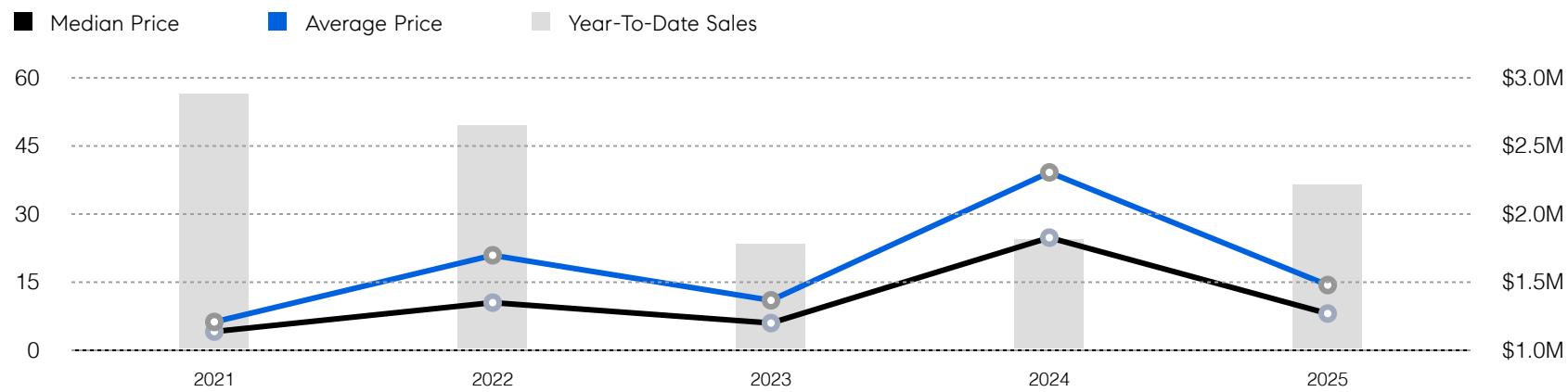
## Historic Sales Trends



# Harrison

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	21	28	33.3%
	SALES VOLUME	\$54,707,812	\$50,853,399	-7.0%
	MEDIAN PRICE	\$2,200,000	\$1,692,000	-23.1%
	AVERAGE PRICE	\$2,605,134	\$1,816,193	-30.3%
	AVERAGE DOM	92	67	-27.2%
Condos	# OF SALES	0	3	0.0%
	SALES VOLUME	-	\$1,441,880	-
	MEDIAN PRICE	-	\$278,000	-
	AVERAGE PRICE	-	\$480,627	-
	AVERAGE DOM	-	91	-
Co-ops	# OF SALES	3	5	66.7%
	SALES VOLUME	\$635,000	\$945,000	48.8%
	MEDIAN PRICE	\$215,000	\$189,000	-12.1%
	AVERAGE PRICE	\$211,667	\$189,000	-10.7%
	AVERAGE DOM	31	70	125.8%

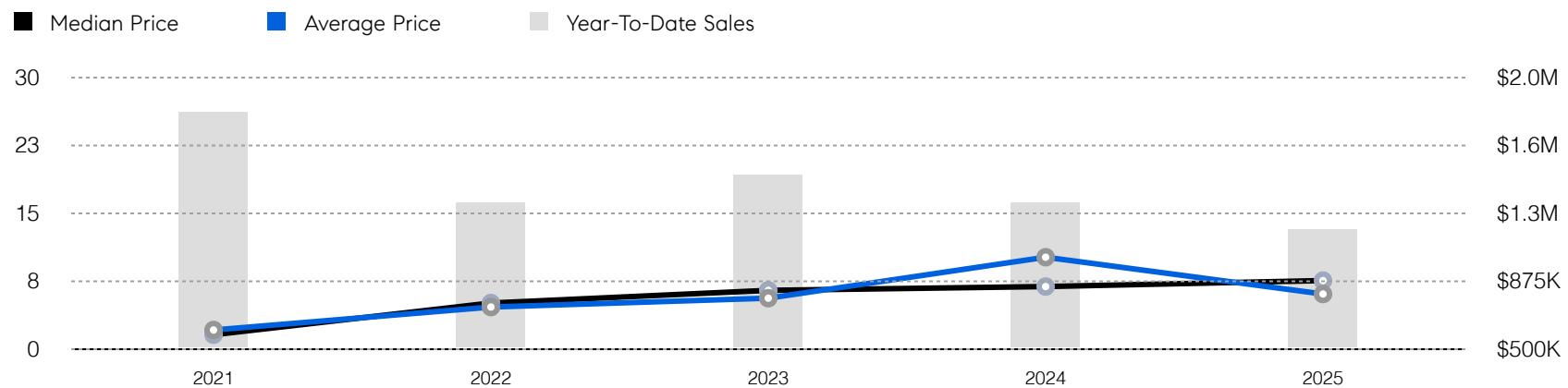
## Historic Sales Trends



# Hastings

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	11	6	-45.5%
	SALES VOLUME	\$14,148,800	\$7,529,600	-46.8%
	MEDIAN PRICE	\$1,288,800	\$1,190,000	-7.7%
	AVERAGE PRICE	\$1,286,255	\$1,254,933	-2.4%
	AVERAGE DOM	31	67	116.1%
Condos	# OF SALES	1	1	0.0%
	SALES VOLUME	\$825,000	\$1,025,000	24.2%
	MEDIAN PRICE	\$825,000	\$1,025,000	24.2%
	AVERAGE PRICE	\$825,000	\$1,025,000	24.2%
	AVERAGE DOM	3	12	300.0%
Co-ops	# OF SALES	4	6	50.0%
	SALES VOLUME	\$1,154,500	\$1,907,000	65.2%
	MEDIAN PRICE	\$249,750	\$263,500	5.5%
	AVERAGE PRICE	\$288,625	\$317,833	10.1%
	AVERAGE DOM	49	77	57.1%

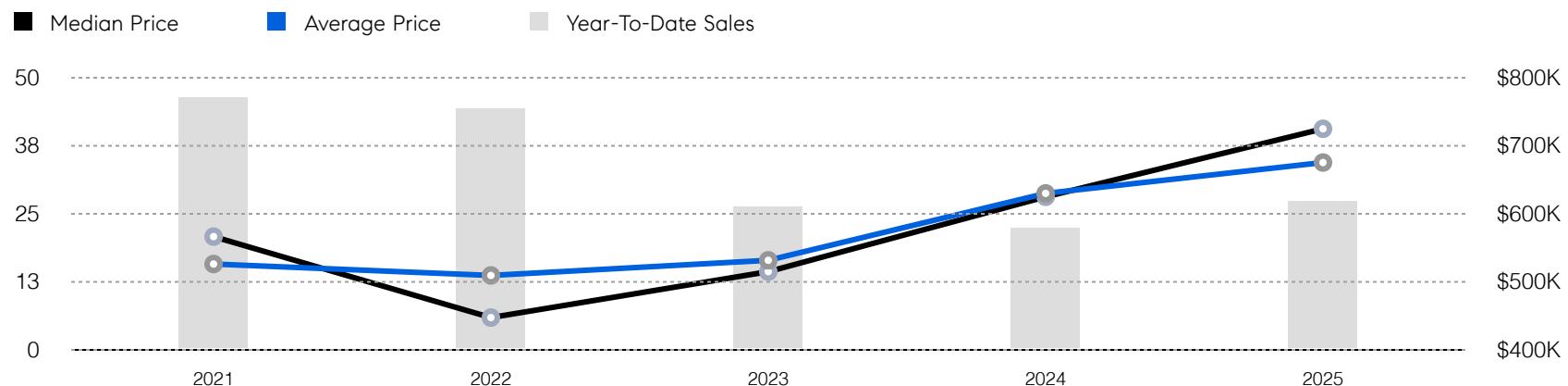
## Historic Sales Trends



# Hendrick Hudson

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	18	23	27.8%
	SALES VOLUME	\$12,683,499	\$17,258,999	36.1%
	MEDIAN PRICE	\$665,000	\$755,000	13.5%
	AVERAGE PRICE	\$704,639	\$750,391	6.5%
	AVERAGE DOM	71	102	43.7%
Condos	# OF SALES	3	2	-33.3%
	SALES VOLUME	\$1,077,500	\$582,500	-45.9%
	MEDIAN PRICE	\$410,000	\$291,250	-29.0%
	AVERAGE PRICE	\$359,167	\$291,250	-18.9%
	AVERAGE DOM	25	13	-48.0%
Co-ops	# OF SALES	1	2	100.0%
	SALES VOLUME	\$100,000	\$394,000	294.0%
	MEDIAN PRICE	\$100,000	\$197,000	97.0%
	AVERAGE PRICE	\$100,000	\$197,000	97.0%
	AVERAGE DOM	44	83	88.6%

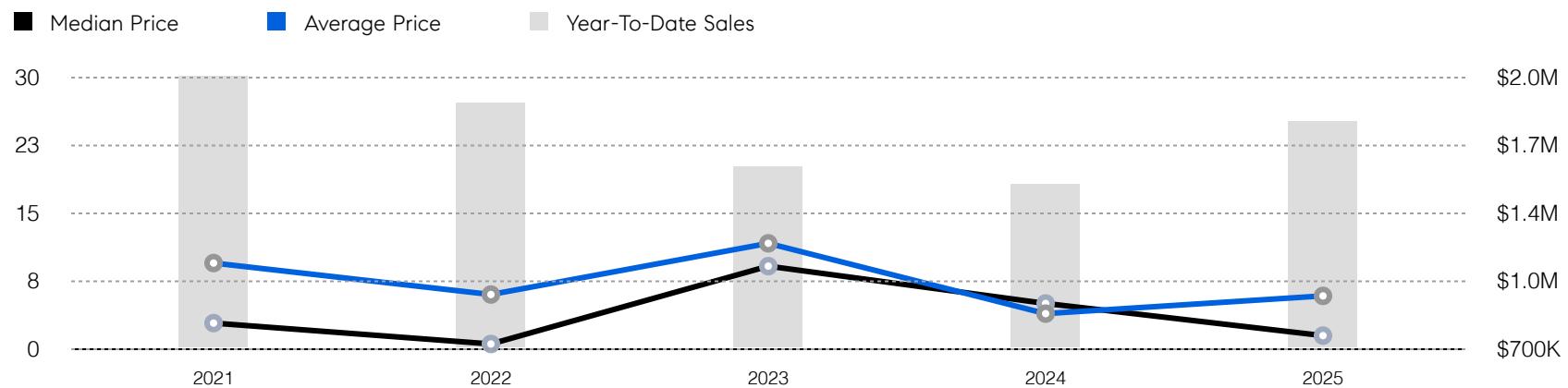
## Historic Sales Trends



# Irvington

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	14	17	21.4%
	SALES VOLUME	\$13,696,892	\$20,130,000	47.0%
	MEDIAN PRICE	\$950,000	\$930,000	-2.1%
	AVERAGE PRICE	\$978,349	\$1,184,118	21.0%
	AVERAGE DOM	56	110	96.4%
Condos	# OF SALES	1	3	200.0%
	SALES VOLUME	\$1,385,000	\$2,171,000	56.8%
	MEDIAN PRICE	\$1,385,000	\$750,000	-45.8%
	AVERAGE PRICE	\$1,385,000	\$723,667	-47.7%
	AVERAGE DOM	39	56	43.6%
Co-ops	# OF SALES	3	5	66.7%
	SALES VOLUME	\$582,500	\$1,578,000	170.9%
	MEDIAN PRICE	\$190,000	\$320,000	68.4%
	AVERAGE PRICE	\$194,167	\$315,600	62.5%
	AVERAGE DOM	14	108	671.4%

