



Q3 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

Latham

2 Northway Lane, Suite A
Latham, NY 12110

Wappingers Falls

2658 East Main St
Wappingers Falls, NY

Beacon

490 Main St
Beacon, NY

Hillsdale

1 Anthony St
Hillsdale, NY 12529

Kingston

16 Hurley Ave
Kingston, NY 12401

Millbrook

3295 Franklin Ave #0
Millbrook, NY

Westchester County Overview

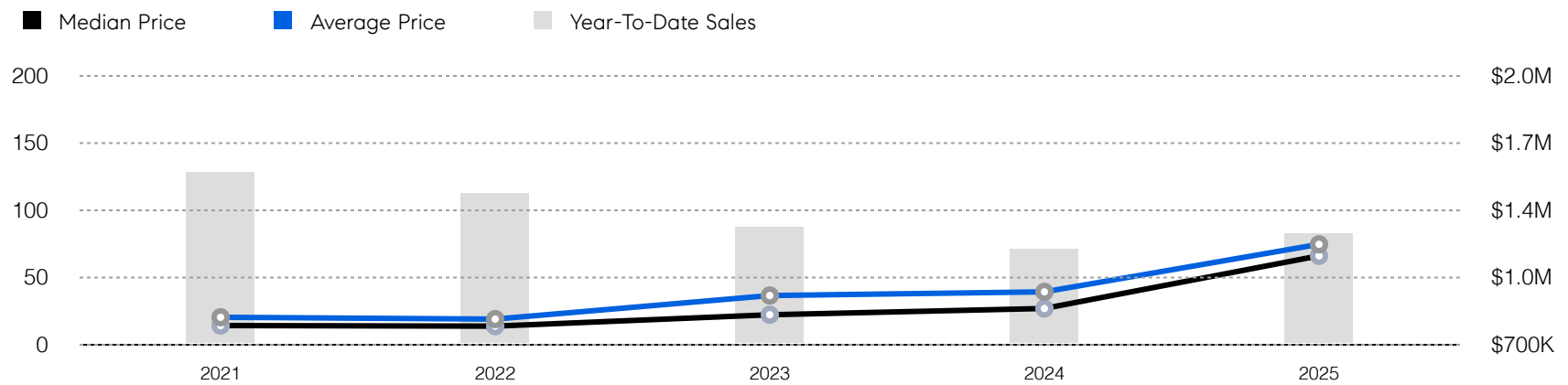
		YTD 2024	YTD 2025	% Change
Single Family	# OF SALES	3,519	3,685	4.7%
	SOLD VOLUME	\$4,458,844,841	\$4,923,274,583	10.4%
	MEDIAN PRICE	\$940,000	\$999,000	6.3%
	AVERAGE PRICE	\$1,267,077	\$1,336,031	5.4%
	AVERAGE DOM	37	39	5.4%
Condos	# OF SALES	923	893	-3.3%
	SOLD VOLUME	\$575,960,086	\$596,360,986	3.5%
	MEDIAN PRICE	\$500,184	\$530,000	6.0%
	AVERAGE PRICE	\$624,009	\$667,817	7.0%
	AVERAGE DOM	42	47	11.9%
Co-ops	# OF SALES	1,097	1,190	8.5%
	SOLD VOLUME	\$268,823,344	\$314,039,368	16.8%
	MEDIAN PRICE	\$205,000	\$225,000	9.8%
	AVERAGE PRICE	\$245,053	\$263,899	7.7%
	AVERAGE DOM	60	66	10.0%
Residential Rentals	# OF RENTALS	2,849	2,820	-1.0%
	SOLD VOLUME	\$12,733,369	\$13,052,753	2.5%
	MEDIAN PRICE	\$3,336	\$3,500	4.9%
	AVERAGE PRICE	\$4,469	\$4,629	3.6%
	AVERAGE DOM	39	42	7.7%

Sources: OneKey MLS, 01/01/2024 - 09/30/2024 vs. 01/01/2025 - 09/30/2025

Ardsley

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	61	75	23.0%
	SALES VOLUME	\$58,126,585	\$86,734,336	49.2%
	MEDIAN PRICE	\$865,000	\$1,100,000	27.2%
	AVERAGE PRICE	\$952,895	\$1,156,458	21.4%
	AVERAGE DOM	20	28	40.0%
Condos	# OF SALES	9	6	-33.3%
	SALES VOLUME	\$8,778,900	\$9,313,023	6.1%
	MEDIAN PRICE	\$999,500	\$1,315,000	31.6%
	AVERAGE PRICE	\$975,433	\$1,552,171	59.1%
	AVERAGE DOM	54	67	24.1%
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

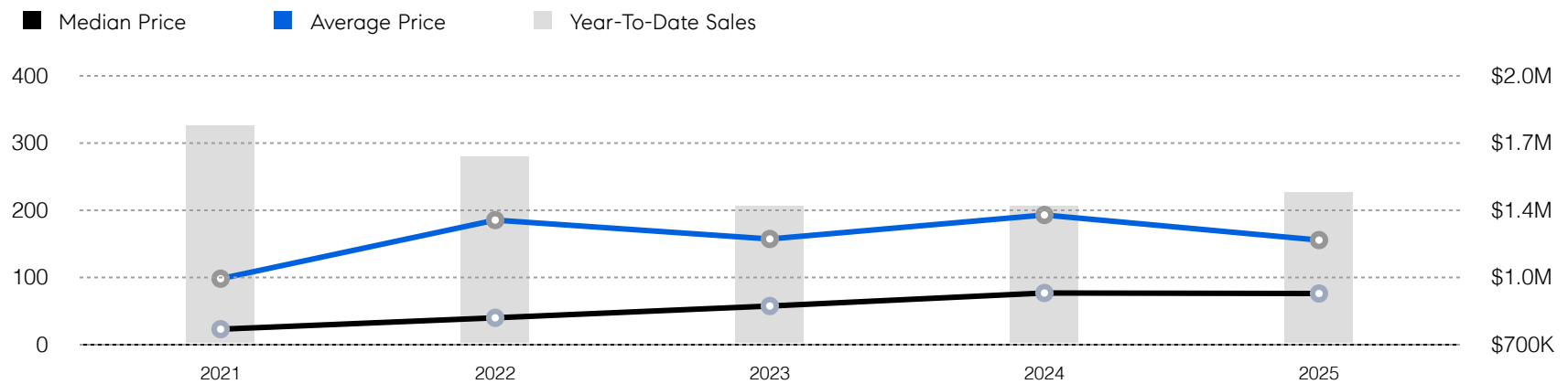
Historic Sales Trends



Bedford

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	151	168	11.3%
	SALES VOLUME	\$252,425,614	\$252,372,137	0.0%
	MEDIAN PRICE	\$1,100,000	\$1,267,500	15.2%
	AVERAGE PRICE	\$1,671,693	\$1,502,215	-10.1%
	AVERAGE DOM	46	43	-6.5%
Condos	# OF SALES	28	24	-14.3%
	SALES VOLUME	\$12,745,900	\$11,374,000	-10.8%
	MEDIAN PRICE	\$437,500	\$468,500	7.1%
	AVERAGE PRICE	\$455,211	\$473,917	4.1%
	AVERAGE DOM	30	31	3.3%
Co-ops	# OF SALES	24	32	33.3%
	SALES VOLUME	\$4,272,499	\$6,343,899	48.5%
	MEDIAN PRICE	\$175,000	\$197,500	12.9%
	AVERAGE PRICE	\$178,021	\$198,247	11.4%
	AVERAGE DOM	71	84	18.3%

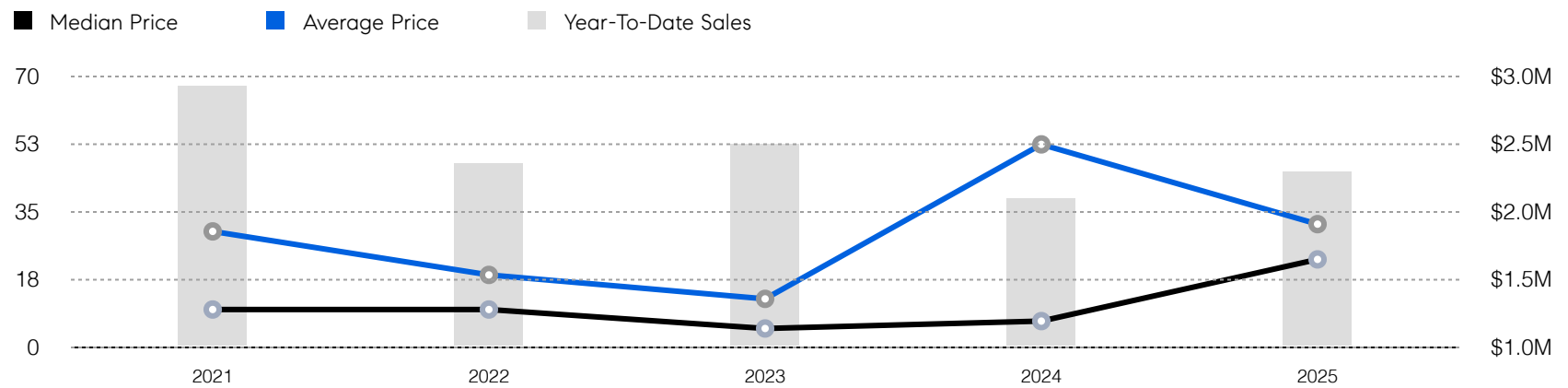
Historic Sales Trends



Bedford P.O.

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	38	45	18.4%
	SALES VOLUME	\$94,957,425	\$85,954,788	-9.5%
	MEDIAN PRICE	\$1,194,513	\$1,650,000	38.1%
	AVERAGE PRICE	\$2,498,880	\$1,910,106	-23.6%
	AVERAGE DOM	55	38	-30.9%
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	-	-	-

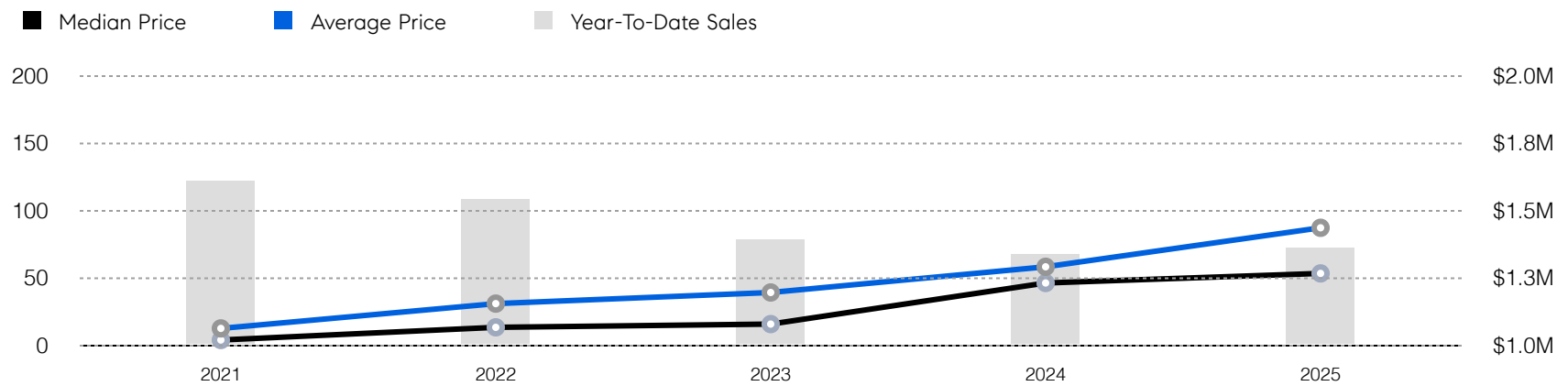
Historic Sales Trends



Blind Brook

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	65	70	7.7%
	SALES VOLUME	\$84,632,798	\$101,166,529	19.5%
	MEDIAN PRICE	\$1,240,000	\$1,271,500	2.5%
	AVERAGE PRICE	\$1,302,043	\$1,445,236	11.0%
	AVERAGE DOM	31	32	3.2%
Condos	# OF SALES	1	1	0.0%
	SALES VOLUME	\$675,000	\$877,500	30.0%
	MEDIAN PRICE	\$675,000	\$877,500	30.0%
	AVERAGE PRICE	\$675,000	\$877,500	30.0%
	AVERAGE DOM	9	10	11.1%
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

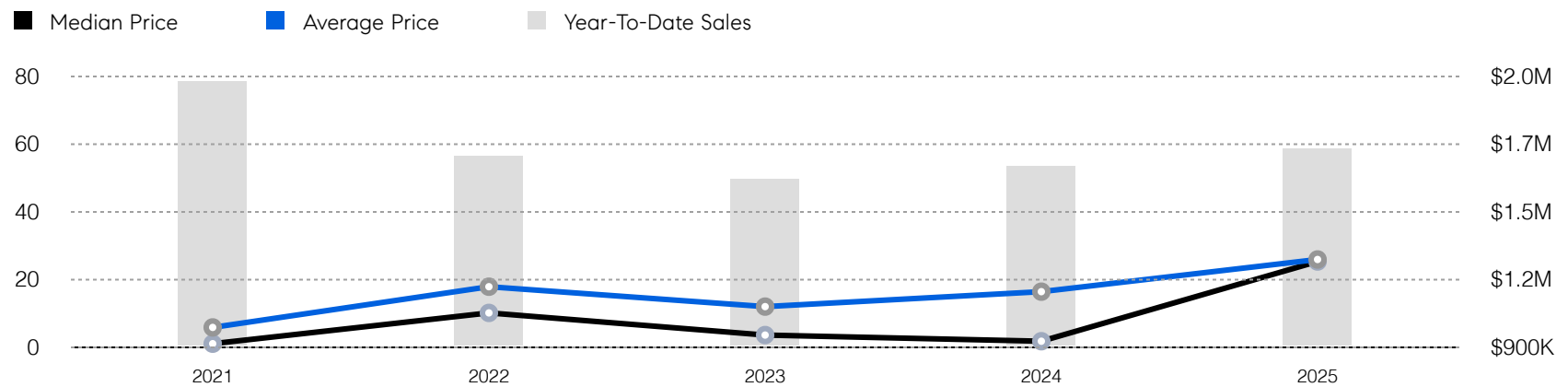
Historic Sales Trends



Briarcliff Manor

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	43	48	11.6%
	SALES VOLUME	\$51,425,765	\$68,286,974	32.8%
	MEDIAN PRICE	\$999,000	\$1,379,188	38.1%
	AVERAGE PRICE	\$1,195,948	\$1,422,645	19.0%
	AVERAGE DOM	33	38	15.2%
Condos	# OF SALES	9	7	-22.2%
	SALES VOLUME	\$8,003,000	\$3,828,000	-52.2%
	MEDIAN PRICE	\$774,000	\$555,000	-28.3%
	AVERAGE PRICE	\$889,222	\$546,857	-38.5%
	AVERAGE DOM	18	54	200.0%
Co-ops	# OF SALES	1	3	200.0%
	SALES VOLUME	\$260,000	\$787,500	202.9%
	MEDIAN PRICE	\$260,000	\$265,000	1.9%
	AVERAGE PRICE	\$260,000	\$262,500	1.0%
	AVERAGE DOM	16	72	350.0%