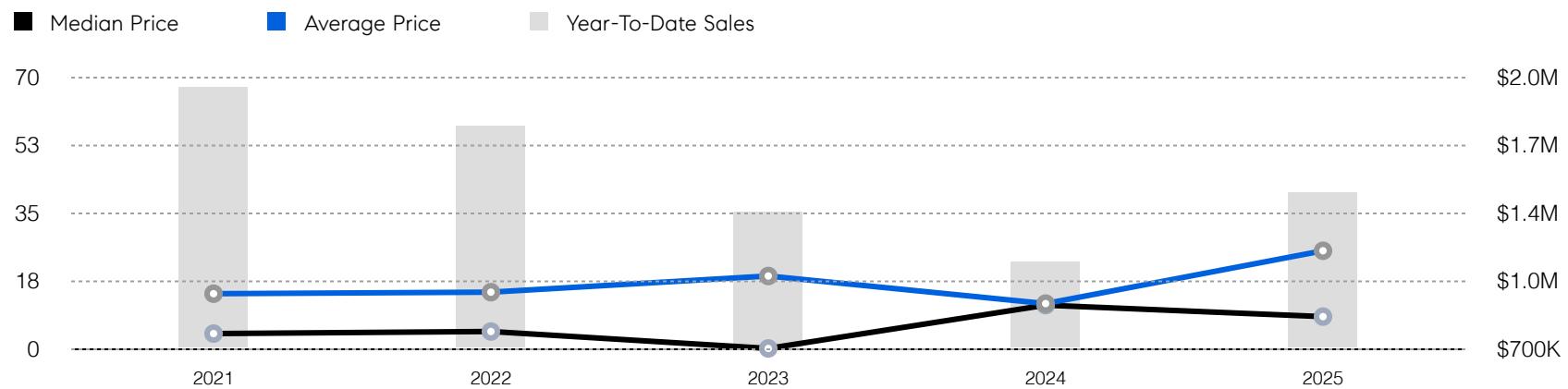
## Historic Sales Trends



# Katonah-Lewisboro

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	21	33	57.1%
	SALES VOLUME	\$19,658,500	\$43,106,200	119.3%
	MEDIAN PRICE	\$972,000	\$900,000	-7.4%
	AVERAGE PRICE	\$936,119	\$1,306,248	39.5%
	AVERAGE DOM	49	79	61.2%
Condos	# OF SALES	1	7	600.0%
	SALES VOLUME	\$550,000	\$3,747,000	581.3%
	MEDIAN PRICE	\$550,000	\$510,000	-7.3%
	AVERAGE PRICE	\$550,000	\$535,286	-2.7%
	AVERAGE DOM	33	59	78.8%
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

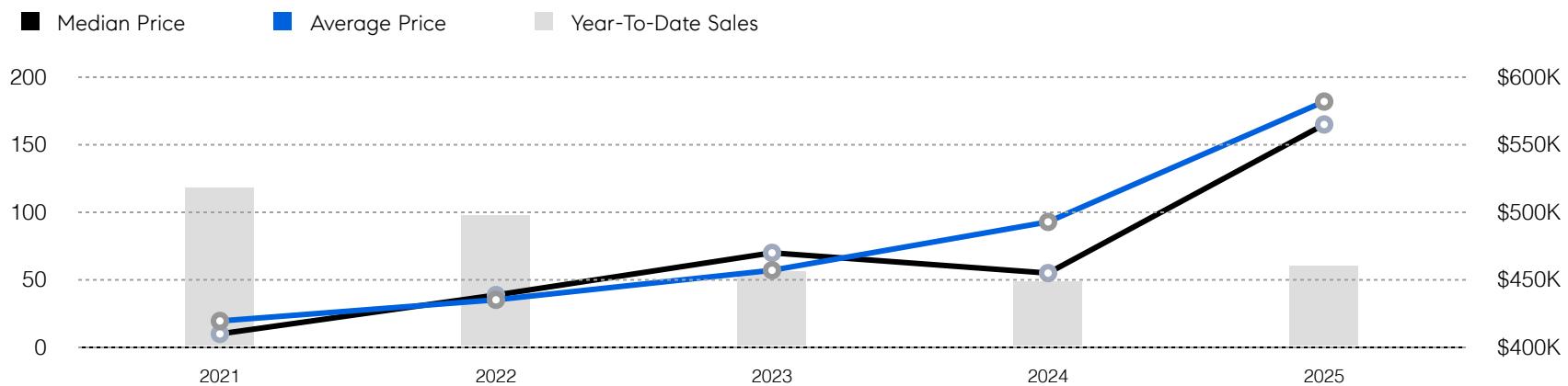
## Historic Sales Trends



# Lakeland

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	35	46	31.4%
	SALES VOLUME	\$19,041,021	\$28,638,760	50.4%
	MEDIAN PRICE	\$538,300	\$600,000	11.5%
	AVERAGE PRICE	\$544,029	\$622,582	14.4%
	AVERAGE DOM	51	48	-5.9%
Condos	# OF SALES	9	12	33.3%
	SALES VOLUME	\$3,390,000	\$5,372,499	58.5%
	MEDIAN PRICE	\$390,000	\$405,000	3.8%
	AVERAGE PRICE	\$376,667	\$447,708	18.9%
	AVERAGE DOM	37	52	40.5%
Co-ops	# OF SALES	3	1	-66.7%
	SALES VOLUME	\$735,000	\$324,500	-55.9%
	MEDIAN PRICE	\$250,000	\$324,500	29.8%
	AVERAGE PRICE	\$245,000	\$324,500	32.4%
	AVERAGE DOM	15	39	160.0%

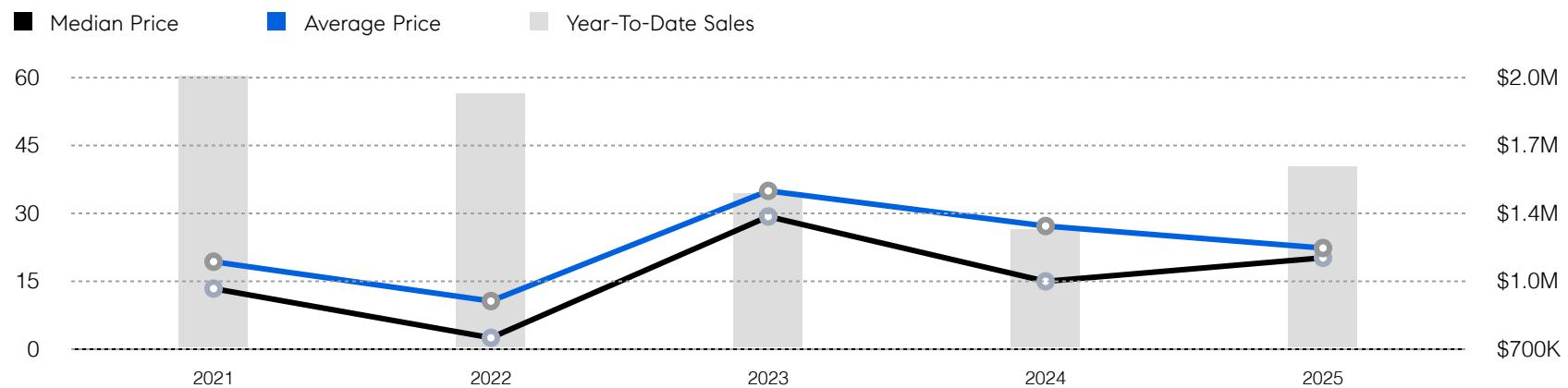
## Historic Sales Trends



# Larchmont P.O.

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	17	19	11.8%
	SALES VOLUME	\$29,253,829	\$34,480,222	17.9%
	MEDIAN PRICE	\$1,500,000	\$1,826,000	21.7%
	AVERAGE PRICE	\$1,720,813	\$1,814,749	5.5%
	AVERAGE DOM	22	46	109.1%
Condos	# OF SALES	6	7	16.7%
	SALES VOLUME	\$3,629,500	\$5,519,900	52.1%
	MEDIAN PRICE	\$541,250	\$715,000	32.1%
	AVERAGE PRICE	\$604,917	\$788,557	30.4%
	AVERAGE DOM	65	83	27.7%
Co-ops	# OF SALES	3	14	366.7%
	SALES VOLUME	\$645,000	\$7,366,630	1,042.1%
	MEDIAN PRICE	\$200,000	\$300,750	50.4%
	AVERAGE PRICE	\$215,000	\$526,188	144.7%
	AVERAGE DOM	35	79	125.7%

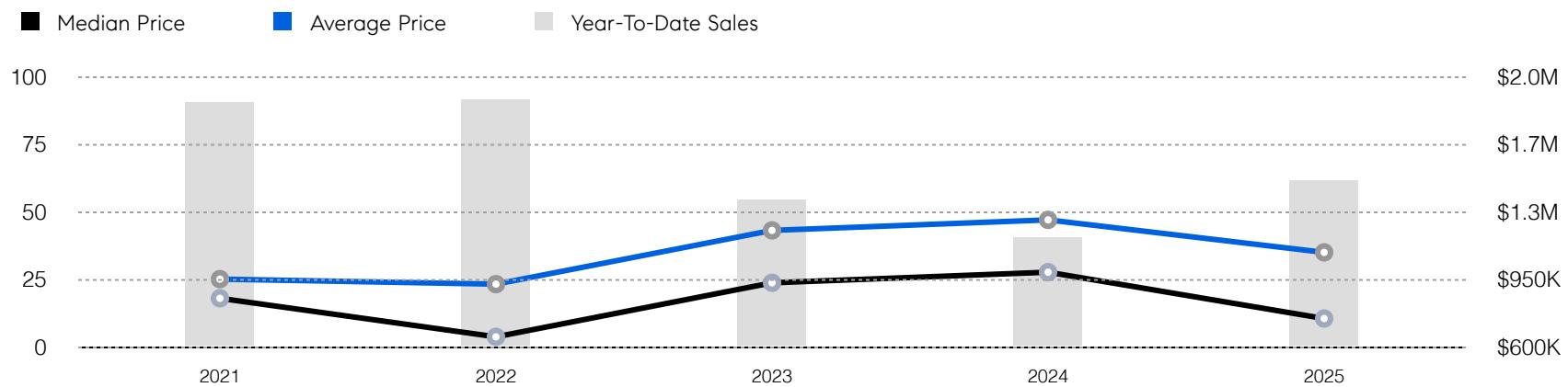
## Historic Sales Trends



# Mamaroneck

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	28	29	3.6%
	SALES VOLUME	\$45,076,829	\$49,740,522	10.3%
	MEDIAN PRICE	\$1,367,500	\$1,600,000	17.0%
	AVERAGE PRICE	\$1,609,887	\$1,715,190	6.5%
	AVERAGE DOM	37	48	29.7%
Condos	# OF SALES	7	12	71.4%
	SALES VOLUME	\$4,239,500	\$8,224,900	94.0%
	MEDIAN PRICE	\$610,000	\$622,500	2.0%
	AVERAGE PRICE	\$605,643	\$685,408	13.2%
	AVERAGE DOM	65	81	24.6%
Co-ops	# OF SALES	5	20	300.0%
	SALES VOLUME	\$1,121,000	\$8,685,630	674.8%
	MEDIAN PRICE	\$200,000	\$282,500	41.3%
	AVERAGE PRICE	\$224,200	\$434,282	93.7%
	AVERAGE DOM	104	80	-23.1%

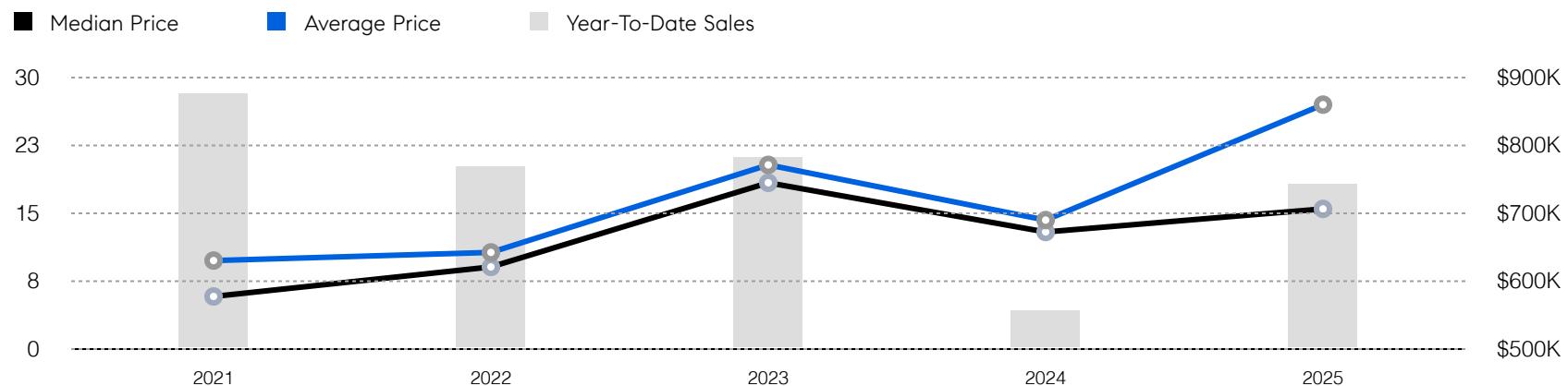
## Historic Sales Trends



# Mount Pleasant

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	4	17	325.0%
	SALES VOLUME	\$2,760,000	\$14,769,000	435.1%
	MEDIAN PRICE	\$672,500	\$700,000	4.1%
	AVERAGE PRICE	\$690,000	\$868,765	25.9%
	AVERAGE DOM	31	63	103.2%
Condos	# OF SALES	0	1	0.0%
	SALES VOLUME	-	\$713,000	-
	MEDIAN PRICE	-	\$713,000	-
	AVERAGE PRICE	-	\$713,000	-
	AVERAGE DOM	-	90	-
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

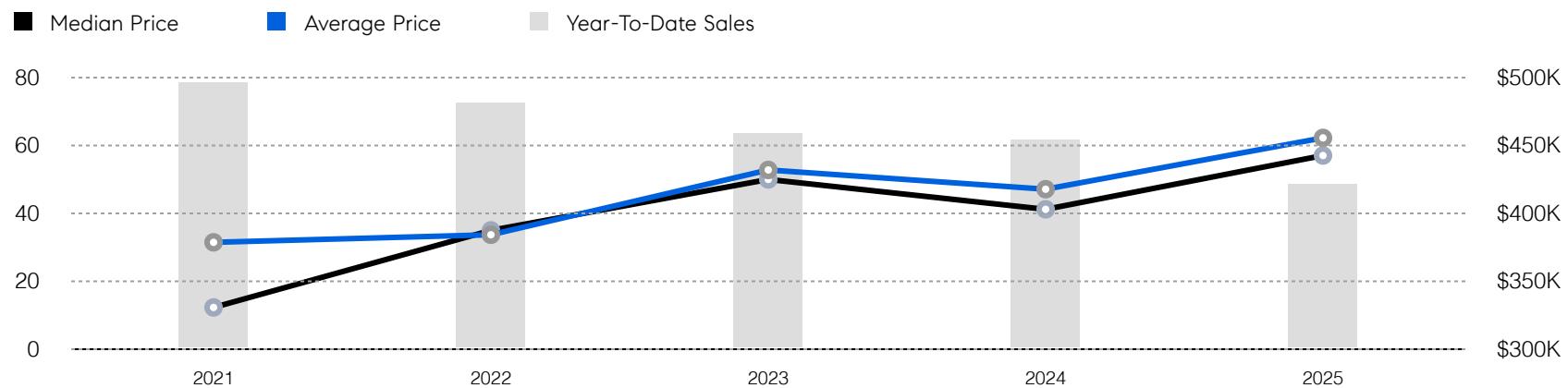
## Historic Sales Trends



# Mount Vernon

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	30	25	-16.7%
	SALES VOLUME	\$19,482,233	\$16,072,000	-17.5%
	MEDIAN PRICE	\$565,750	\$655,000	15.8%
	AVERAGE PRICE	\$649,408	\$642,880	-1.0%
	AVERAGE DOM	72	75	4.2%
Condos	# OF SALES	2	1	-50.0%
	SALES VOLUME	\$1,085,000	\$1,950,000	79.7%
	MEDIAN PRICE	\$542,500	\$1,950,000	259.4%
	AVERAGE PRICE	\$542,500	\$1,950,000	259.4%
	AVERAGE DOM	108	79	-26.9%
Co-ops	# OF SALES	29	22	-24.1%
	SALES VOLUME	\$4,919,400	\$3,846,550	-21.8%
	MEDIAN PRICE	\$155,000	\$144,500	-6.8%
	AVERAGE PRICE	\$169,634	\$174,843	3.1%
	AVERAGE DOM	88	106	20.5%

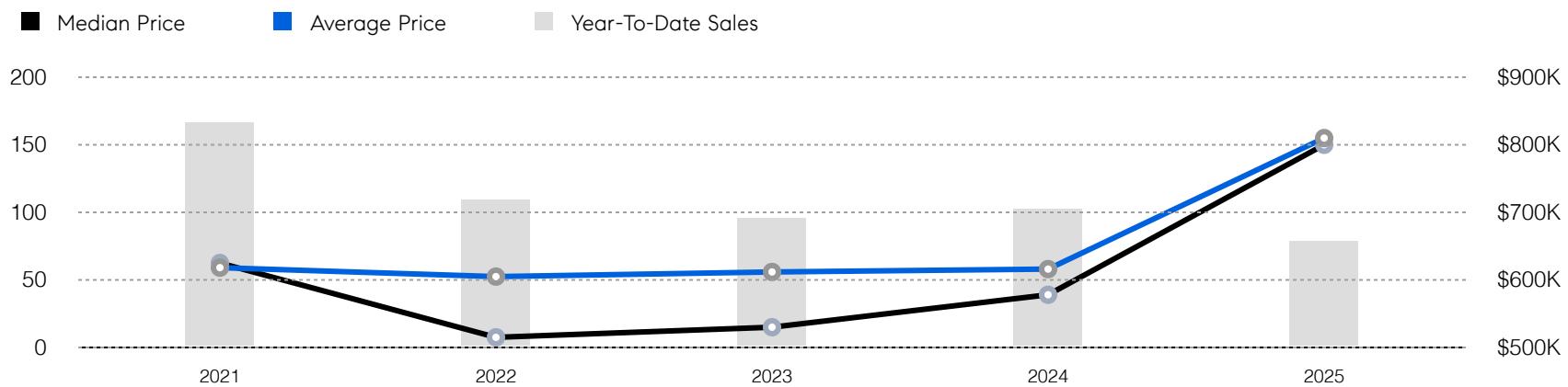
## Historic Sales Trends



# New Rochelle

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	50	51	2.0%
	SALES VOLUME	\$46,322,054	\$53,668,900	15.9%
	MEDIAN PRICE	\$825,000	\$925,000	12.1%
	AVERAGE PRICE	\$926,441	\$1,052,331	13.6%
	AVERAGE DOM	41	68	65.9%
Condos	# OF SALES	13	5	-61.5%
	SALES VOLUME	\$8,002,887	\$2,686,000	-66.4%
	MEDIAN PRICE	\$520,000	\$515,000	-1.0%
	AVERAGE PRICE	\$615,607	\$537,200	-12.7%
	AVERAGE DOM	56	64	14.3%
Co-ops	# OF SALES	38	21	-44.7%
	SALES VOLUME	\$7,891,250	\$6,010,500	-23.8%
	MEDIAN PRICE	\$195,000	\$265,000	35.9%
	AVERAGE PRICE	\$207,664	\$286,214	37.8%
	AVERAGE DOM	78	67	-14.1%