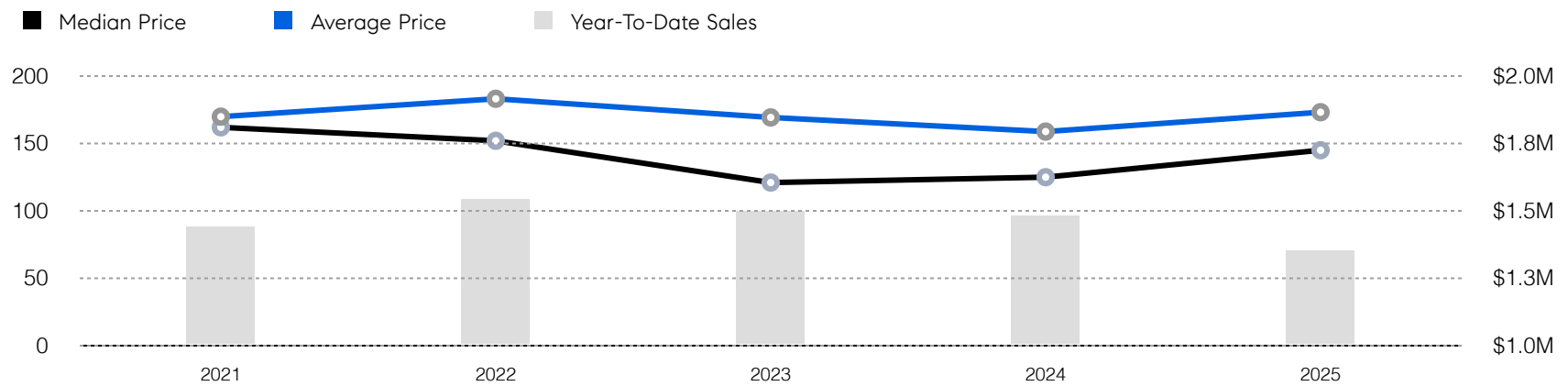
Historic Sales Trends



Bronxville

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	49	36	-26.5%
	SALES VOLUME	\$131,870,799	\$100,031,608	-24.1%
	MEDIAN PRICE	\$2,600,000	\$2,750,000	5.8%
	AVERAGE PRICE	\$2,691,241	\$2,778,656	3.2%
	AVERAGE DOM	55	39	-29.1%
Condos	# OF SALES	10	8	-20.0%
	SALES VOLUME	\$13,775,000	\$12,610,000	-8.5%
	MEDIAN PRICE	\$1,617,500	\$1,812,500	12.1%
	AVERAGE PRICE	\$1,377,500	\$1,576,250	14.4%
	AVERAGE DOM	69	64	-7.2%
Co-ops	# OF SALES	36	25	-30.6%
	SALES VOLUME	\$24,802,000	\$16,114,170	-35.0%
	MEDIAN PRICE	\$687,000	\$650,000	-5.4%
	AVERAGE PRICE	\$688,944	\$644,567	-6.4%
	AVERAGE DOM	66	52	-21.2%

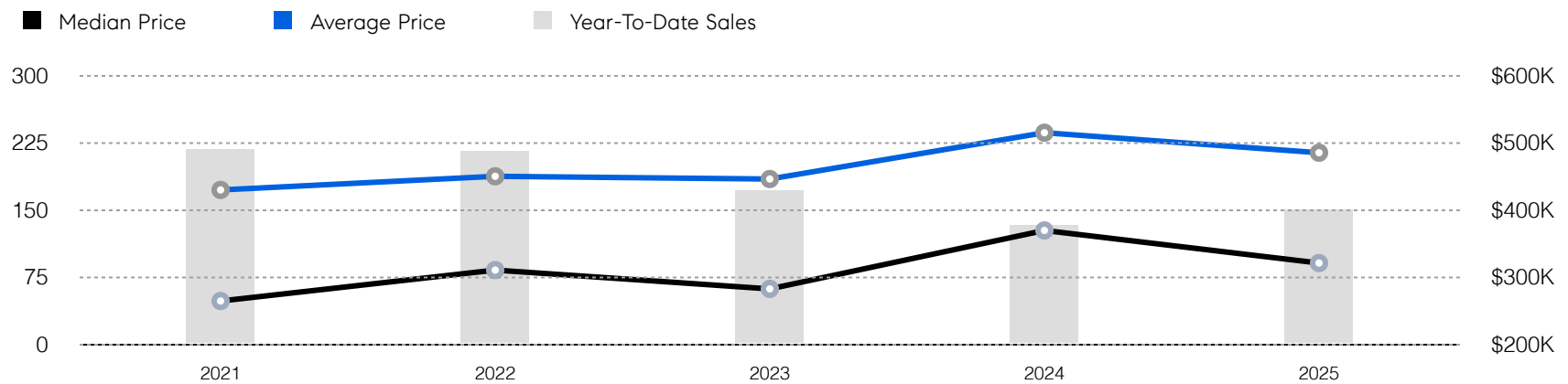
Historic Sales Trends



Bronxville P.O.

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	28	26	-7.1%
	SALES VOLUME	\$35,401,000	\$33,641,497	-5.0%
	MEDIAN PRICE	\$1,155,000	\$1,205,000	4.3%
	AVERAGE PRICE	\$1,264,321	\$1,293,904	2.3%
	AVERAGE DOM	59	22	-62.7%
Condos	# OF SALES	28	18	-35.7%
	SALES VOLUME	\$12,706,450	\$8,448,976	-33.5%
	MEDIAN PRICE	\$454,000	\$454,500	0.1%
	AVERAGE PRICE	\$453,802	\$469,388	3.4%
	AVERAGE DOM	35	43	22.9%
Co-ops	# OF SALES	75	104	38.7%
	SALES VOLUME	\$19,415,300	\$29,784,998	53.4%
	MEDIAN PRICE	\$215,000	\$243,750	13.4%
	AVERAGE PRICE	\$258,871	\$286,394	10.6%
	AVERAGE DOM	59	68	15.3%

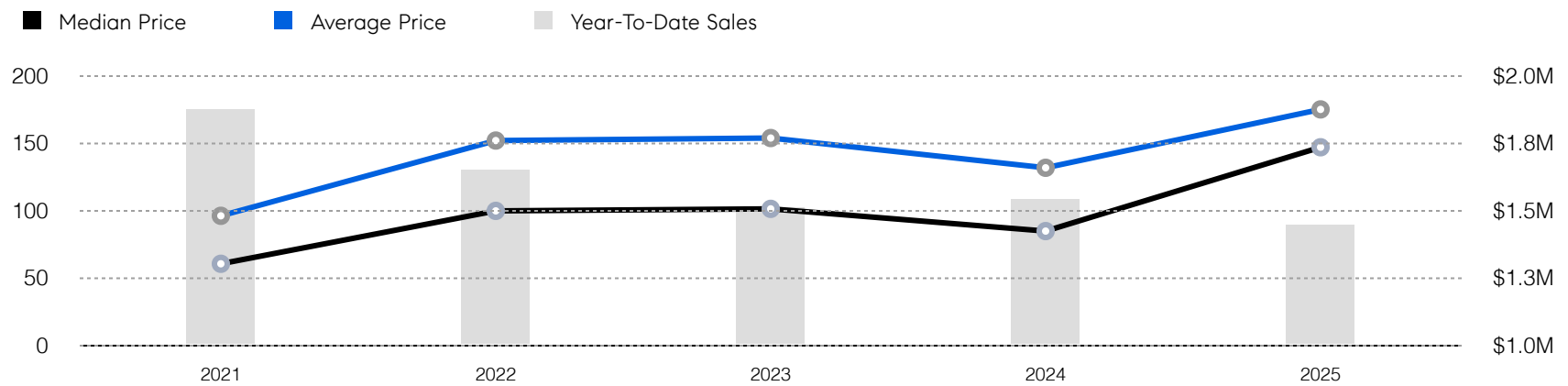
Historic Sales Trends



Byram Hills

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	94	83	-11.7%
	SALES VOLUME	\$160,773,583	\$159,705,424	-0.7%
	MEDIAN PRICE	\$1,497,500	\$1,750,000	16.9%
	AVERAGE PRICE	\$1,710,357	\$1,924,162	12.5%
	AVERAGE DOM	41	34	-17.1%
Condos	# OF SALES	13	5	-61.5%
	SALES VOLUME	\$16,833,000	\$5,419,000	-67.8%
	MEDIAN PRICE	\$1,325,000	\$995,000	-24.9%
	AVERAGE PRICE	\$1,294,846	\$1,083,800	-16.3%
	AVERAGE DOM	83	91	9.6%
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

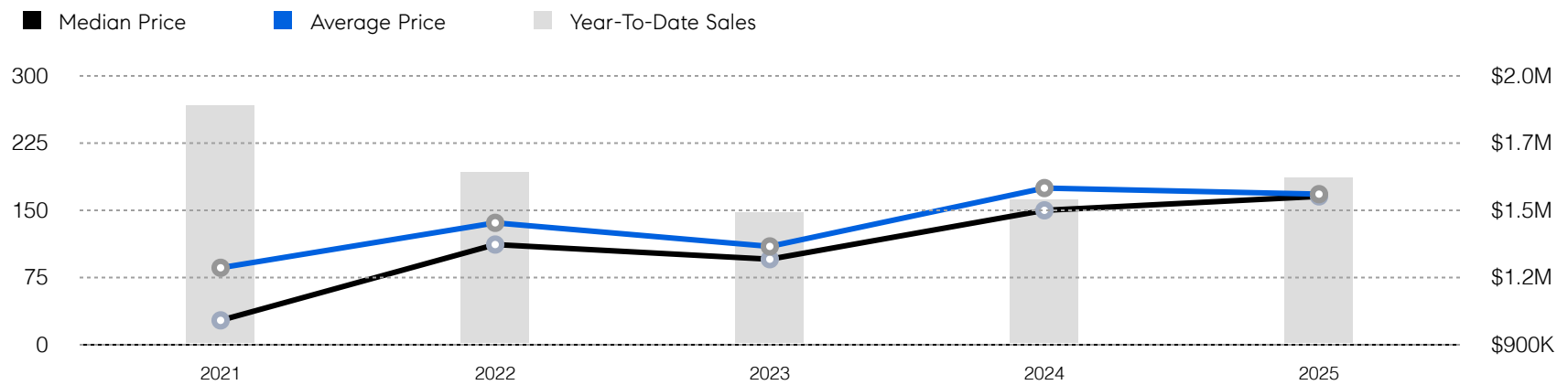
Historic Sales Trends



Chappaqua

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	126	154	22.2%
	SALES VOLUME	\$203,430,610	\$240,689,623	18.3%
	MEDIAN PRICE	\$1,472,500	\$1,501,750	2.0%
	AVERAGE PRICE	\$1,614,529	\$1,562,920	-3.2%
	AVERAGE DOM	35	27	-22.9%
Condos	# OF SALES	34	30	-11.8%
	SALES VOLUME	\$43,141,637	\$38,305,892	-11.2%
	MEDIAN PRICE	\$1,420,495	\$1,539,331	8.4%
	AVERAGE PRICE	\$1,268,872	\$1,276,863	0.6%
	AVERAGE DOM	65	82	26.2%
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

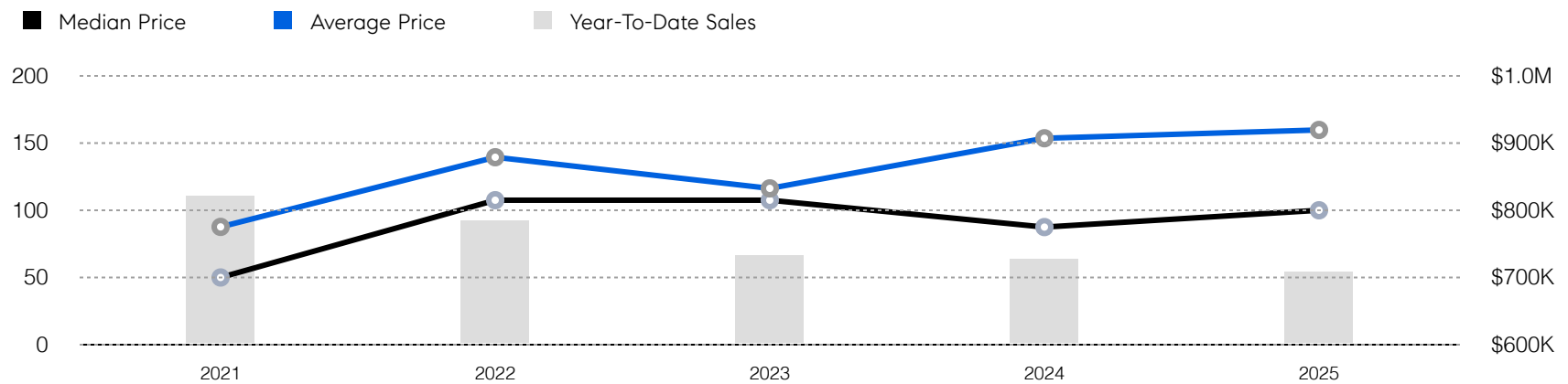
Historic Sales Trends



Croton-Harmon

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	55	52	-5.5%
	SALES VOLUME	\$53,451,938	\$48,110,828	-10.0%
	MEDIAN PRICE	\$801,500	\$807,750	0.8%
	AVERAGE PRICE	\$971,853	\$925,208	-4.8%
	AVERAGE DOM	42	52	23.8%
Condos	# OF SALES	7	1	-85.7%
	SALES VOLUME	\$2,793,000	\$625,000	-77.6%
	MEDIAN PRICE	\$585,000	\$625,000	6.8%
	AVERAGE PRICE	\$399,000	\$625,000	56.6%
	AVERAGE DOM	34	5	-85.3%
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

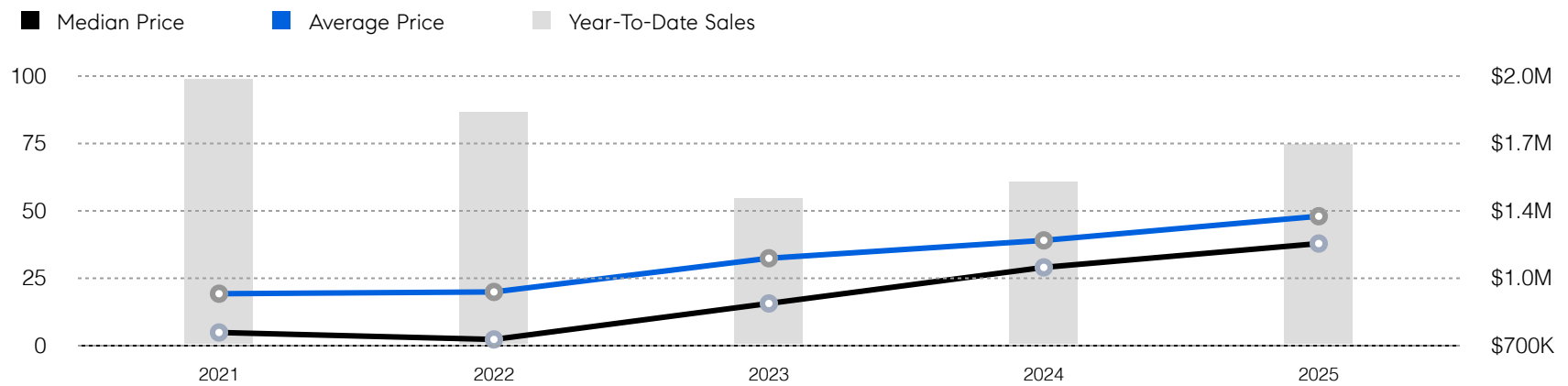
Historic Sales Trends



Dobbs Ferry

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	47	62	31.9%
	SALES VOLUME	\$64,082,375	\$85,270,167	33.1%
	MEDIAN PRICE	\$1,300,000	\$1,250,000	-3.8%
	AVERAGE PRICE	\$1,363,455	\$1,375,325	0.9%
	AVERAGE DOM	31	41	32.3%
Condos	# OF SALES	6	8	33.3%
	SALES VOLUME	\$6,085,000	\$11,367,500	86.8%
	MEDIAN PRICE	\$987,500	\$1,345,000	36.2%
	AVERAGE PRICE	\$1,014,167	\$1,420,938	40.1%
	AVERAGE DOM	85	58	-31.8%
Co-ops	# OF SALES	7	4	-42.9%
	SALES VOLUME	\$2,294,900	\$1,351,000	-41.1%
	MEDIAN PRICE	\$325,000	\$347,000	6.8%
	AVERAGE PRICE	\$327,843	\$337,750	3.0%
	AVERAGE DOM	31	9	-71.0%