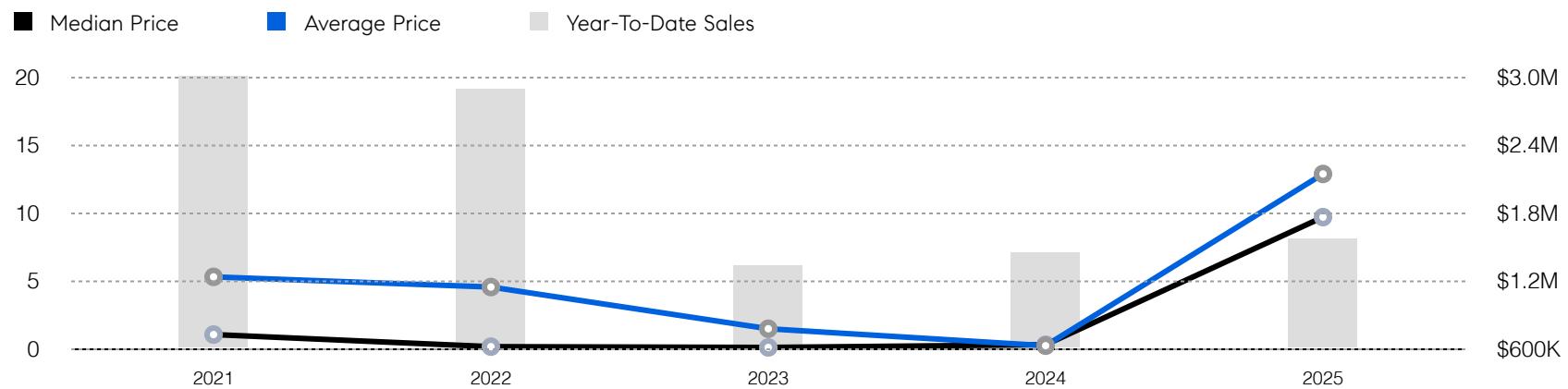
## Historic Sales Trends



# North Salem

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	7	8	14.3%
	SALES VOLUME	\$4,420,000	\$17,190,000	288.9%
	MEDIAN PRICE	\$640,000	\$1,767,500	176.2%
	AVERAGE PRICE	\$631,429	\$2,148,750	240.3%
	AVERAGE DOM	69	108	56.5%
Condos	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

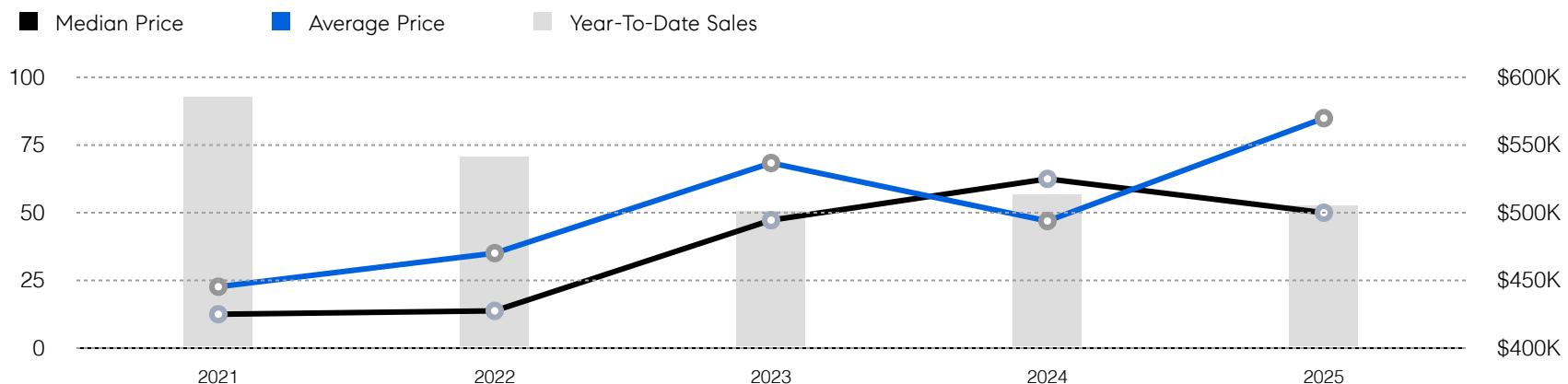
## Historic Sales Trends



# Ossining

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	31	29	-6.5%
	SALES VOLUME	\$18,788,424	\$20,568,723	9.5%
	MEDIAN PRICE	\$610,000	\$600,000	-1.6%
	AVERAGE PRICE	\$606,078	\$709,266	17.0%
	AVERAGE DOM	43	51	18.6%
Condos	# OF SALES	12	13	8.3%
	SALES VOLUME	\$6,342,900	\$7,172,000	13.1%
	MEDIAN PRICE	\$567,000	\$470,000	-17.1%
	AVERAGE PRICE	\$528,575	\$551,692	4.4%
	AVERAGE DOM	40	52	30.0%
Co-ops	# OF SALES	13	10	-23.1%
	SALES VOLUME	\$2,524,900	\$1,890,900	-25.1%
	MEDIAN PRICE	\$150,000	\$167,450	11.6%
	AVERAGE PRICE	\$194,223	\$189,090	-2.6%
	AVERAGE DOM	43	61	41.9%

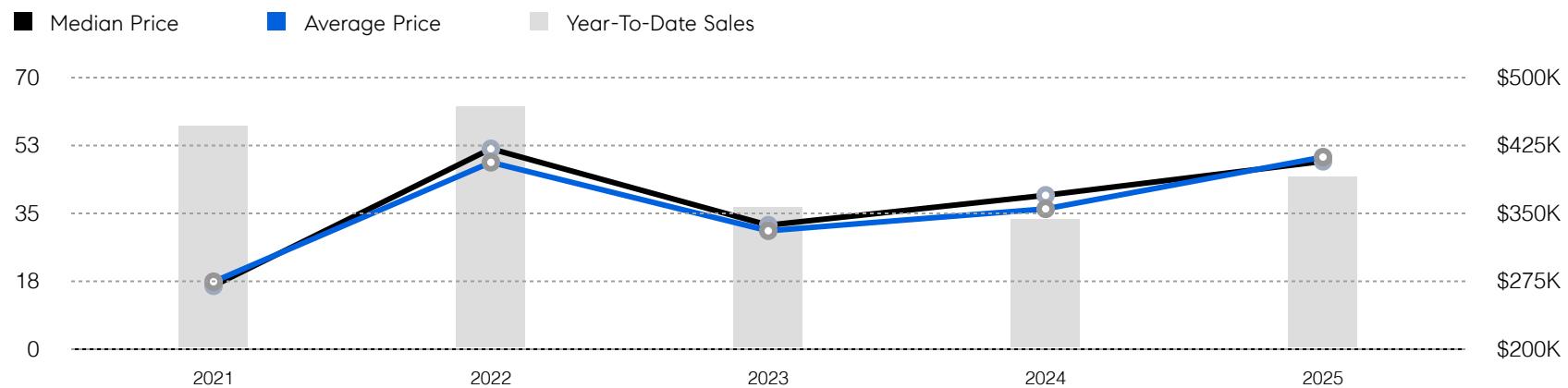
## Historic Sales Trends



# Peekskill

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	16	17	6.3%
	SALES VOLUME	\$7,412,235	\$9,249,999	24.8%
	MEDIAN PRICE	\$466,000	\$563,000	20.8%
	AVERAGE PRICE	\$463,265	\$544,118	17.5%
	AVERAGE DOM	40	49	22.5%
Condos	# OF SALES	10	17	70.0%
	SALES VOLUME	\$3,387,200	\$7,561,500	123.2%
	MEDIAN PRICE	\$370,000	\$410,000	10.8%
	AVERAGE PRICE	\$338,720	\$444,794	31.3%
	AVERAGE DOM	30	54	80.0%
Co-ops	# OF SALES	7	10	42.9%
	SALES VOLUME	\$915,000	\$1,325,900	44.9%
	MEDIAN PRICE	\$130,000	\$121,000	-6.9%
	AVERAGE PRICE	\$130,714	\$132,590	1.4%
	AVERAGE DOM	27	84	211.1%

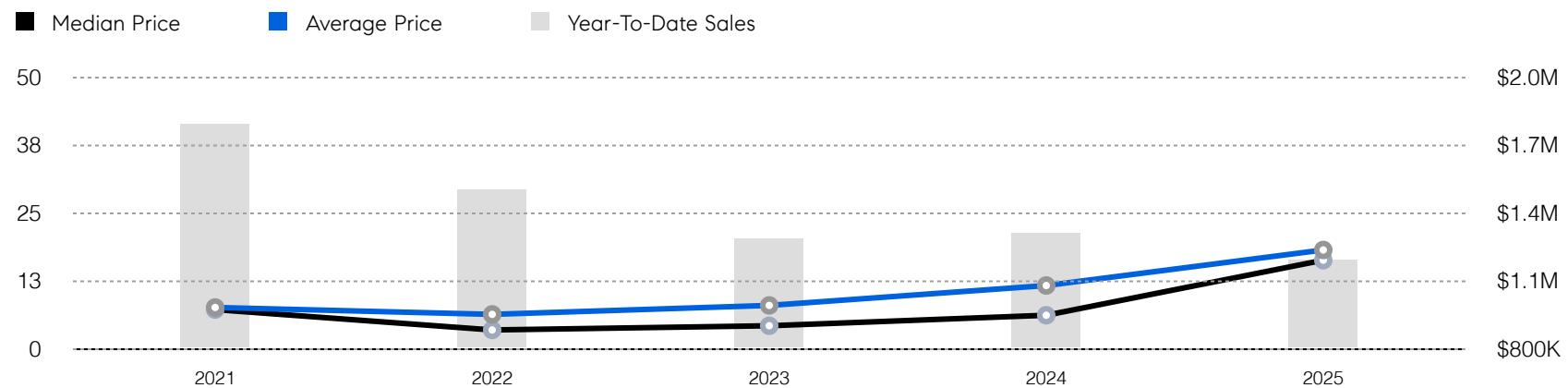
## Historic Sales Trends



# Pelham

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	15	11	-26.7%
	SALES VOLUME	\$20,198,600	\$17,753,500	-12.1%
	MEDIAN PRICE	\$1,125,000	\$1,350,000	20.0%
	AVERAGE PRICE	\$1,346,573	\$1,613,955	19.9%
	AVERAGE DOM	46	60	30.4%
Condos	# OF SALES	3	2	-33.3%
	SALES VOLUME	\$1,916,000	\$1,199,000	-37.4%
	MEDIAN PRICE	\$718,000	\$599,500	-16.5%
	AVERAGE PRICE	\$638,667	\$599,500	-6.1%
	AVERAGE DOM	68	19	-72.1%
Co-ops	# OF SALES	3	3	0.0%
	SALES VOLUME	\$592,750	\$862,000	45.4%
	MEDIAN PRICE	\$220,000	\$240,000	9.1%
	AVERAGE PRICE	\$197,583	\$287,333	45.4%
	AVERAGE DOM	57	52	-8.8%