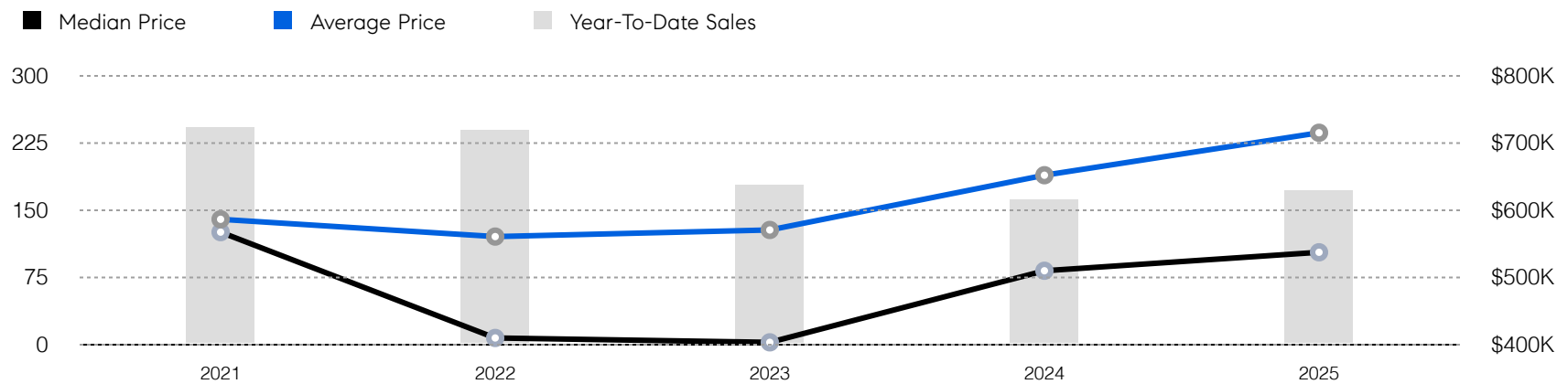
Historic Sales Trends



Eastchester

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	75	78	4.0%
	SALES VOLUME	\$77,860,250	\$92,284,987	18.5%
	MEDIAN PRICE	\$889,500	\$1,105,000	24.2%
	AVERAGE PRICE	\$1,038,137	\$1,183,141	14.0%
	AVERAGE DOM	37	34	-8.1%
Condos	# OF SALES	11	7	-36.4%
	SALES VOLUME	\$5,376,000	\$3,346,500	-37.8%
	MEDIAN PRICE	\$440,000	\$452,000	2.7%
	AVERAGE PRICE	\$488,727	\$478,071	-2.2%
	AVERAGE DOM	27	64	137.0%
Co-ops	# OF SALES	74	85	14.9%
	SALES VOLUME	\$21,113,700	\$25,980,198	23.0%
	MEDIAN PRICE	\$252,500	\$275,000	8.9%
	AVERAGE PRICE	\$285,320	\$305,649	7.1%
	AVERAGE DOM	36	45	25.0%

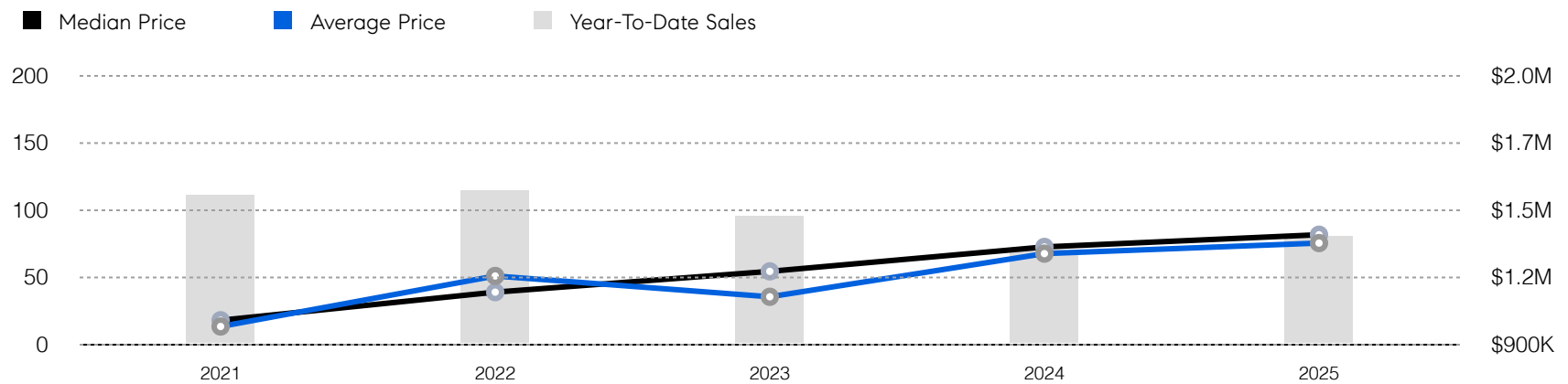
Historic Sales Trends



Edgemont

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	52	63	21.2%
	SALES VOLUME	\$82,226,998	\$98,658,886	20.0%
	MEDIAN PRICE	\$1,650,000	\$1,410,000	-14.5%
	AVERAGE PRICE	\$1,581,288	\$1,566,014	-1.0%
	AVERAGE DOM	41	38	-7.3%
Condos	# OF SALES	2	2	0.0%
	SALES VOLUME	\$1,141,000	\$1,222,000	7.1%
	MEDIAN PRICE	\$570,500	\$611,000	7.1%
	AVERAGE PRICE	\$570,500	\$611,000	7.1%
	AVERAGE DOM	7	18	157.1%
Co-ops	# OF SALES	15	14	-6.7%
	SALES VOLUME	\$4,447,500	\$4,069,750	-8.5%
	MEDIAN PRICE	\$330,000	\$242,375	-26.6%
	AVERAGE PRICE	\$296,500	\$290,696	-2.0%
	AVERAGE DOM	73	36	-50.7%

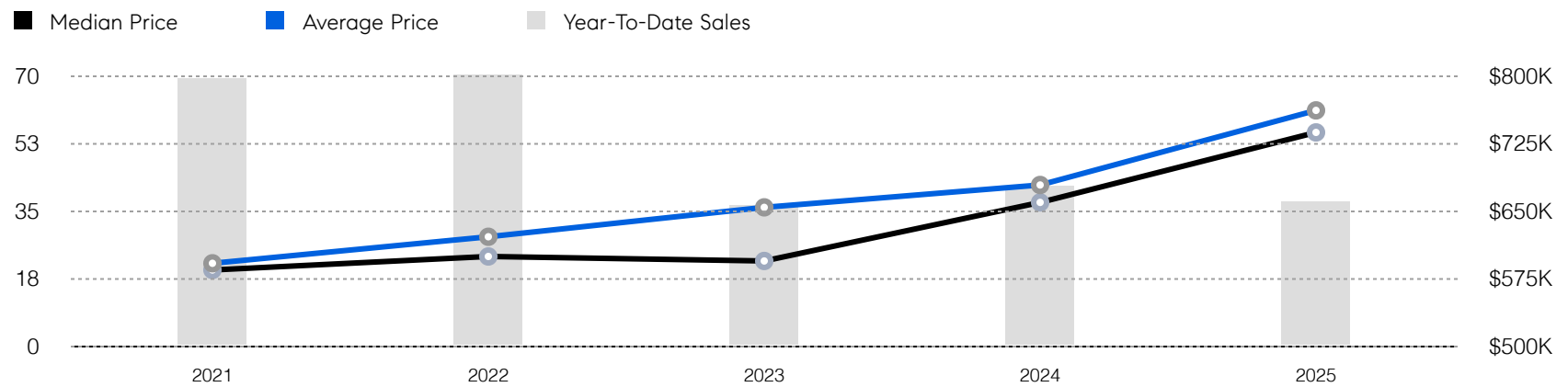
Historic Sales Trends



Elmsford

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	40	37	-7.5%
	SALES VOLUME	\$27,418,555	\$28,200,000	2.9%
	MEDIAN PRICE	\$663,000	\$737,700	11.3%
	AVERAGE PRICE	\$685,464	\$762,162	11.2%
	AVERAGE DOM	26	48	84.6%
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	-	-	-

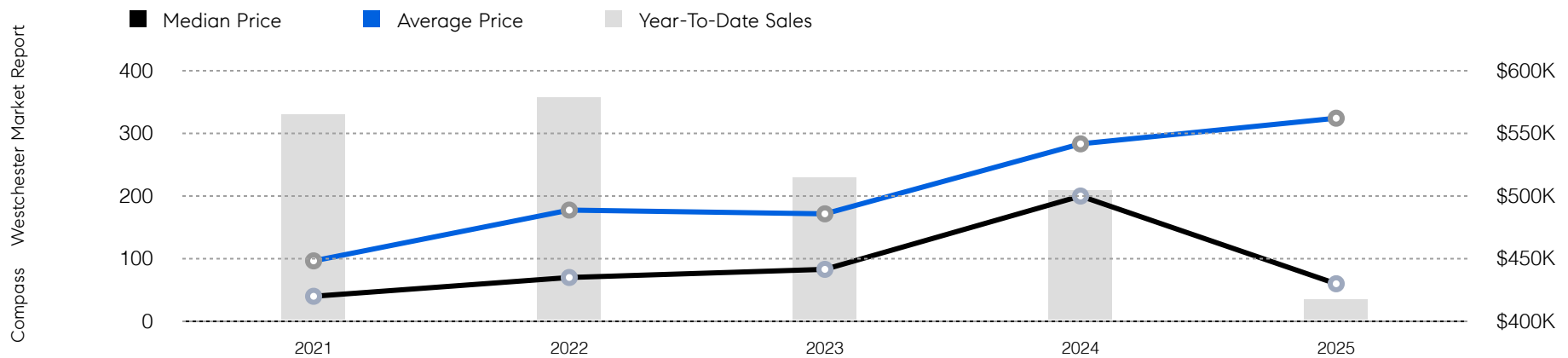
Historic Sales Trends



Greenburgh

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	84	15	-82.1%
	SALES VOLUME	\$66,520,200	\$12,819,999	-80.7%
	MEDIAN PRICE	\$740,000	\$850,000	14.9%
	AVERAGE PRICE	\$791,907	\$854,667	7.9%
	AVERAGE DOM	32	53	65.6%
Condos	# OF SALES	57	4	-93.0%
	SALES VOLUME	\$29,166,200	\$1,599,000	-94.5%
	MEDIAN PRICE	\$485,000	\$404,500	-16.6%
	AVERAGE PRICE	\$511,688	\$399,750	-21.9%
	AVERAGE DOM	27	68	151.9%
Co-ops	# OF SALES	65	13	-80.0%
	SALES VOLUME	\$15,894,870	\$3,569,000	-77.5%
	MEDIAN PRICE	\$232,000	\$280,000	20.7%
	AVERAGE PRICE	\$244,536	\$274,538	12.3%
	AVERAGE DOM	32	73	128.1%

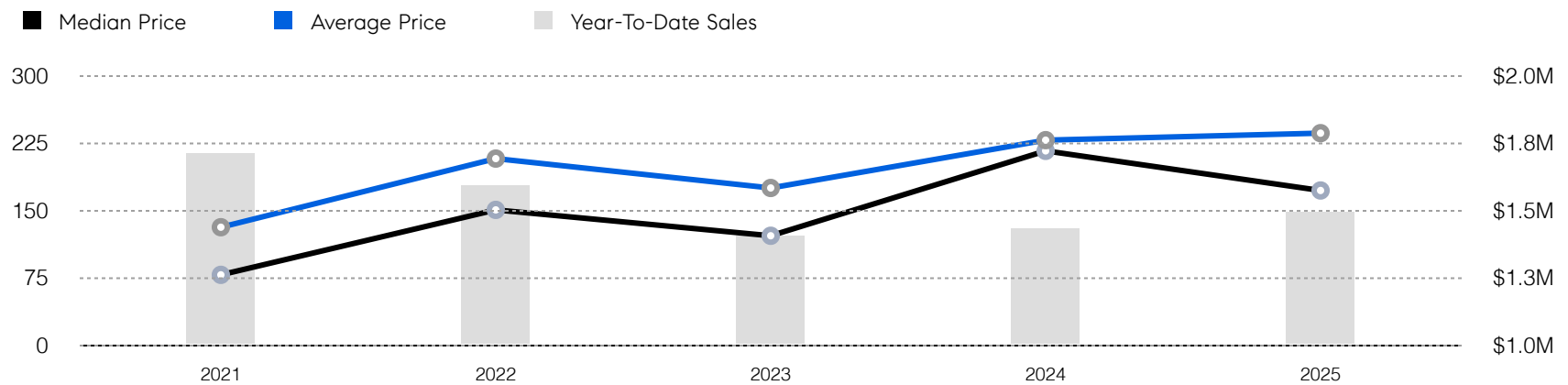
Historic Sales Trends



Harrison

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	103	119	15.5%
	SALES VOLUME	\$219,690,396	\$252,248,150	14.8%
	MEDIAN PRICE	\$1,875,000	\$1,820,000	-2.9%
	AVERAGE PRICE	\$2,132,916	\$2,119,732	-0.6%
	AVERAGE DOM	61	45	-26.2%
Condos	# OF SALES	6	7	16.7%
	SALES VOLUME	\$1,816,000	\$3,662,880	101.7%
	MEDIAN PRICE	\$298,750	\$333,000	11.5%
	AVERAGE PRICE	\$302,667	\$523,269	72.9%
	AVERAGE DOM	33	79	139.4%
Co-ops	# OF SALES	19	20	5.3%
	SALES VOLUME	\$4,062,000	\$5,166,500	27.2%
	MEDIAN PRICE	\$205,000	\$245,000	19.5%
	AVERAGE PRICE	\$213,789	\$258,325	20.8%
	AVERAGE DOM	34	49	44.1%

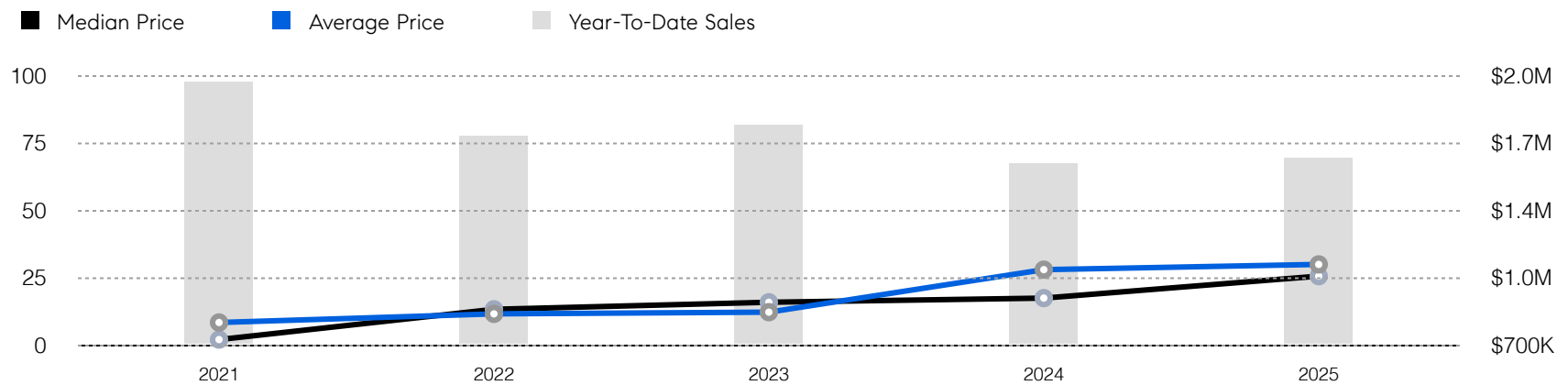
Historic Sales Trends



Hastings

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	53	48	-9.4%
	SALES VOLUME	\$63,805,400	\$64,144,647	0.5%
	MEDIAN PRICE	\$1,190,000	\$1,268,750	6.6%
	AVERAGE PRICE	\$1,203,875	\$1,336,347	11.0%
	AVERAGE DOM	31	34	9.7%
Condos	# OF SALES	4	9	125.0%
	SALES VOLUME	\$3,235,000	\$6,800,026	110.2%
	MEDIAN PRICE	\$797,500	\$710,000	-11.0%
	AVERAGE PRICE	\$808,750	\$755,558	-6.6%
	AVERAGE DOM	13	56	330.8%
Co-ops	# OF SALES	10	12	20.0%
	SALES VOLUME	\$4,394,500	\$4,372,000	-0.5%
	MEDIAN PRICE	\$427,500	\$372,000	-13.0%
	AVERAGE PRICE	\$439,450	\$364,333	-17.1%
	AVERAGE DOM	42	53	26.2%

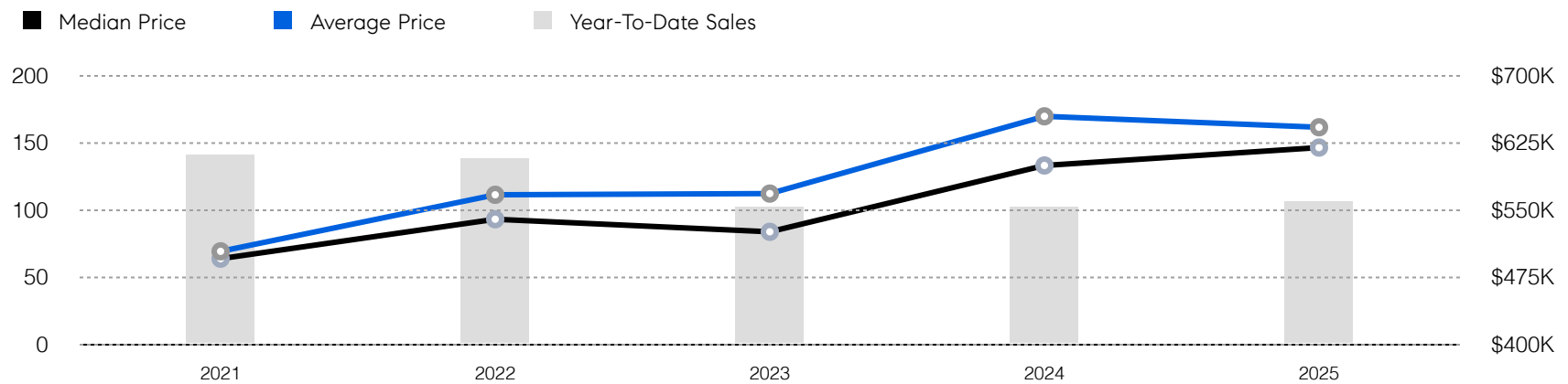
Historic Sales Trends



Hendrick Hudson

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	83	85	2.4%
	SALES VOLUME	\$59,560,498	\$61,013,448	2.4%
	MEDIAN PRICE	\$660,777	\$675,000	2.2%
	AVERAGE PRICE	\$717,596	\$717,805	0.0%
	AVERAGE DOM	41	50	22.0%
Condos	# OF SALES	11	11	0.0%
	SALES VOLUME	\$5,464,500	\$4,472,999	-18.1%
	MEDIAN PRICE	\$420,000	\$389,000	-7.4%
	AVERAGE PRICE	\$496,773	\$406,636	-18.1%
	AVERAGE DOM	43	26	-39.5%
Co-ops	# OF SALES	7	8	14.3%
	SALES VOLUME	\$1,118,000	\$1,283,500	14.8%
	MEDIAN PRICE	\$151,000	\$158,750	5.1%
	AVERAGE PRICE	\$159,714	\$160,438	0.5%
	AVERAGE DOM	39	98	151.3%

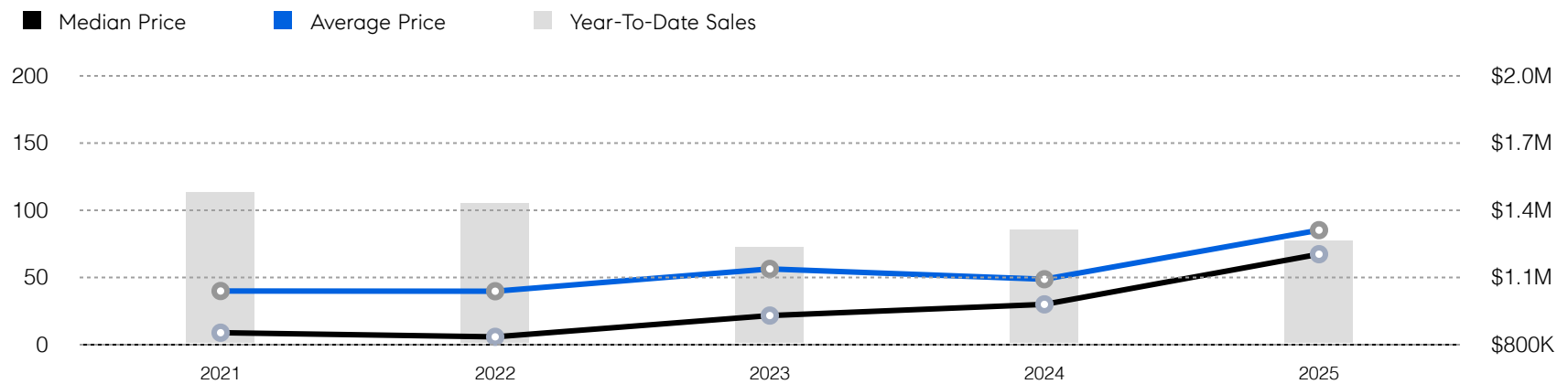
Historic Sales Trends



Irvington

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	58	58	0.0%
	SALES VOLUME	\$77,661,409	\$91,046,130	17.2%
	MEDIAN PRICE	\$1,222,500	\$1,382,000	13.0%
	AVERAGE PRICE	\$1,338,990	\$1,569,761	17.2%
	AVERAGE DOM	44	74	68.2%
Condos	# OF SALES	11	6	-45.5%
	SALES VOLUME	\$9,755,000	\$4,749,000	-51.3%
	MEDIAN PRICE	\$840,000	\$755,000	-10.1%
	AVERAGE PRICE	\$886,818	\$791,500	-10.7%
	AVERAGE DOM	17	41	141.2%
Co-ops	# OF SALES	15	12	-20.0%
	SALES VOLUME	\$4,326,500	\$3,864,277	-10.7%
	MEDIAN PRICE	\$300,000	\$315,000	5.0%
	AVERAGE PRICE	\$288,433	\$322,023	11.6%
	AVERAGE DOM	56	51	-8.9%

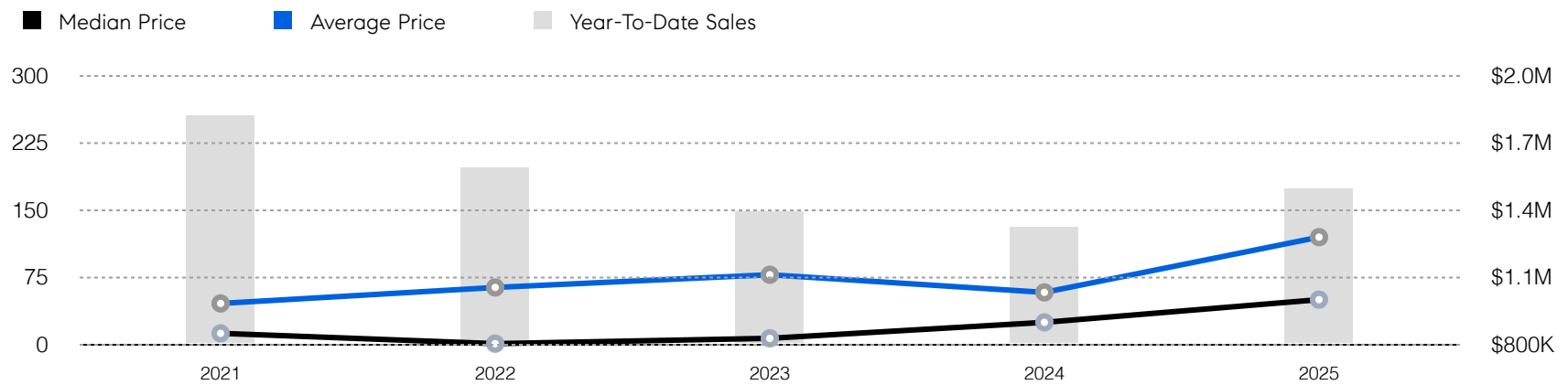
Historic Sales Trends



Katonah-Lewisboro

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	119	155	30.3%
	SALES VOLUME	\$128,806,525	\$211,508,488	64.2%
	MEDIAN PRICE	\$930,000	\$1,125,000	21.0%
	AVERAGE PRICE	\$1,082,408	\$1,364,571	26.1%
	AVERAGE DOM	38	44	15.8%
Condos	# OF SALES	10	16	60.0%
	SALES VOLUME	\$4,551,532	\$8,572,150	88.3%
	MEDIAN PRICE	\$539,500	\$533,075	-1.2%
	AVERAGE PRICE	\$455,153	\$535,759	17.7%
	AVERAGE DOM	29	41	41.4%
Co-ops	# OF SALES	0	1	0.0%
	SALES VOLUME	-	\$125,000	-
	MEDIAN PRICE	-	\$125,000	-
	AVERAGE PRICE	-	\$125,000	-
	AVERAGE DOM	-	33	-

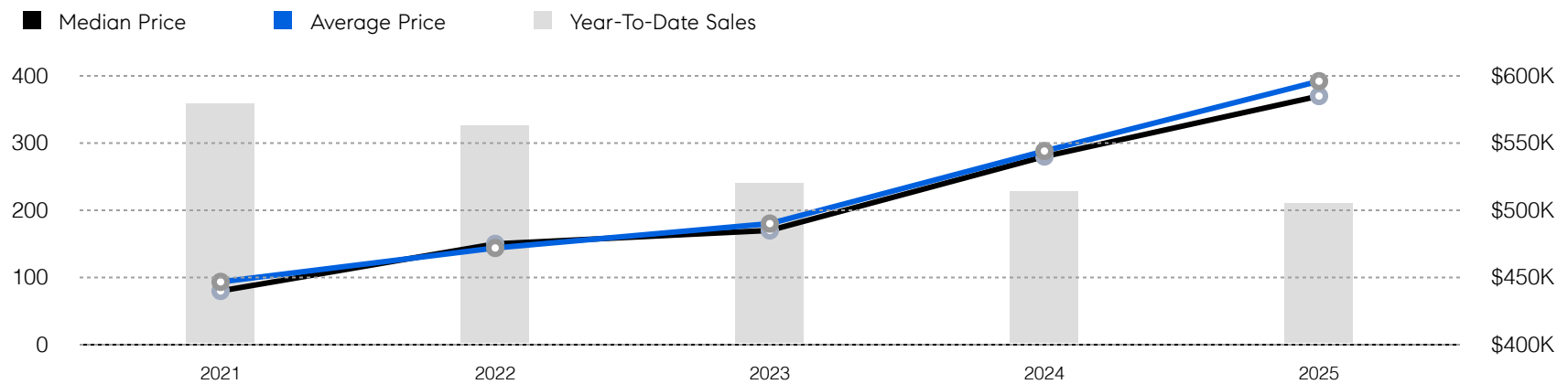
Historic Sales Trends



Lakeland

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	154	146	-5.2%
	SALES VOLUME	\$93,114,502	\$98,663,010	6.0%
	MEDIAN PRICE	\$590,450	\$660,000	11.8%
	AVERAGE PRICE	\$604,640	\$675,774	11.8%
	AVERAGE DOM	38	32	-15.8%
Condos	# OF SALES	64	55	-14.1%
	SALES VOLUME	\$27,797,223	\$23,907,149	-14.0%
	MEDIAN PRICE	\$399,950	\$410,000	2.5%
	AVERAGE PRICE	\$434,332	\$434,675	0.1%
	AVERAGE DOM	41	44	7.3%
Co-ops	# OF SALES	7	7	0.0%
	SALES VOLUME	\$1,510,000	\$1,409,625	-6.6%
	MEDIAN PRICE	\$245,000	\$147,000	-40.0%
	AVERAGE PRICE	\$215,714	\$201,375	-6.6%
	AVERAGE DOM	20	37	85.0%

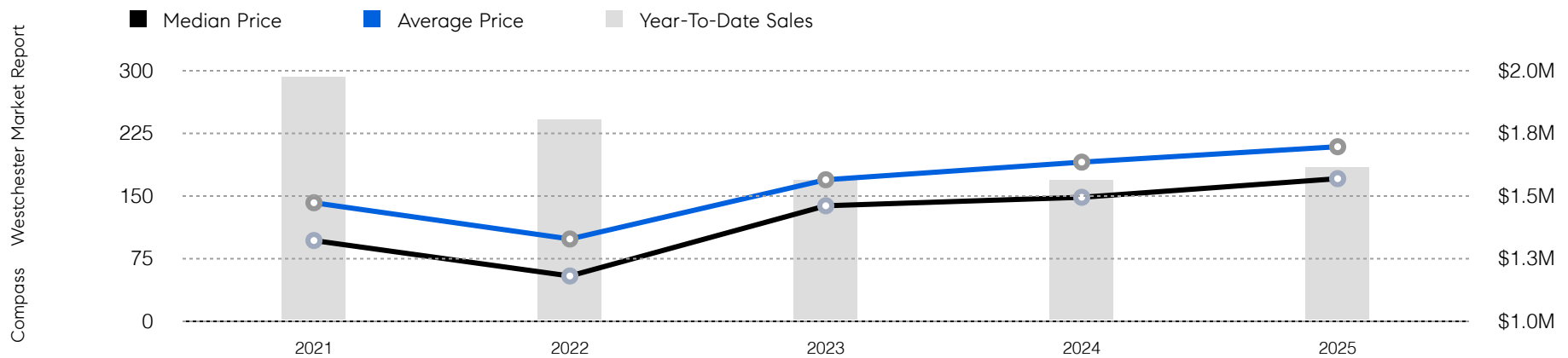
Historic Sales Trends



Larchmont P.O.