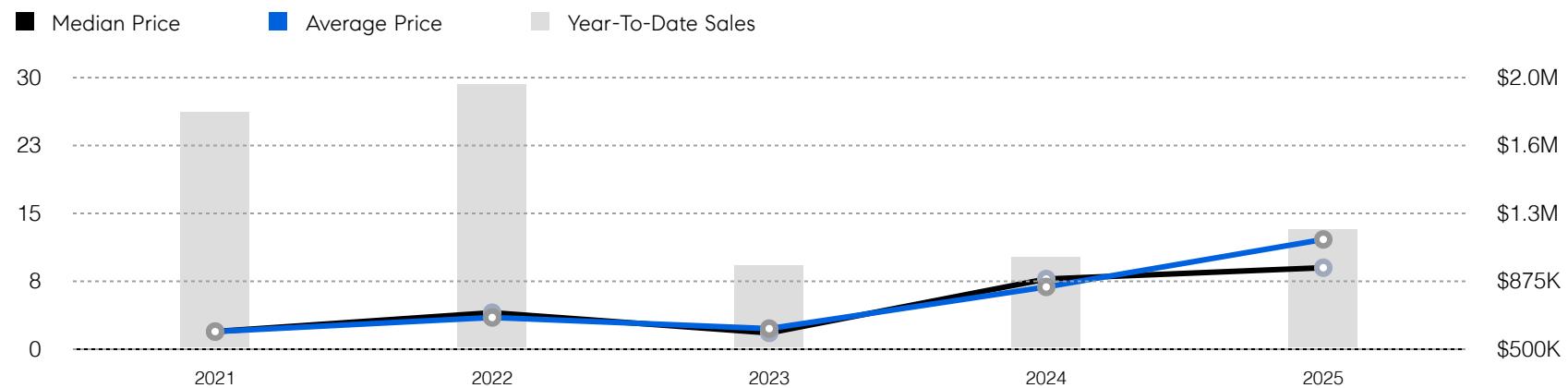
## Historic Sales Trends



# Pleasantville

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	7	13	85.7%
	SALES VOLUME	\$7,395,000	\$14,379,000	94.4%
	MEDIAN PRICE	\$970,000	\$950,000	-2.1%
	AVERAGE PRICE	\$1,056,429	\$1,106,077	4.7%
	AVERAGE DOM	56	58	3.6%
Condos	# OF SALES	1	0	0.0%
	SALES VOLUME	\$597,000	-	-
	MEDIAN PRICE	\$597,000	-	-
	AVERAGE PRICE	\$597,000	-	-
	AVERAGE DOM	19	-	-
Co-ops	# OF SALES	2	0	0.0%
	SALES VOLUME	\$448,000	-	-
	MEDIAN PRICE	\$224,000	-	-
	AVERAGE PRICE	\$224,000	-	-
	AVERAGE DOM	11	-	-

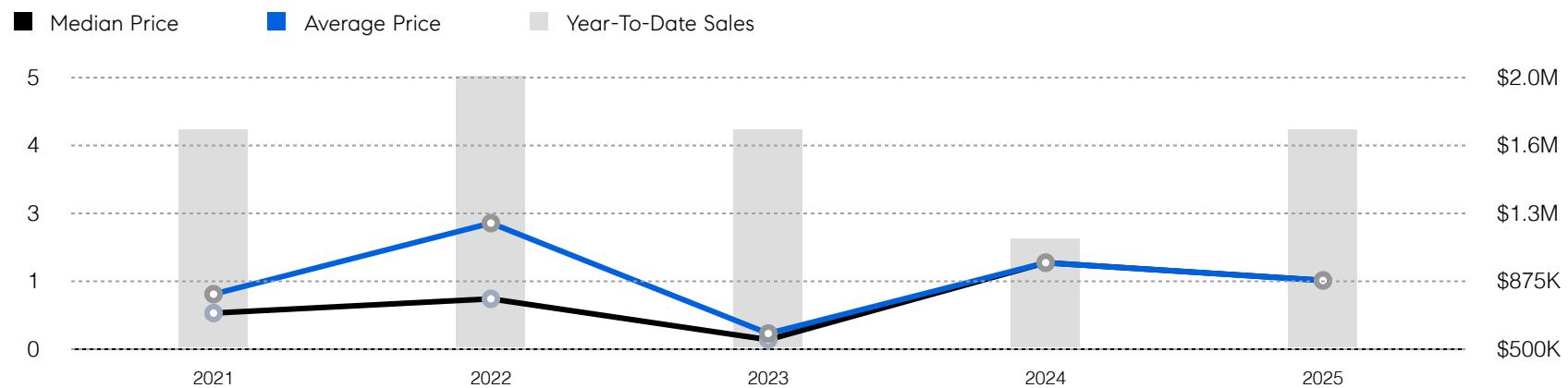
## Historic Sales Trends



# Pocantico Hills

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	1	3	200.0%
	SALES VOLUME	\$1,540,360	\$3,140,000	103.8%
	MEDIAN PRICE	\$1,540,360	\$995,000	-35.4%
	AVERAGE PRICE	\$1,540,360	\$1,046,667	-32.1%
	AVERAGE DOM	137	41	-70.1%
Condos	# OF SALES	1	1	0.0%
	SALES VOLUME	\$415,000	\$379,000	-8.7%
	MEDIAN PRICE	\$415,000	\$379,000	-8.7%
	AVERAGE PRICE	\$415,000	\$379,000	-8.7%
	AVERAGE DOM	76	76	0.0%
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

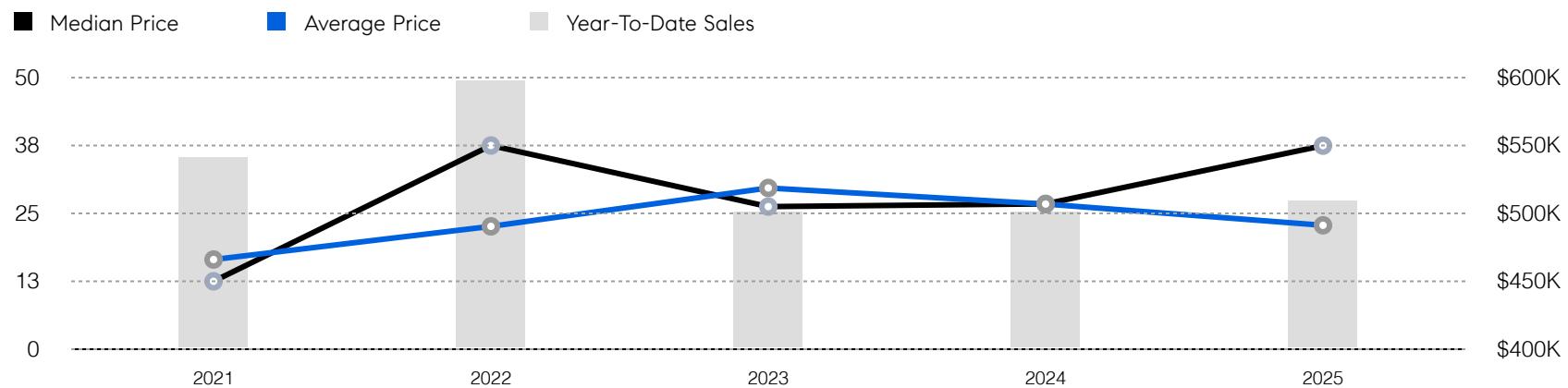
## Historic Sales Trends



# Port Chester

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	13	14	7.7%
	SALES VOLUME	\$9,769,500	\$9,942,100	1.8%
	MEDIAN PRICE	\$735,000	\$729,500	-0.7%
	AVERAGE PRICE	\$751,500	\$710,150	-5.5%
	AVERAGE DOM	39	86	120.5%
Condos	# OF SALES	6	6	0.0%
	SALES VOLUME	\$1,963,000	\$2,272,500	15.8%
	MEDIAN PRICE	\$332,750	\$365,000	9.7%
	AVERAGE PRICE	\$327,167	\$378,750	15.8%
	AVERAGE DOM	30	92	206.7%
Co-ops	# OF SALES	6	7	16.7%
	SALES VOLUME	\$939,500	\$1,048,900	11.6%
	MEDIAN PRICE	\$138,750	\$129,900	-6.4%
	AVERAGE PRICE	\$156,583	\$149,843	-4.3%
	AVERAGE DOM	109	58	-46.8%

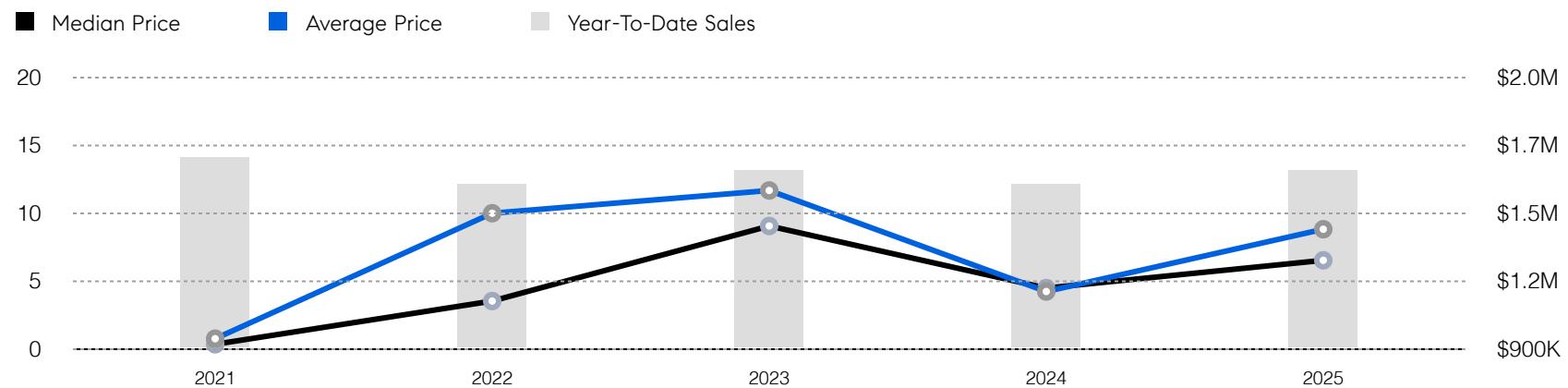
## Historic Sales Trends



# Pound Ridge P.O.

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	12	13	8.3%
	SALES VOLUME	\$13,603,260	\$18,016,000	32.4%
	MEDIAN PRICE	\$1,147,500	\$1,260,000	9.8%
	AVERAGE PRICE	\$1,133,605	\$1,385,846	22.3%
	AVERAGE DOM	41	73	78.0%
Condos	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

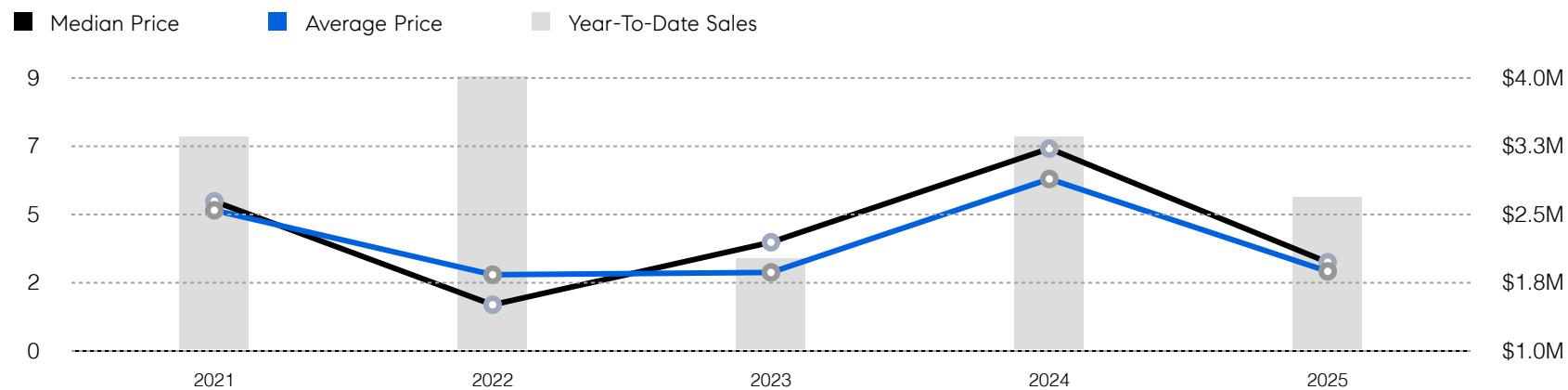
## Historic Sales Trends



# Purchase P.O.

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	7	5	-28.6%
	SALES VOLUME	\$20,234,000	\$9,376,900	-53.7%
	MEDIAN PRICE	\$3,225,000	\$1,975,000	-38.8%
	AVERAGE PRICE	\$2,890,571	\$1,875,380	-35.1%
	AVERAGE DOM	168	70	-58.3%
Condos	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

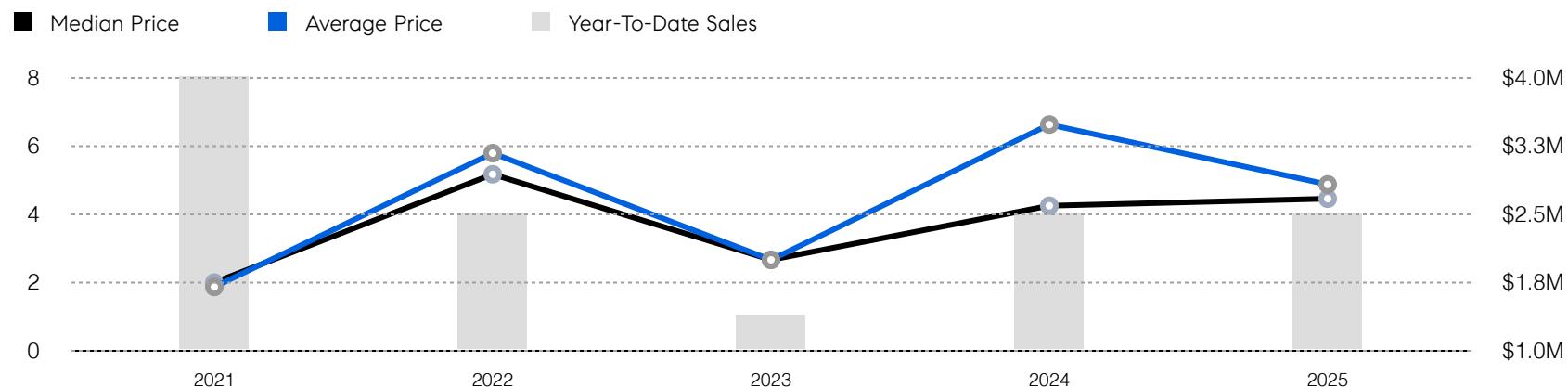
## Historic Sales Trends



# Rye P.O.

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	4	4	0.0%
	SALES VOLUME	\$13,950,000	\$11,315,000	-18.9%
	MEDIAN PRICE	\$2,595,000	\$2,672,500	3.0%
	AVERAGE PRICE	\$3,487,500	\$2,828,750	-18.9%
	AVERAGE DOM	58	107	84.5%
Condos	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

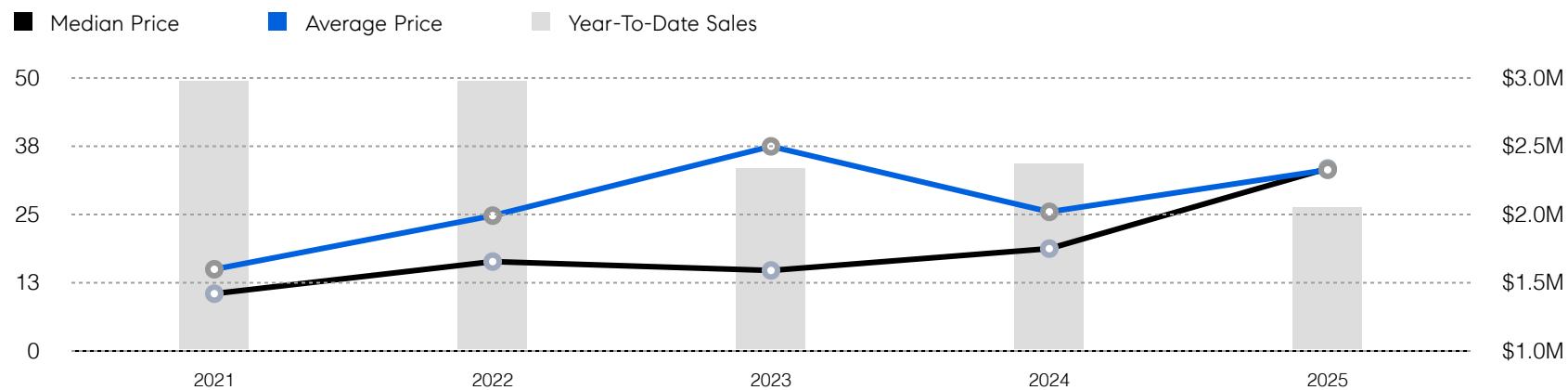
## Historic Sales Trends



# Rye City

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	26	15	-42.3%
	SALES VOLUME	\$63,482,500	\$48,510,500	-23.6%
	MEDIAN PRICE	\$2,000,000	\$2,995,000	49.8%
	AVERAGE PRICE	\$2,441,635	\$3,234,033	32.5%
	AVERAGE DOM	30	81	170.0%
Condos	# OF SALES	3	4	33.3%
	SALES VOLUME	\$3,350,000	\$8,995,000	168.5%
	MEDIAN PRICE	\$900,000	\$2,167,500	140.8%
	AVERAGE PRICE	\$1,116,667	\$2,248,750	101.4%
	AVERAGE DOM	94	86	-8.5%
Co-ops	# OF SALES	5	7	40.0%
	SALES VOLUME	\$1,826,500	\$3,006,000	64.6%
	MEDIAN PRICE	\$360,000	\$386,000	7.2%
	AVERAGE PRICE	\$365,300	\$429,429	17.6%
	AVERAGE DOM	43	58	34.9%

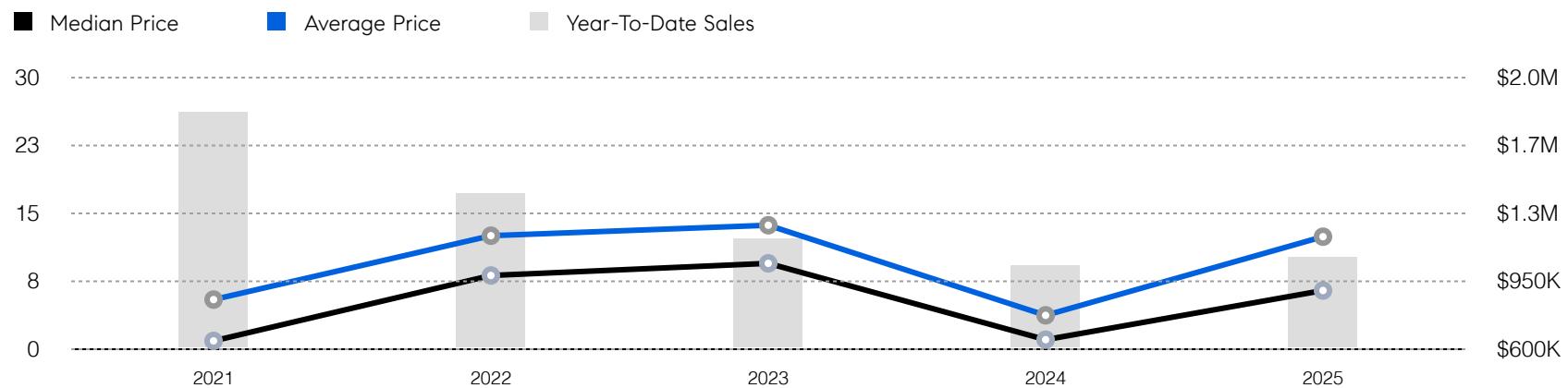
## Historic Sales Trends



# Rye Neck

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	7	7	0.0%
	SALES VOLUME	\$6,525,699	\$10,855,999	66.4%
	MEDIAN PRICE	\$749,000	\$999,999	33.5%
	AVERAGE PRICE	\$932,243	\$1,550,857	66.4%
	AVERAGE DOM	26	75	188.5%
Condos	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
Co-ops	# OF SALES	2	3	50.0%
	SALES VOLUME	\$445,500	\$943,518	111.8%
	MEDIAN PRICE	\$222,750	\$255,000	14.5%
	AVERAGE PRICE	\$222,750	\$314,506	41.2%
	AVERAGE DOM	80	37	-53.7%

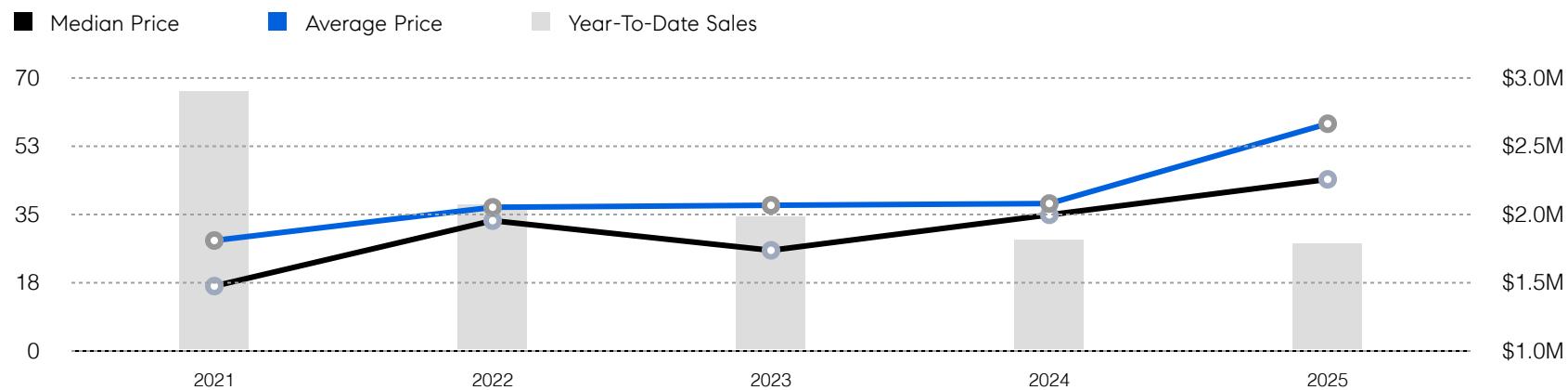
## Historic Sales Trends



# Scarsdale

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	24	25	4.2%
	SALES VOLUME	\$53,858,652	\$70,753,750	31.4%
	MEDIAN PRICE	\$2,075,000	\$2,320,000	11.8%
	AVERAGE PRICE	\$2,244,111	\$2,830,150	26.1%
	AVERAGE DOM	34	87	155.9%
Condos	# OF SALES	1	0	0.0%
	SALES VOLUME	\$2,200,000	-	-
	MEDIAN PRICE	\$2,200,000	-	-
	AVERAGE PRICE	\$2,200,000	-	-
	AVERAGE DOM	45	-	-
Co-ops	# OF SALES	3	2	-33.3%
	SALES VOLUME	\$2,190,000	\$1,200,000	-45.2%
	MEDIAN PRICE	\$650,000	\$600,000	-7.7%
	AVERAGE PRICE	\$730,000	\$600,000	-17.8%
	AVERAGE DOM	17	71	317.6%