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	129	127	-1.6%
	SALES VOLUME	\$253,817,832	\$276,967,948	9.1%
	MEDIAN PRICE	\$1,685,000	\$1,900,022	12.8%
	AVERAGE PRICE	\$1,967,580	\$2,180,850	10.8%
	AVERAGE DOM	22	22	0.0%
Condos	# OF SALES	23	22	-4.3%
	SALES VOLUME	\$15,268,500	\$16,356,350	7.1%
	MEDIAN PRICE	\$595,000	\$725,000	21.8%
	AVERAGE PRICE	\$663,848	\$743,470	12.0%
	AVERAGE DOM	38	44	15.8%
Co-ops	# OF SALES	15	33	120.0%
	SALES VOLUME	\$4,018,300	\$15,499,630	285.7%
	MEDIAN PRICE	\$235,000	\$311,500	32.6%
	AVERAGE PRICE	\$267,887	\$469,686	75.3%
	AVERAGE DOM	33	65	97.0%

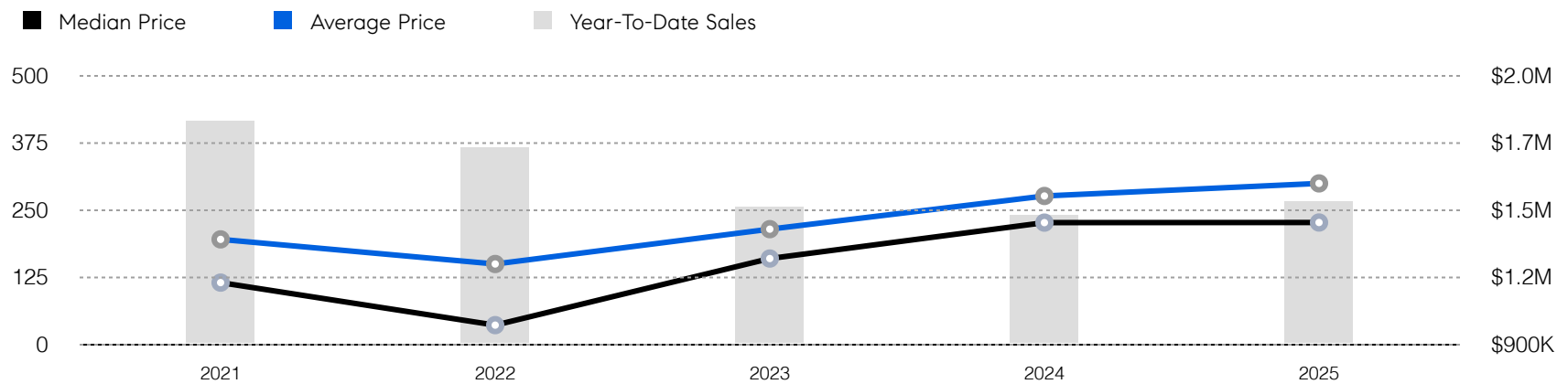
Historic Sales Trends



Mamaroneck

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	174	168	-3.4%
	SALES VOLUME	\$329,038,625	\$357,624,299	8.7%
	MEDIAN PRICE	\$1,650,900	\$1,880,000	13.9%
	AVERAGE PRICE	\$1,891,027	\$2,128,716	12.6%
	AVERAGE DOM	27	25	-7.4%
Condos	# OF SALES	34	39	14.7%
	SALES VOLUME	\$22,351,500	\$29,759,570	33.1%
	MEDIAN PRICE	\$582,500	\$675,000	15.9%
	AVERAGE PRICE	\$657,397	\$763,066	16.1%
	AVERAGE DOM	38	47	23.7%
Co-ops	# OF SALES	30	55	83.3%
	SALES VOLUME	\$7,647,300	\$21,334,630	179.0%
	MEDIAN PRICE	\$218,750	\$275,000	25.7%
	AVERAGE PRICE	\$254,910	\$387,902	52.2%
	AVERAGE DOM	52	65	25.0%

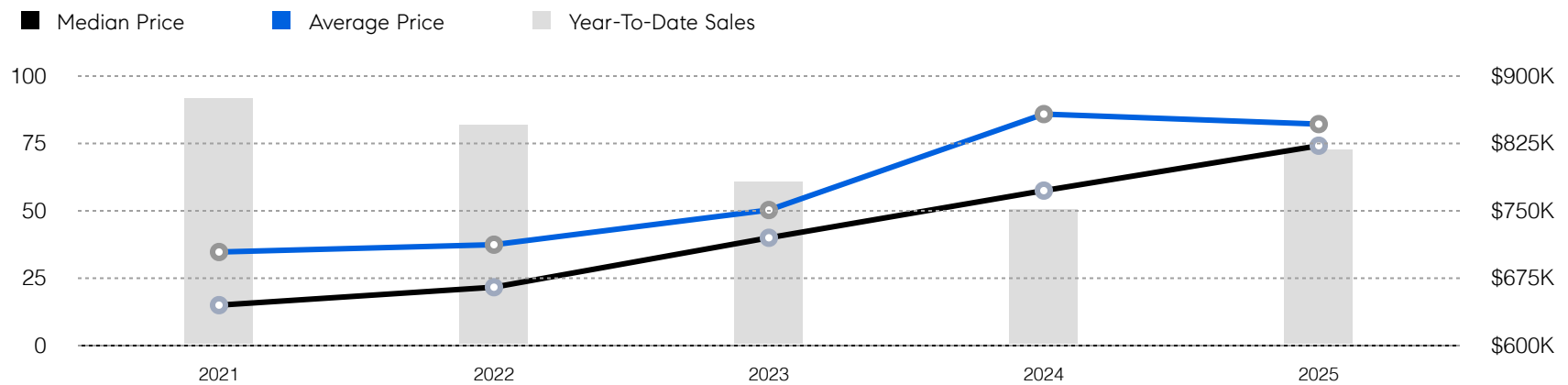
Historic Sales Trends



Mount Pleasant

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	50	70	40.0%
	SALES VOLUME	\$42,883,987	\$59,928,365	39.7%
	MEDIAN PRICE	\$772,500	\$832,500	7.8%
	AVERAGE PRICE	\$857,680	\$856,120	-0.2%
	AVERAGE DOM	33	39	18.2%
Condos	# OF SALES	0	2	0.0%
	SALES VOLUME	-	\$1,023,000	-
	MEDIAN PRICE	-	\$511,500	-
	AVERAGE PRICE	-	\$511,500	-
	AVERAGE DOM	-	124	-
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

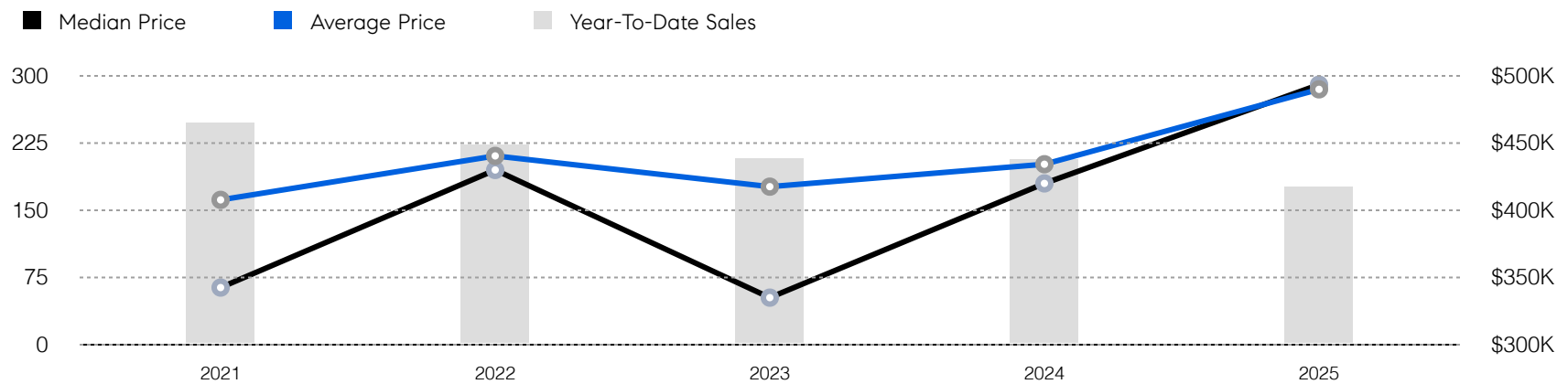
Historic Sales Trends



Mount Vernon

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	102	91	-10.8%
	SALES VOLUME	\$69,001,833	\$67,472,900	-2.2%
	MEDIAN PRICE	\$633,750	\$700,000	10.5%
	AVERAGE PRICE	\$676,489	\$741,460	9.6%
	AVERAGE DOM	55	58	5.5%
Condos	# OF SALES	9	4	-55.6%
	SALES VOLUME	\$4,779,000	\$3,200,000	-33.0%
	MEDIAN PRICE	\$440,000	\$460,000	4.5%
	AVERAGE PRICE	\$531,000	\$800,000	50.7%
	AVERAGE DOM	59	46	-22.0%
Co-ops	# OF SALES	94	78	-17.0%
	SALES VOLUME	\$15,243,699	\$13,784,283	-9.6%
	MEDIAN PRICE	\$146,250	\$160,000	9.4%
	AVERAGE PRICE	\$162,167	\$176,722	9.0%
	AVERAGE DOM	81	85	4.9%

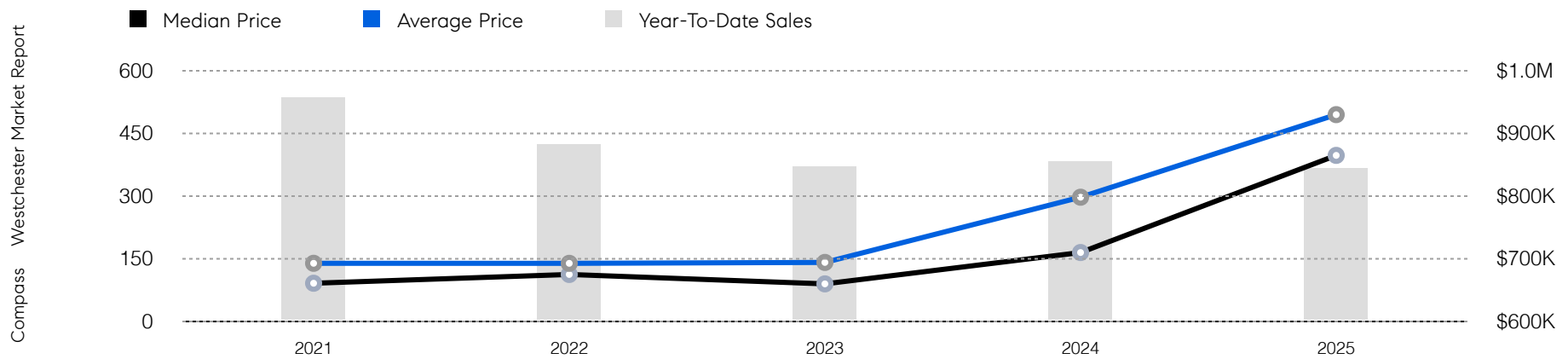
Historic Sales Trends



New Rochelle

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	224	237	5.8%
	SALES VOLUME	\$249,591,182	\$289,844,849	16.1%
	MEDIAN PRICE	\$950,000	\$1,050,000	10.5%
	AVERAGE PRICE	\$1,114,246	\$1,222,974	9.8%
	AVERAGE DOM	33	38	15.2%
Condos	# OF SALES	41	33	-19.5%
	SALES VOLUME	\$27,596,205	\$24,190,400	-12.3%
	MEDIAN PRICE	\$590,000	\$545,000	-7.6%
	AVERAGE PRICE	\$673,078	\$733,042	8.9%
	AVERAGE DOM	48	52	8.3%
Co-ops	# OF SALES	113	93	-17.7%
	SALES VOLUME	\$24,556,953	\$23,559,898	-4.1%
	MEDIAN PRICE	\$209,000	\$220,000	5.3%
	AVERAGE PRICE	\$217,318	\$253,332	16.6%
	AVERAGE DOM	62	70	12.9%

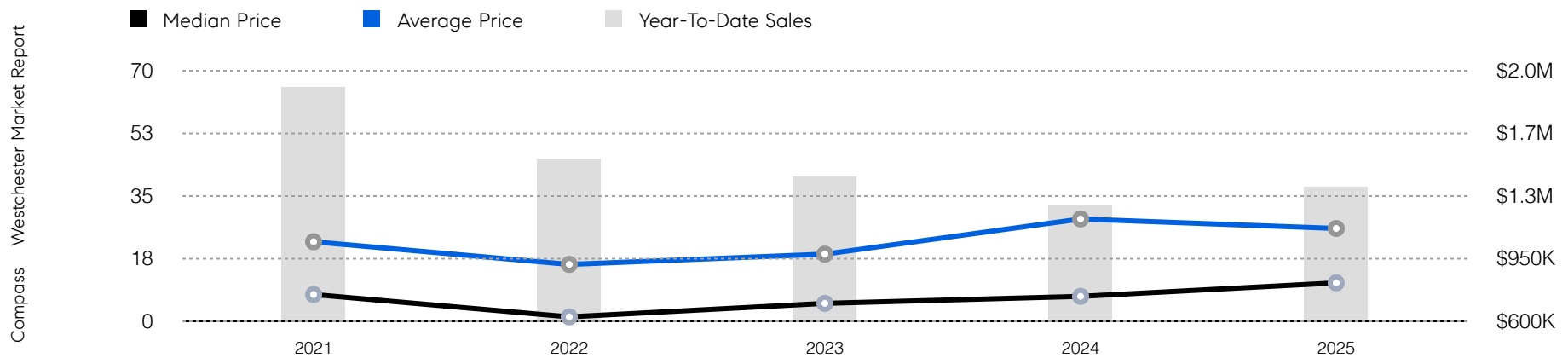
Historic Sales Trends



North Salem

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	32	37	15.6%
	SALES VOLUME	\$37,497,900	\$41,401,876	10.4%
	MEDIAN PRICE	\$739,500	\$815,000	10.2%
	AVERAGE PRICE	\$1,171,809	\$1,118,970	-4.5%
	AVERAGE DOM	57	66	15.8%
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	-	-	-

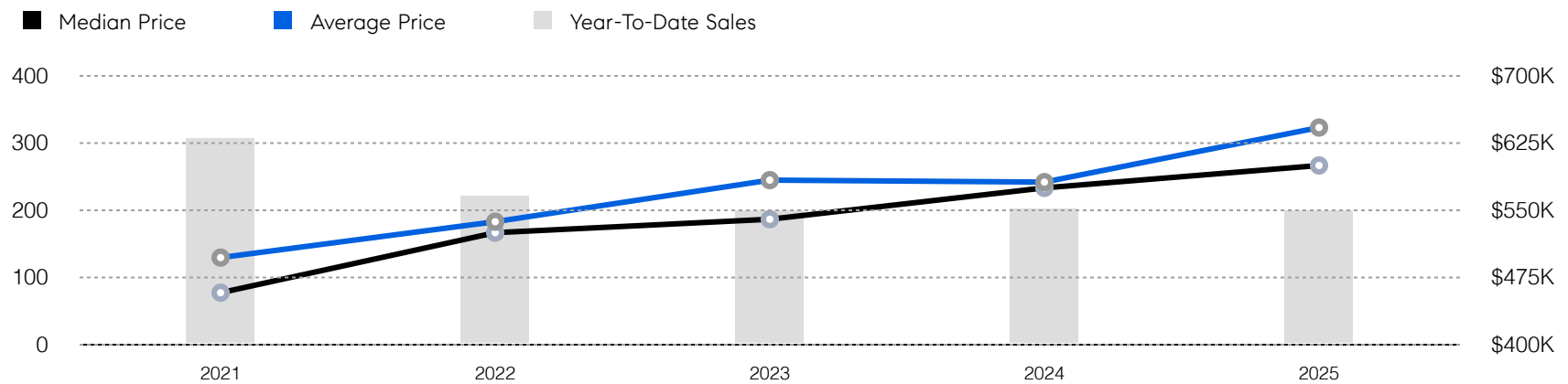
Historic Sales Trends



Ossining

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	114	117	2.6%
	SALES VOLUME	\$81,527,423	\$91,133,739	11.8%
	MEDIAN PRICE	\$670,000	\$665,000	-0.7%
	AVERAGE PRICE	\$715,153	\$778,921	8.9%
	AVERAGE DOM	40	38	-5.0%
Condos	# OF SALES	53	47	-11.3%
	SALES VOLUME	\$27,380,167	\$27,051,027	-1.2%
	MEDIAN PRICE	\$500,184	\$552,000	10.4%
	AVERAGE PRICE	\$516,607	\$575,554	11.4%
	AVERAGE DOM	34	32	-5.9%
Co-ops	# OF SALES	32	33	3.1%
	SALES VOLUME	\$6,803,800	\$8,357,400	22.8%
	MEDIAN PRICE	\$190,000	\$225,000	18.4%
	AVERAGE PRICE	\$212,619	\$253,255	19.1%
	AVERAGE DOM	41	54	31.7%