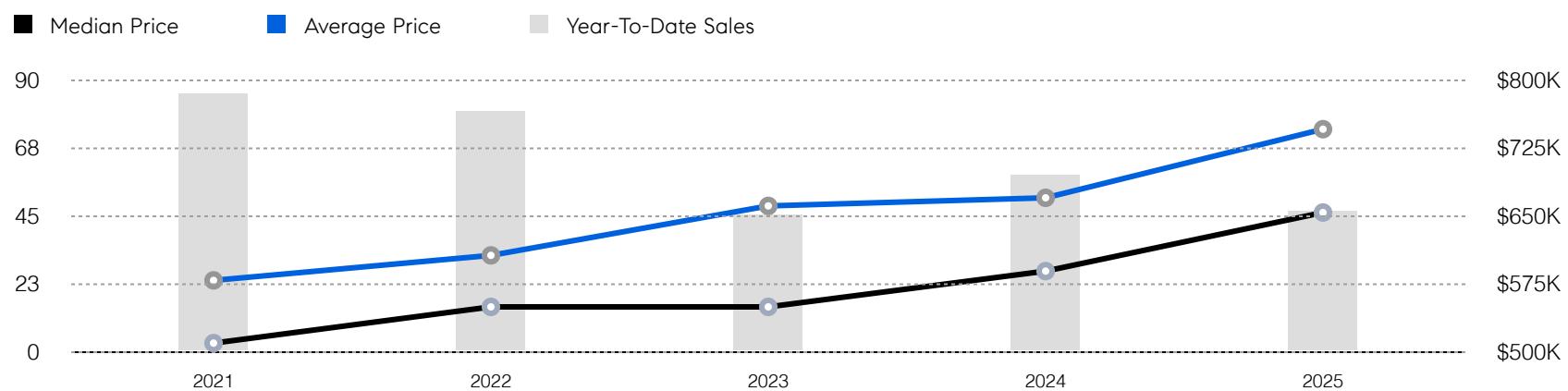
## Historic Sales Trends



# Somers

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	30	22	-26.7%
	SALES VOLUME	\$23,027,998	\$20,519,133	-10.9%
	MEDIAN PRICE	\$674,000	\$816,000	21.1%
	AVERAGE PRICE	\$767,600	\$932,688	21.5%
	AVERAGE DOM	49	47	-4.1%
Condos	# OF SALES	28	24	-14.3%
	SALES VOLUME	\$15,855,400	\$13,804,775	-12.9%
	MEDIAN PRICE	\$575,500	\$587,000	2.0%
	AVERAGE PRICE	\$566,264	\$575,199	1.6%
	AVERAGE DOM	47	41	-12.8%
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

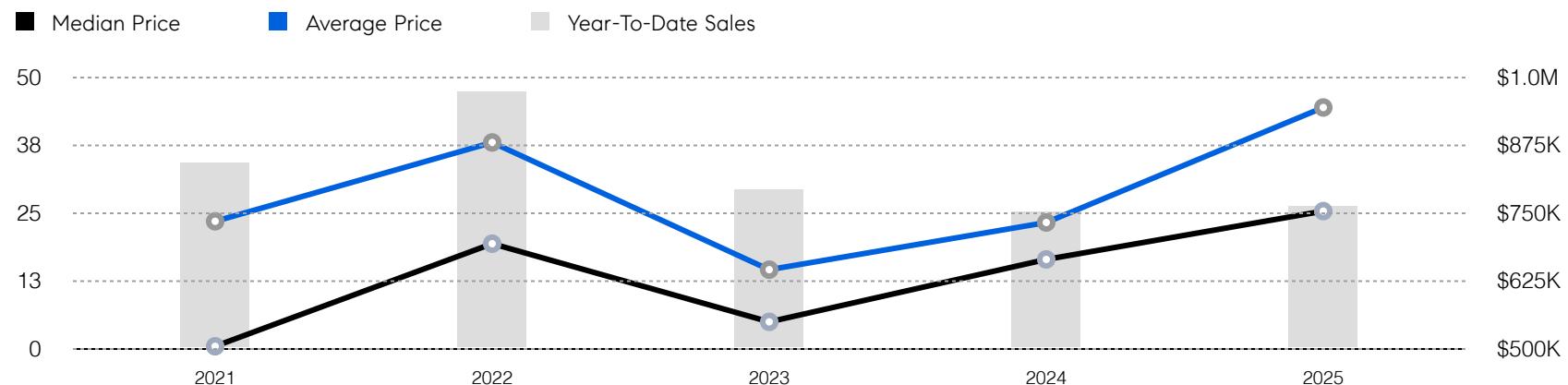
## Historic Sales Trends



# Tarrytown

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	7	7	0.0%
	SALES VOLUME	\$6,104,000	\$9,269,000	51.9%
	MEDIAN PRICE	\$840,000	\$880,000	4.8%
	AVERAGE PRICE	\$872,000	\$1,324,143	51.9%
	AVERAGE DOM	46	41	-10.9%
Condos	# OF SALES	14	14	0.0%
	SALES VOLUME	\$11,111,500	\$14,183,343	27.6%
	MEDIAN PRICE	\$695,000	\$794,000	14.2%
	AVERAGE PRICE	\$793,679	\$1,013,096	27.6%
	AVERAGE DOM	35	46	31.4%
Co-ops	# OF SALES	4	5	25.0%
	SALES VOLUME	\$1,110,000	\$1,114,000	0.4%
	MEDIAN PRICE	\$214,000	\$215,000	0.5%
	AVERAGE PRICE	\$277,500	\$222,800	-19.7%
	AVERAGE DOM	91	58	-36.3%

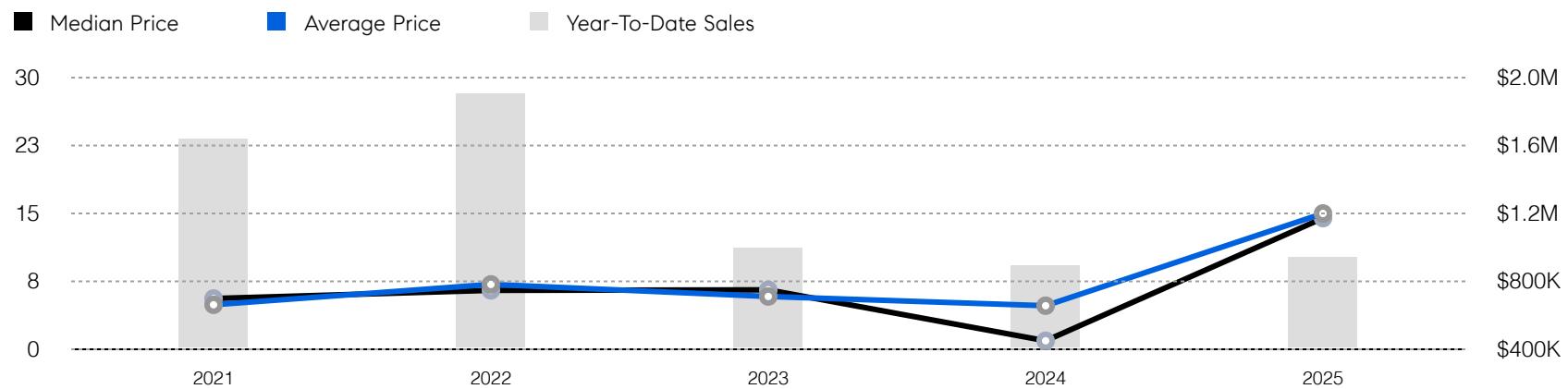
## Historic Sales Trends



# Tuckahoe

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	4	6	50.0%
	SALES VOLUME	\$4,065,000	\$10,449,999	157.1%
	MEDIAN PRICE	\$985,000	\$1,702,500	72.8%
	AVERAGE PRICE	\$1,016,250	\$1,741,667	71.4%
	AVERAGE DOM	35	78	122.9%
Condos	# OF SALES	3	3	0.0%
	SALES VOLUME	\$1,304,000	\$1,353,500	3.8%
	MEDIAN PRICE	\$449,000	\$425,000	-5.3%
	AVERAGE PRICE	\$434,667	\$451,167	3.8%
	AVERAGE DOM	49	6	-87.8%
Co-ops	# OF SALES	2	1	-50.0%
	SALES VOLUME	\$540,000	\$195,000	-63.9%
	MEDIAN PRICE	\$270,000	\$195,000	-27.8%
	AVERAGE PRICE	\$270,000	\$195,000	-27.8%
	AVERAGE DOM	25	18	-28.0%