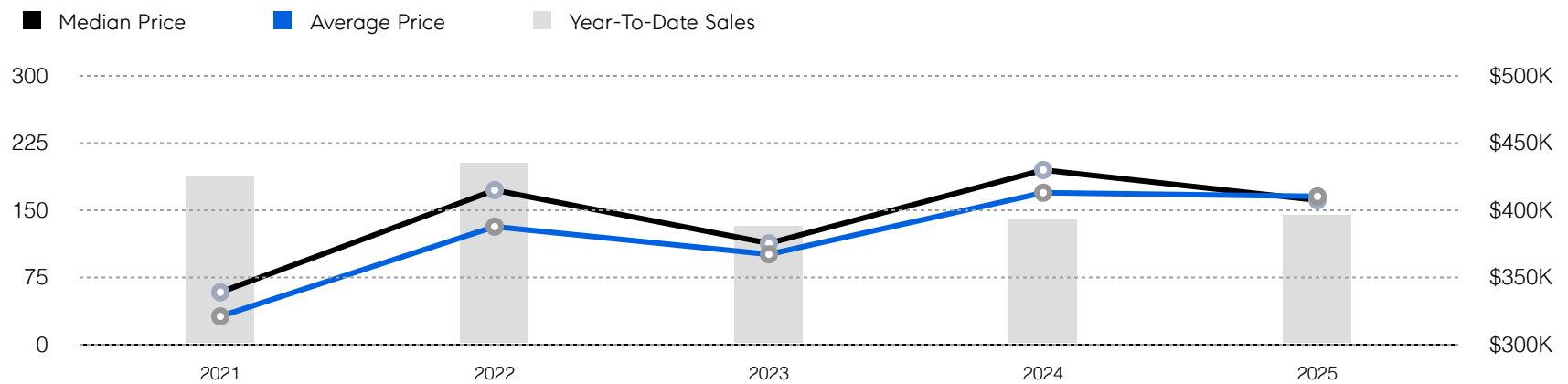
Historic Sales Trends



Peekskill

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	57	51	-10.5%
	SALES VOLUME	\$30,345,035	\$28,944,999	-4.6%
	MEDIAN PRICE	\$552,800	\$560,000	1.3%
	AVERAGE PRICE	\$532,369	\$567,549	6.6%
	AVERAGE DOM	30	40	33.3%
Condos	# OF SALES	59	62	5.1%
	SALES VOLUME	\$23,511,800	\$24,852,620	5.7%
	MEDIAN PRICE	\$386,200	\$389,750	0.9%
	AVERAGE PRICE	\$398,505	\$400,849	0.6%
	AVERAGE DOM	33	46	39.4%
Co-ops	# OF SALES	21	29	38.1%
	SALES VOLUME	\$2,734,400	\$4,470,400	63.5%
	MEDIAN PRICE	\$130,000	\$150,000	15.4%
	AVERAGE PRICE	\$130,210	\$154,152	18.4%
	AVERAGE DOM	37	56	51.4%

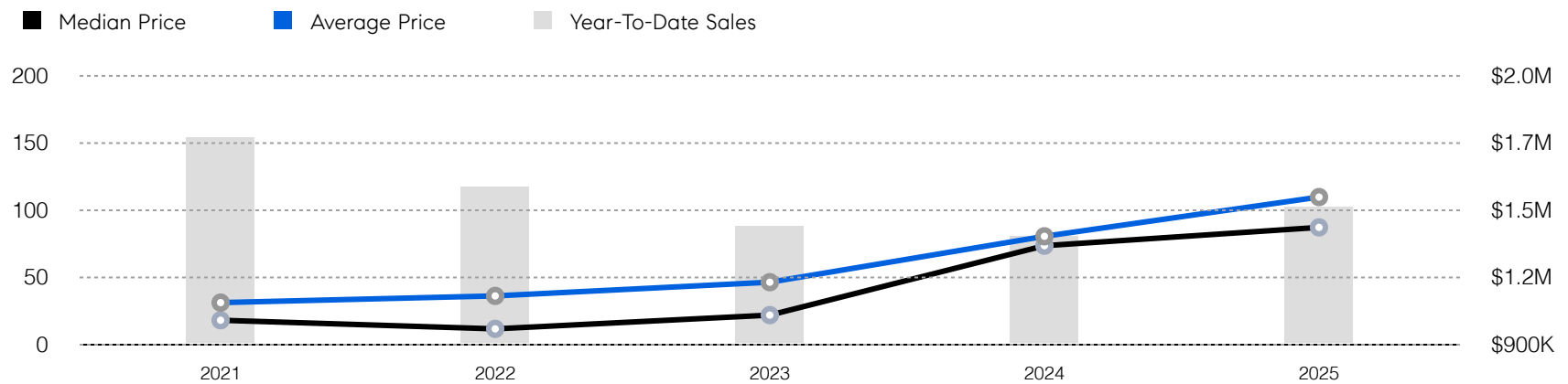
Historic Sales Trends



Pelham

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	63	82	30.2%
	SALES VOLUME	\$98,899,099	\$144,920,933	46.5%
	MEDIAN PRICE	\$1,520,000	\$1,641,250	8.0%
	AVERAGE PRICE	\$1,569,827	\$1,767,328	12.6%
	AVERAGE DOM	29	29	0.0%
Condos	# OF SALES	8	5	-37.5%
	SALES VOLUME	\$5,521,000	\$3,305,500	-40.1%
	MEDIAN PRICE	\$780,000	\$575,000	-26.3%
	AVERAGE PRICE	\$690,125	\$661,100	-4.2%
	AVERAGE DOM	47	19	-59.6%
Co-ops	# OF SALES	8	14	75.0%
	SALES VOLUME	\$1,715,750	\$3,688,000	114.9%
	MEDIAN PRICE	\$203,750	\$245,000	20.2%
	AVERAGE PRICE	\$214,469	\$263,429	22.8%
	AVERAGE DOM	73	84	15.1%

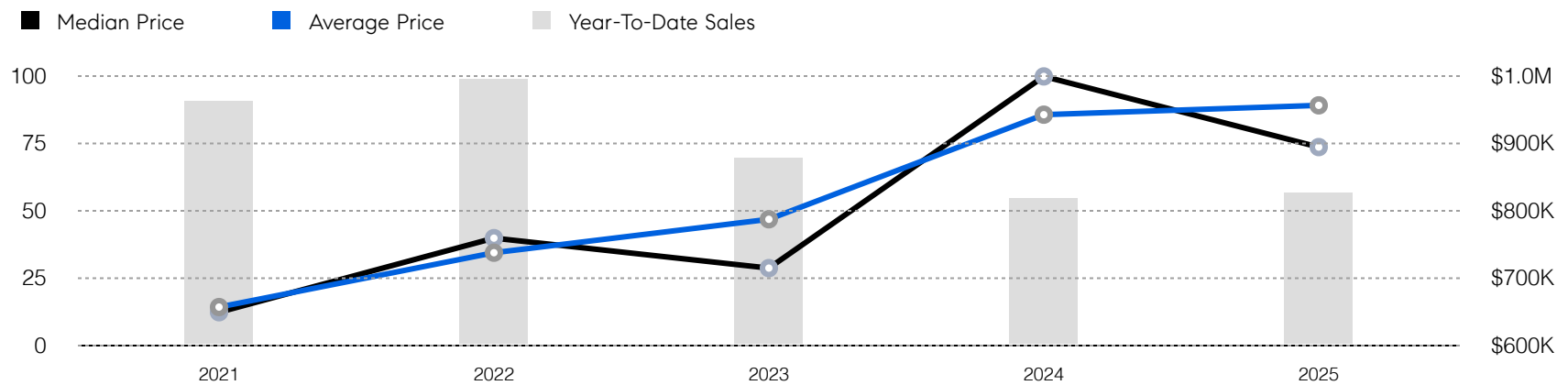
Historic Sales Trends



Pleasantville

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	43	46	7.0%
	SALES VOLUME	\$46,602,332	\$48,099,217	3.2%
	MEDIAN PRICE	\$1,100,000	\$950,000	-13.6%
	AVERAGE PRICE	\$1,083,775	\$1,045,635	-3.5%
	AVERAGE DOM	33	37	12.1%
Condos	# OF SALES	7	10	42.9%
	SALES VOLUME	\$3,351,000	\$5,468,388	63.2%
	MEDIAN PRICE	\$525,000	\$514,000	-2.1%
	AVERAGE PRICE	\$478,714	\$546,839	14.2%
	AVERAGE DOM	30	23	-23.3%
Co-ops	# OF SALES	4	0	0.0%
	SALES VOLUME	\$953,000	-	-
	MEDIAN PRICE	\$239,000	-	-
	AVERAGE PRICE	\$238,250	-	-
	AVERAGE DOM	22	-	-

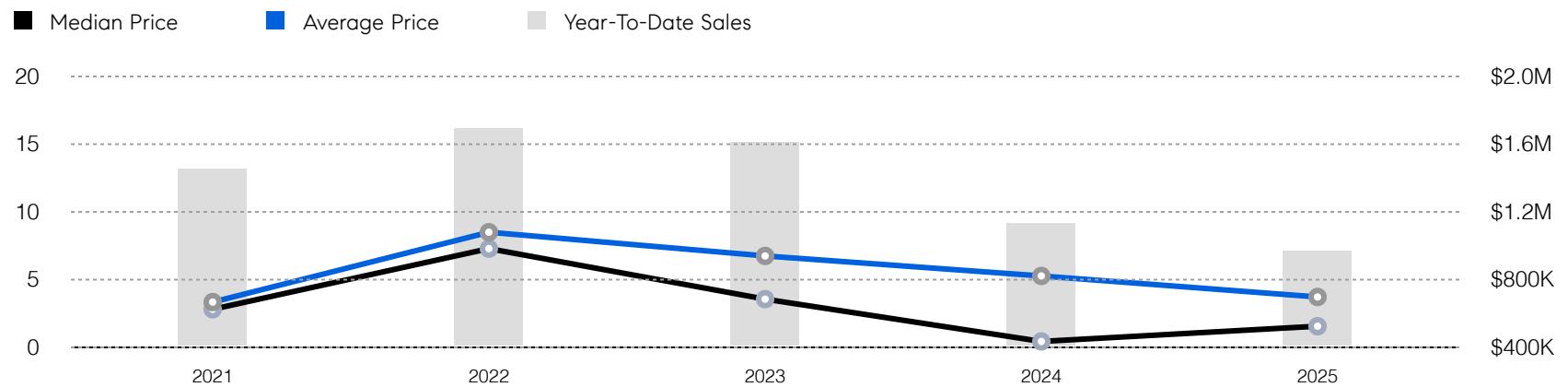
Historic Sales Trends



Pocantico Hills

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	4	3	-25.0%
	SALES VOLUME	\$5,340,360	\$3,140,000	-41.2%
	MEDIAN PRICE	\$1,370,180	\$995,000	-27.4%
	AVERAGE PRICE	\$1,335,090	\$1,046,667	-21.6%
	AVERAGE DOM	46	41	-10.9%
Condos	# OF SALES	5	4	-20.0%
	SALES VOLUME	\$2,056,000	\$1,744,000	-15.2%
	MEDIAN PRICE	\$415,000	\$420,000	1.2%
	AVERAGE PRICE	\$411,200	\$436,000	6.0%
	AVERAGE DOM	26	25	-3.8%
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

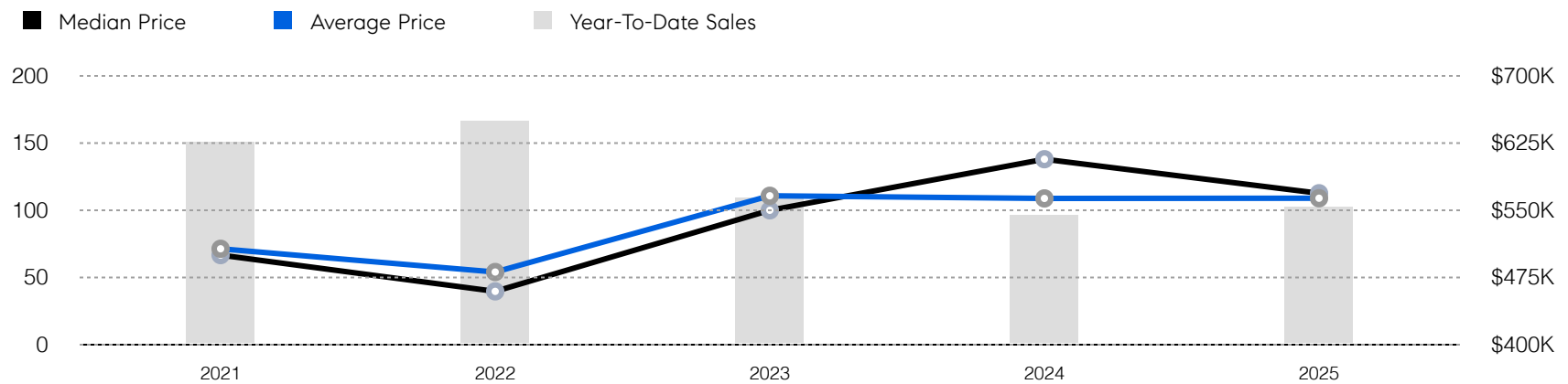
Historic Sales Trends



Port Chester

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	58	57	-1.7%
	SALES VOLUME	\$43,670,500	\$43,900,320	0.5%
	MEDIAN PRICE	\$737,500	\$753,700	2.2%
	AVERAGE PRICE	\$752,940	\$770,181	2.3%
	AVERAGE DOM	31	42	35.5%
Condos	# OF SALES	20	23	15.0%
	SALES VOLUME	\$7,360,500	\$10,169,500	38.2%
	MEDIAN PRICE	\$354,500	\$435,000	22.7%
	AVERAGE PRICE	\$368,025	\$442,152	20.1%
	AVERAGE DOM	40	43	7.5%
Co-ops	# OF SALES	17	21	23.5%
	SALES VOLUME	\$2,477,250	\$2,839,800	14.6%
	MEDIAN PRICE	\$132,500	\$125,000	-5.7%
	AVERAGE PRICE	\$145,721	\$135,229	-7.2%
	AVERAGE DOM	113	80	-29.2%

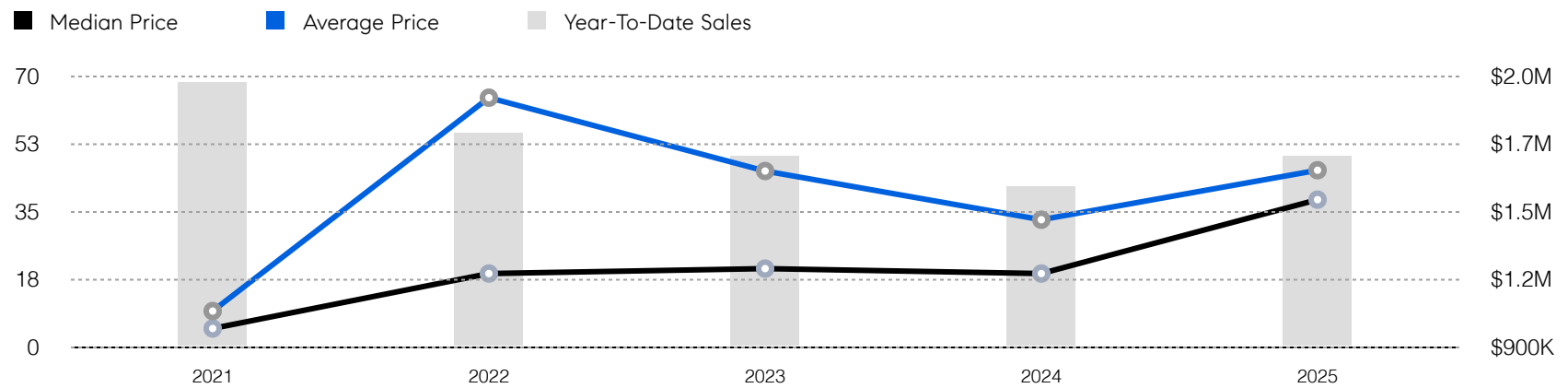
Historic Sales Trends



Pound Ridge P.O.

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	41	49	19.5%
	SALES VOLUME	\$58,160,260	\$79,352,890	36.4%
	MEDIAN PRICE	\$1,200,000	\$1,500,000	25.0%
	AVERAGE PRICE	\$1,418,543	\$1,619,447	14.2%
	AVERAGE DOM	50	44	-12.0%
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	-	-	-

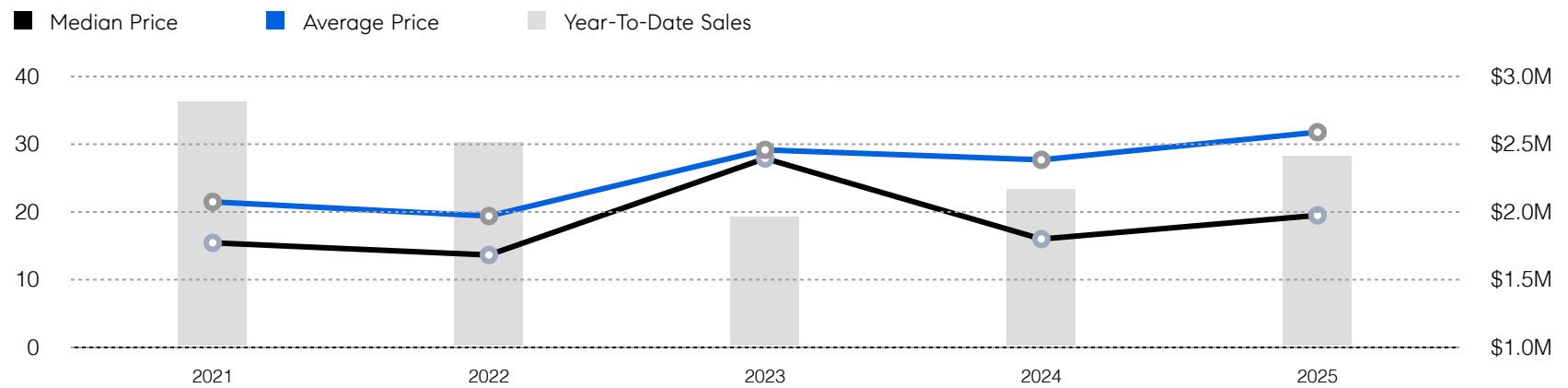
Historic Sales Trends



Purchase P.O.

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	23	28	21.7%
	SALES VOLUME	\$54,849,500	\$72,490,900	32.2%
	MEDIAN PRICE	\$1,800,000	\$1,975,000	9.7%
	AVERAGE PRICE	\$2,384,761	\$2,588,961	8.6%
	AVERAGE DOM	143	69	-51.7%
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	-	-	-

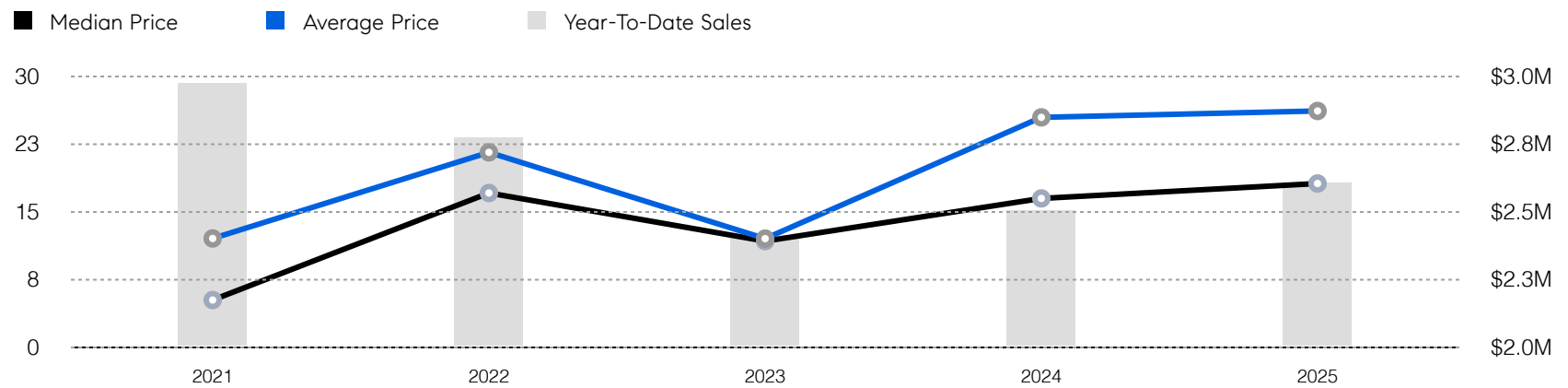
Historic Sales Trends



Rye P.O.

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	15	18	20.0%
	SALES VOLUME	\$42,738,000	\$51,709,951	21.0%
	MEDIAN PRICE	\$2,550,000	\$2,605,000	2.2%
	AVERAGE PRICE	\$2,849,200	\$2,872,775	0.8%
	AVERAGE DOM	45	49	8.9%
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	-	-	-

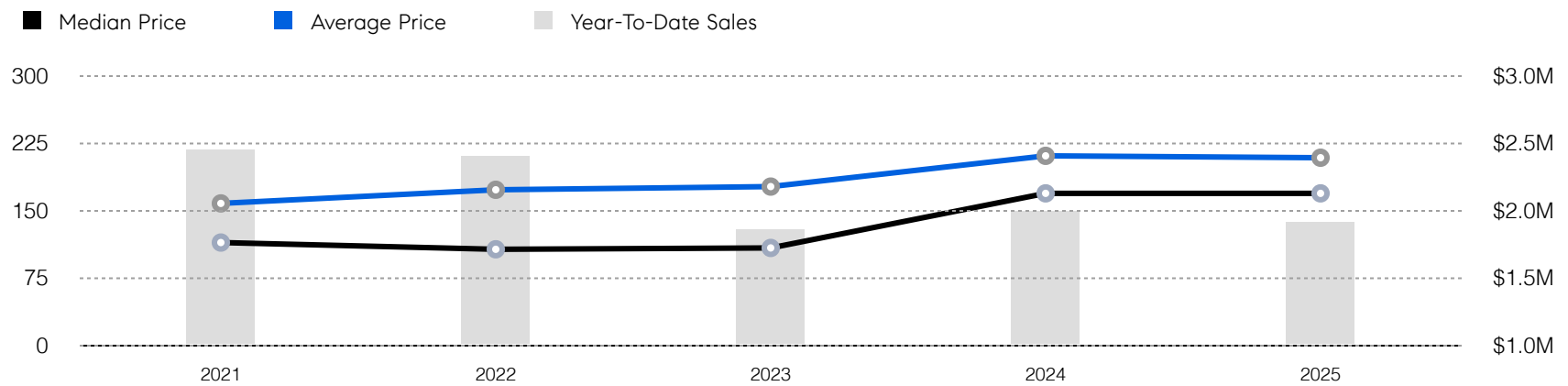
Historic Sales Trends



Rye City

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	118	91	-22.9%
	SALES VOLUME	\$326,932,028	\$278,484,934	-14.8%
	MEDIAN PRICE	\$2,575,000	\$2,695,000	4.7%
	AVERAGE PRICE	\$2,770,610	\$3,060,274	10.5%
	AVERAGE DOM	28	35	25.0%
Condos	# OF SALES	14	17	21.4%
	SALES VOLUME	\$19,510,000	\$32,407,000	66.1%
	MEDIAN PRICE	\$840,000	\$1,960,000	133.3%
	AVERAGE PRICE	\$1,393,571	\$1,906,294	36.8%
	AVERAGE DOM	96	43	-55.2%
Co-ops	# OF SALES	15	27	80.0%
	SALES VOLUME	\$7,595,000	\$12,355,500	62.7%
	MEDIAN PRICE	\$360,000	\$403,500	12.1%
	AVERAGE PRICE	\$506,333	\$457,611	-9.6%
	AVERAGE DOM	47	33	-29.8%

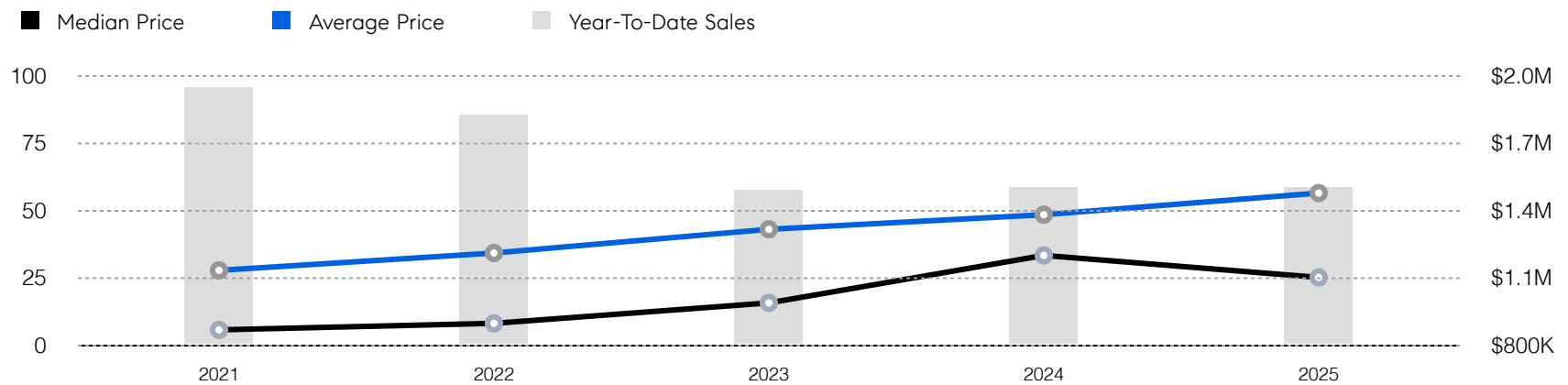
Historic Sales Trends



Rye Neck

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	47	47	0.0%
	SALES VOLUME	\$75,668,316	\$80,900,942	6.9%
	MEDIAN PRICE	\$1,351,000	\$1,465,000	8.4%
	AVERAGE PRICE	\$1,609,964	\$1,721,297	6.9%
	AVERAGE DOM	18	29	61.1%
Condos	# OF SALES	5	3	-40.0%
	SALES VOLUME	\$3,151,388	\$2,115,000	-32.9%
	MEDIAN PRICE	\$688,888	\$745,000	8.1%
	AVERAGE PRICE	\$630,278	\$705,000	11.9%
	AVERAGE DOM	37	46	24.3%
Co-ops	# OF SALES	6	8	33.3%
	SALES VOLUME	\$1,375,500	\$2,775,518	101.8%
	MEDIAN PRICE	\$222,750	\$347,000	55.8%
	AVERAGE PRICE	\$229,250	\$346,940	51.3%
	AVERAGE DOM	91	60	-34.1%

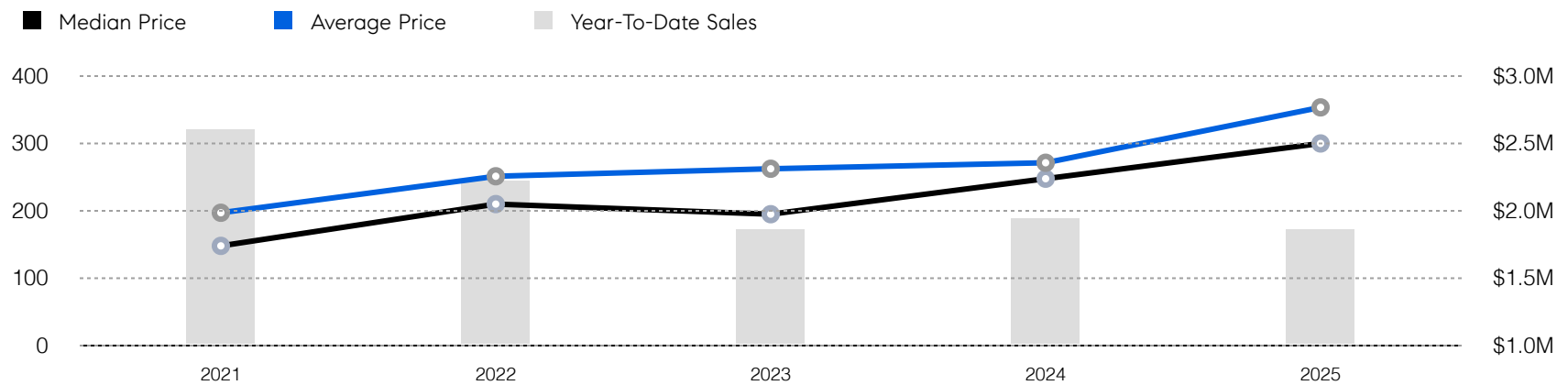
Historic Sales Trends



Scarsdale

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	171	164	-4.1%
	SALES VOLUME	\$423,788,197	\$460,873,313	8.8%
	MEDIAN PRICE	\$2,300,000	\$2,509,000	9.1%
	AVERAGE PRICE	\$2,478,294	\$2,810,203	13.4%
	AVERAGE DOM	33	52	57.6%
Condos	# OF SALES	4	2	-50.0%
	SALES VOLUME	\$6,499,000	\$4,725,000	-27.3%
	MEDIAN PRICE	\$1,480,750	\$2,362,500	59.5%
	AVERAGE PRICE	\$1,624,750	\$2,362,500	45.4%
	AVERAGE DOM	89	100	12.4%
Co-ops	# OF SALES	11	3	-72.7%
	SALES VOLUME	\$8,062,000	\$2,140,000	-73.5%
	MEDIAN PRICE	\$650,000	\$785,000	20.8%
	AVERAGE PRICE	\$732,909	\$713,333	-2.7%
	AVERAGE DOM	63	55	-12.7%