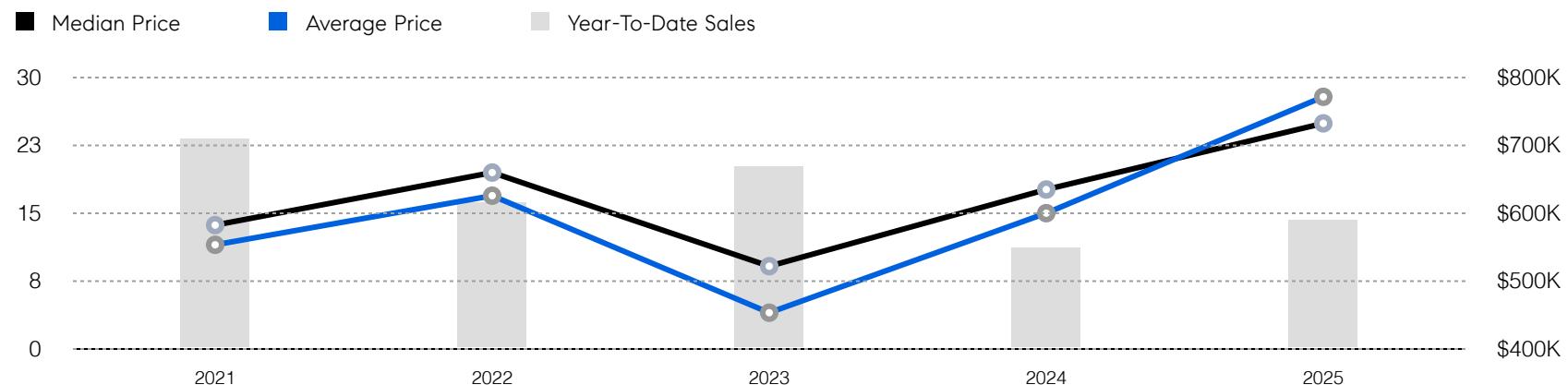
## Historic Sales Trends



# Valhalla

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	8	13	62.5%
	SALES VOLUME	\$6,057,400	\$10,507,500	73.5%
	MEDIAN PRICE	\$674,500	\$740,000	9.7%
	AVERAGE PRICE	\$757,175	\$808,269	6.7%
	AVERAGE DOM	33	76	130.3%
Condos	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
Co-ops	# OF SALES	3	1	-66.7%
	SALES VOLUME	\$544,500	\$295,000	-45.8%
	MEDIAN PRICE	\$174,500	\$295,000	69.1%
	AVERAGE PRICE	\$181,500	\$295,000	62.5%
	AVERAGE DOM	34	116	241.2%

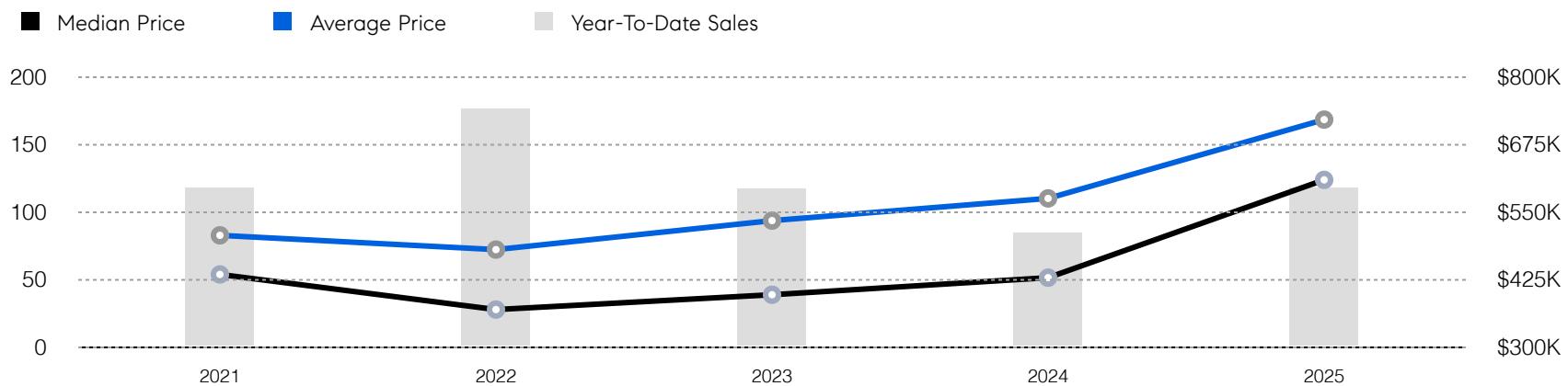
## Historic Sales Trends



# White Plains

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	27	49	81.5%
	SALES VOLUME	\$24,818,429	\$51,077,250	105.8%
	MEDIAN PRICE	\$875,000	\$910,000	4.0%
	AVERAGE PRICE	\$919,201	\$1,042,393	13.4%
	AVERAGE DOM	40	41	2.5%
Condos	# OF SALES	25	33	32.0%
	SALES VOLUME	\$15,994,000	\$23,871,000	49.2%
	MEDIAN PRICE	\$475,000	\$567,500	19.5%
	AVERAGE PRICE	\$639,760	\$723,364	13.1%
	AVERAGE DOM	55	85	54.5%
Co-ops	# OF SALES	31	35	12.9%
	SALES VOLUME	\$6,970,800	\$9,468,575	35.8%
	MEDIAN PRICE	\$219,900	\$240,000	9.1%
	AVERAGE PRICE	\$224,865	\$270,531	20.3%
	AVERAGE DOM	58	75	29.3%

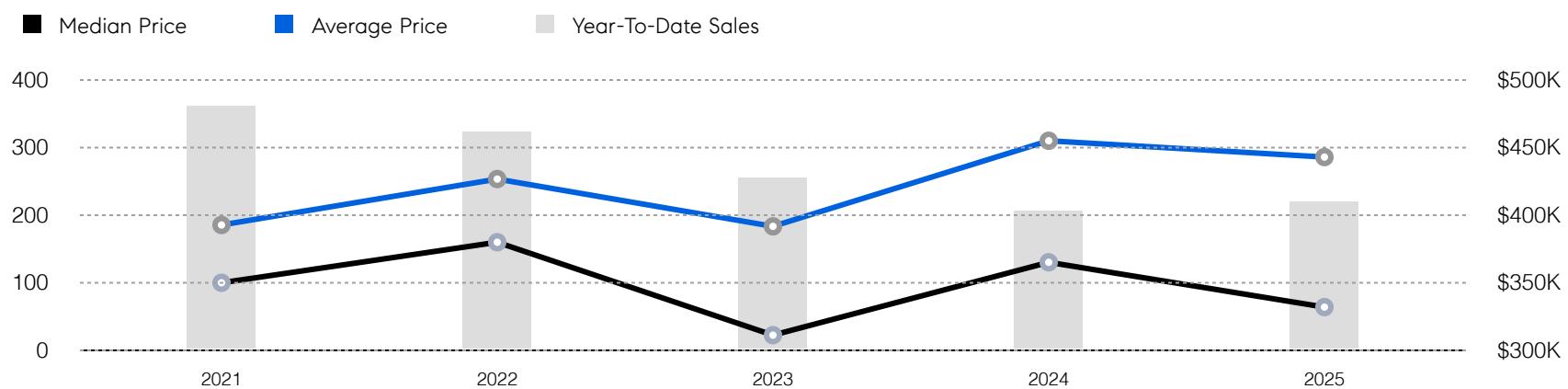
## Historic Sales Trends



# Yonkers

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	77	85	10.4%
	SALES VOLUME	\$62,330,900	\$61,950,416	-0.6%
	MEDIAN PRICE	\$750,000	\$705,000	-6.0%
	AVERAGE PRICE	\$809,492	\$728,828	-10.0%
	AVERAGE DOM	46	62	34.8%
Condos	# OF SALES	24	26	8.3%
	SALES VOLUME	\$9,612,500	\$10,895,387	13.3%
	MEDIAN PRICE	\$395,000	\$396,500	0.4%
	AVERAGE PRICE	\$400,521	\$419,053	4.6%
	AVERAGE DOM	68	62	-8.8%
Co-ops	# OF SALES	102	106	3.9%
	SALES VOLUME	\$20,432,299	\$23,282,299	13.9%
	MEDIAN PRICE	\$175,500	\$195,000	11.1%
	AVERAGE PRICE	\$200,317	\$219,644	9.6%
	AVERAGE DOM	69	78	13.0%

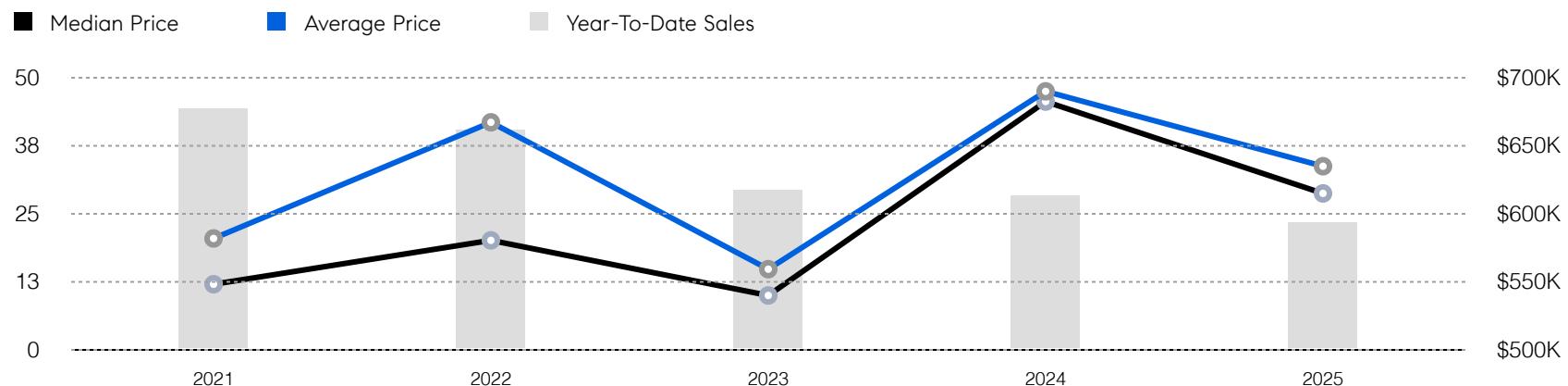
## Historic Sales Trends



# Yorktown

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	25	21	-16.0%
	SALES VOLUME	\$17,875,399	\$13,333,500	-25.4%
	MEDIAN PRICE	\$690,000	\$615,000	-10.9%
	AVERAGE PRICE	\$715,016	\$634,929	-11.2%
	AVERAGE DOM	47	43	-8.5%
Condos	# OF SALES	3	2	-33.3%
	SALES VOLUME	\$1,445,000	\$1,271,000	-12.0%
	MEDIAN PRICE	\$335,000	\$635,500	89.7%
	AVERAGE PRICE	\$481,667	\$635,500	31.9%
	AVERAGE DOM	26	66	153.8%
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

## Historic Sales Trends



# COMPASS

Source: OneKey MLS: Single Family Res, Townhouse, School District, Sold 01/01/2024 to 03/31/2025  
Source: OneKey MLS: Co-Op, School District, Sold 01/01/2024 to 03/31/2025  
Source: OneKey MLS: Condo, School District, Sold 01/01/2024 to 03/31/2025  
\*Bronxville P.O. in Yonkers School District, Sold 01/01/2024 to 03/31/2025  
\*Bedford P.O. in Bedford School District, Sold 01/01/2024 to 03/31/2025  
\*Larchmont P.O. in Mamaroneck School District, Sold 01/01/2024 to 03/31/2025  
\*Pound Ridge in Bedford School District, Sold 01/01/2024 to 03/31/2025  
\*Purchase P.O. in Harrison School District, Sold 01/01/2024 to 03/31/2025  
\*Rye P.O. in Harrison School District, Sold 01/01/2024 to 03/31/2025

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