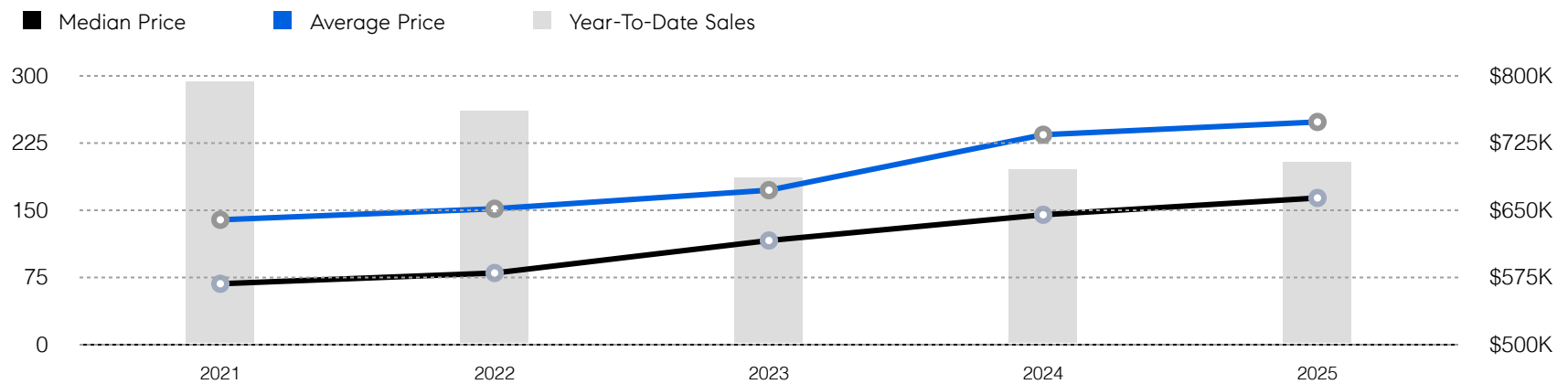
Historic Sales Trends



Somers

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	101	104	3.0%
	SALES VOLUME	\$87,660,369	\$90,830,881	3.6%
	MEDIAN PRICE	\$810,000	\$790,250	-2.4%
	AVERAGE PRICE	\$867,924	\$873,374	0.6%
	AVERAGE DOM	41	36	-12.2%
Condos	# OF SALES	92	98	6.5%
	SALES VOLUME	\$54,062,529	\$60,381,643	11.7%
	MEDIAN PRICE	\$577,500	\$610,000	5.6%
	AVERAGE PRICE	\$587,636	\$616,139	4.9%
	AVERAGE DOM	39	31	-20.5%
Co-ops	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-

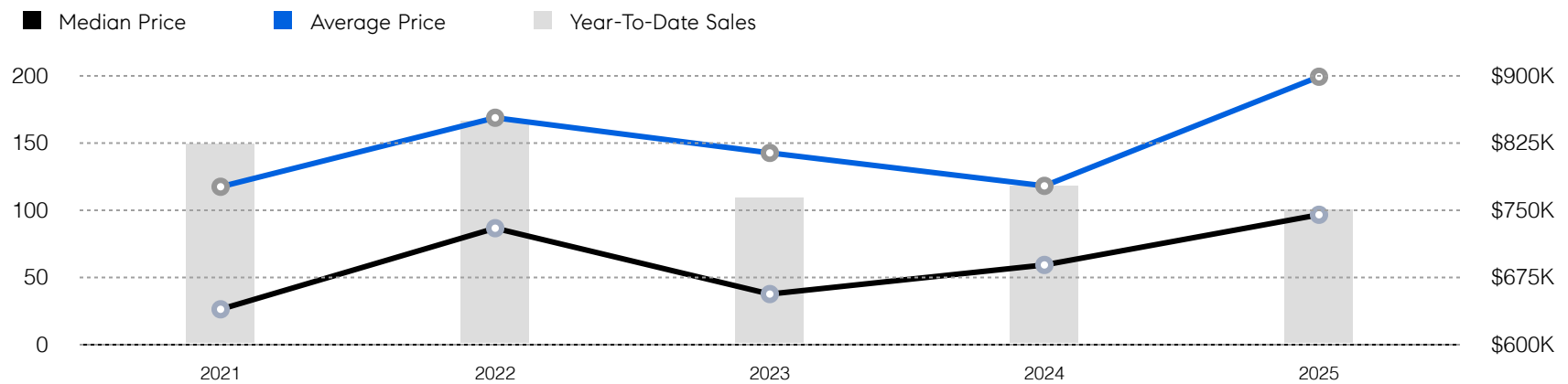
Historic Sales Trends



Tarrytown

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	32	34	6.3%
	SALES VOLUME	\$34,794,818	\$38,885,740	11.8%
	MEDIAN PRICE	\$982,000	\$1,065,000	8.5%
	AVERAGE PRICE	\$1,087,338	\$1,143,698	5.2%
	AVERAGE DOM	33	40	21.2%
Condos	# OF SALES	62	48	-22.6%
	SALES VOLUME	\$51,059,298	\$46,214,706	-9.5%
	MEDIAN PRICE	\$710,000	\$766,500	8.0%
	AVERAGE PRICE	\$823,537	\$962,806	16.9%
	AVERAGE DOM	36	43	19.4%
Co-ops	# OF SALES	23	17	-26.1%
	SALES VOLUME	\$5,084,000	\$3,905,500	-23.2%
	MEDIAN PRICE	\$187,000	\$195,000	4.3%
	AVERAGE PRICE	\$221,043	\$229,735	3.9%
	AVERAGE DOM	64	68	6.3%

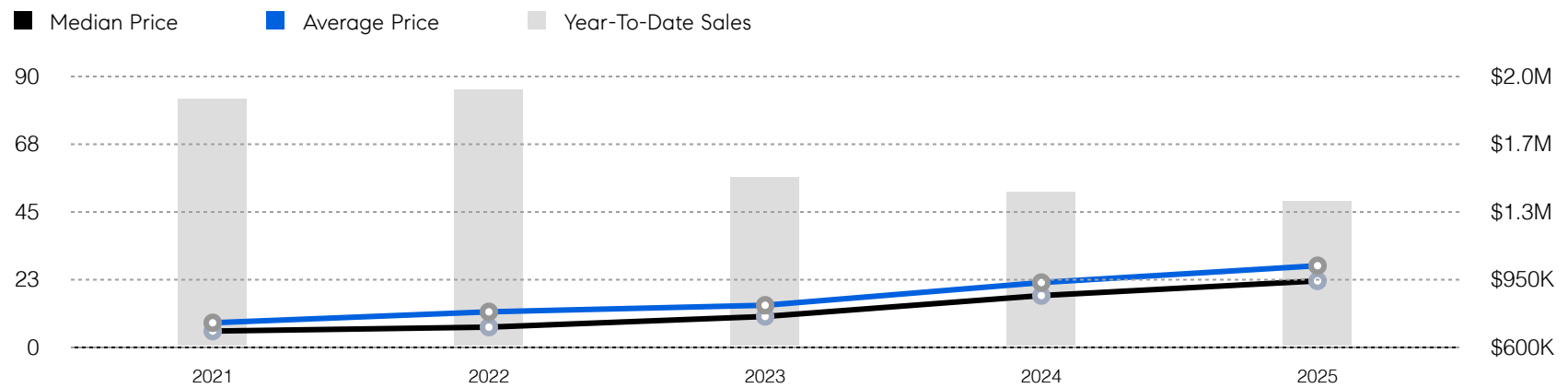
Historic Sales Trends



Tuckahoe

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	32	31	-3.1%
	SALES VOLUME	\$40,021,868	\$42,009,786	5.0%
	MEDIAN PRICE	\$1,236,250	\$1,350,288	9.2%
	AVERAGE PRICE	\$1,250,683	\$1,355,154	8.4%
	AVERAGE DOM	77	38	-50.6%
Condos	# OF SALES	11	9	-18.2%
	SALES VOLUME	\$5,527,000	\$4,853,500	-12.2%
	MEDIAN PRICE	\$449,000	\$515,000	14.7%
	AVERAGE PRICE	\$502,455	\$539,278	7.3%
	AVERAGE DOM	26	32	23.1%
Co-ops	# OF SALES	8	8	0.0%
	SALES VOLUME	\$2,150,000	\$2,207,500	2.7%
	MEDIAN PRICE	\$275,000	\$289,250	5.2%
	AVERAGE PRICE	\$268,750	\$275,938	2.7%
	AVERAGE DOM	71	37	-47.9%

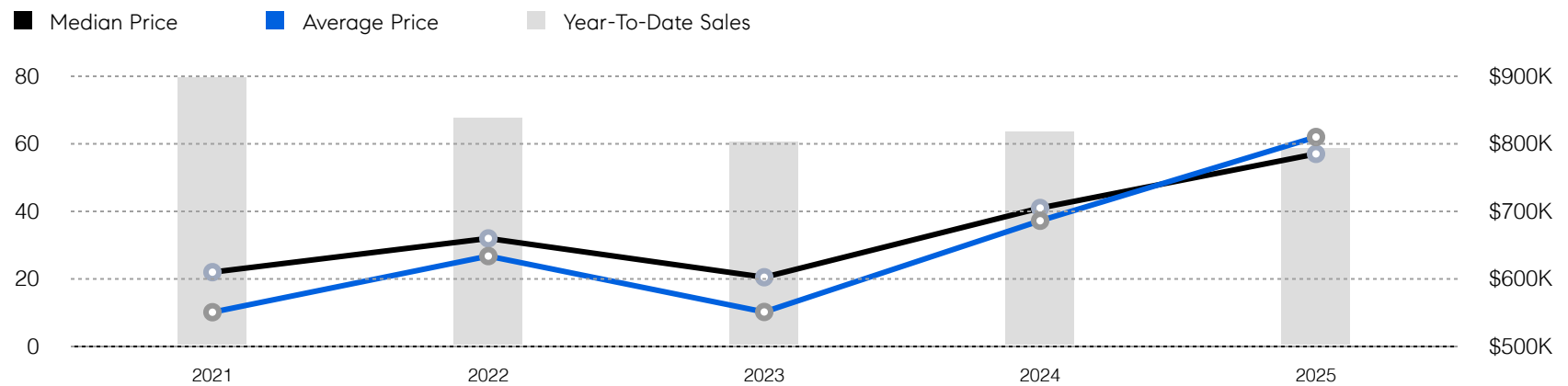
Historic Sales Trends



Valhalla

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	54	53	-1.9%
	SALES VOLUME	\$41,516,399	\$45,795,437	10.3%
	MEDIAN PRICE	\$738,000	\$820,000	11.1%
	AVERAGE PRICE	\$768,822	\$864,065	12.4%
	AVERAGE DOM	27	37	37.0%
Condos	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
Co-ops	# OF SALES	9	5	-44.4%
	SALES VOLUME	\$1,709,500	\$1,190,000	-30.4%
	MEDIAN PRICE	\$174,500	\$190,000	8.9%
	AVERAGE PRICE	\$189,944	\$238,000	25.3%
	AVERAGE DOM	32	67	109.4%

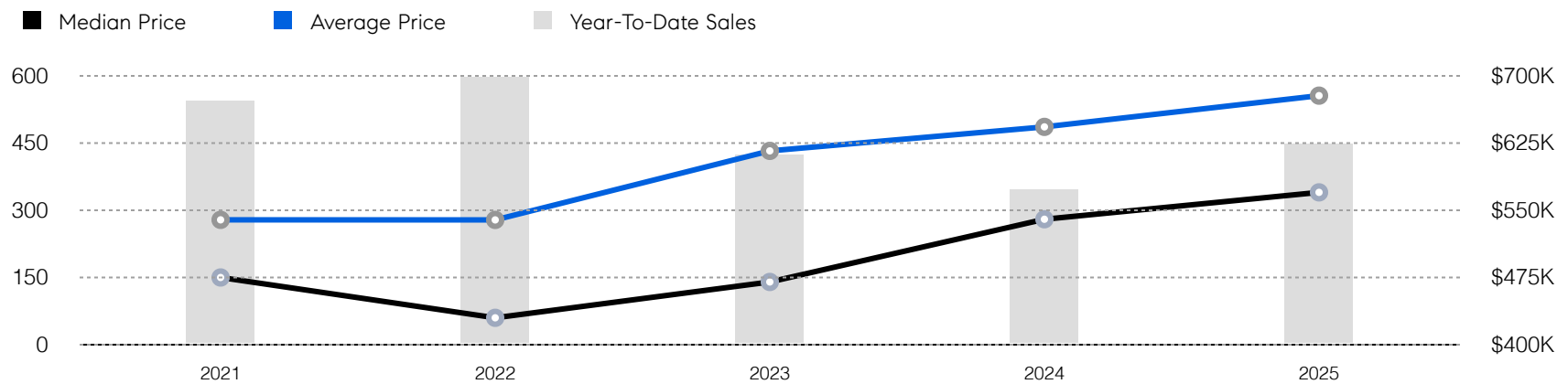
Historic Sales Trends



White Plains

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	126	162	28.6%
	SALES VOLUME	\$124,654,598	\$170,744,778	37.0%
	MEDIAN PRICE	\$908,125	\$914,000	0.6%
	AVERAGE PRICE	\$989,322	\$1,053,980	6.5%
	AVERAGE DOM	27	29	7.4%
Condos	# OF SALES	107	141	31.8%
	SALES VOLUME	\$68,384,976	\$91,970,760	34.5%
	MEDIAN PRICE	\$511,000	\$540,000	5.7%
	AVERAGE PRICE	\$639,112	\$652,275	2.1%
	AVERAGE DOM	49	57	16.3%
Co-ops	# OF SALES	108	140	29.6%
	SALES VOLUME	\$26,251,325	\$37,613,049	43.3%
	MEDIAN PRICE	\$222,500	\$250,050	12.4%
	AVERAGE PRICE	\$243,068	\$268,665	10.5%
	AVERAGE DOM	53	64	20.8%

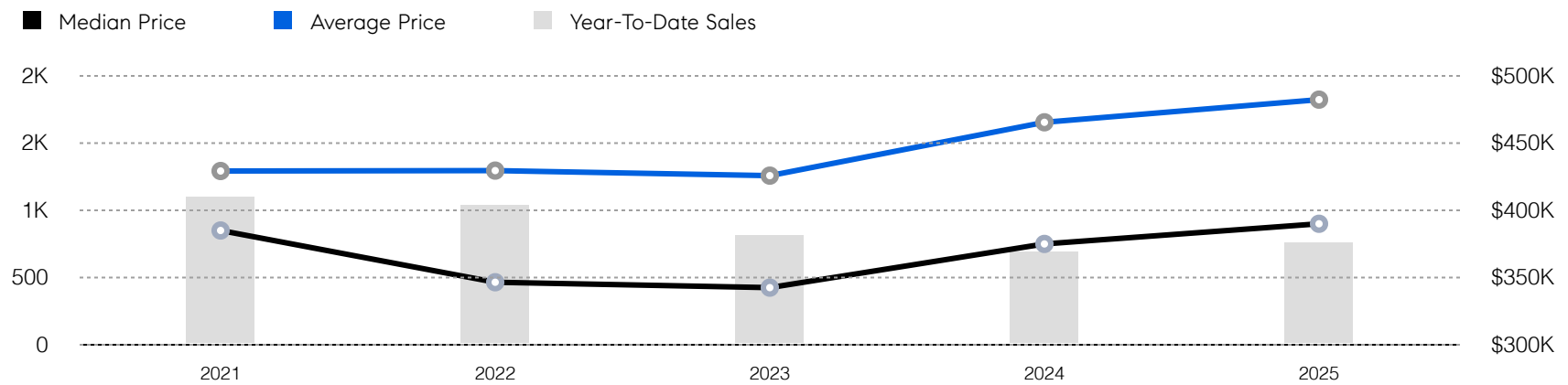
Historic Sales Trends



Yonkers

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	273	320	17.2%
	SALES VOLUME	\$212,395,549	\$249,112,778	17.3%
	MEDIAN PRICE	\$725,000	\$736,250	1.6%
	AVERAGE PRICE	\$778,006	\$778,477	0.1%
	AVERAGE DOM	38	42	10.5%
Condos	# OF SALES	89	70	-21.3%
	SALES VOLUME	\$37,786,331	\$30,336,363	-19.7%
	MEDIAN PRICE	\$396,000	\$412,500	4.2%
	AVERAGE PRICE	\$424,566	\$433,377	2.1%
	AVERAGE DOM	48	56	16.7%
Co-ops	# OF SALES	316	358	13.3%
	SALES VOLUME	\$65,419,398	\$81,341,546	24.3%
	MEDIAN PRICE	\$184,500	\$195,000	5.7%
	AVERAGE PRICE	\$207,023	\$227,211	9.8%
	AVERAGE DOM	71	78	9.9%

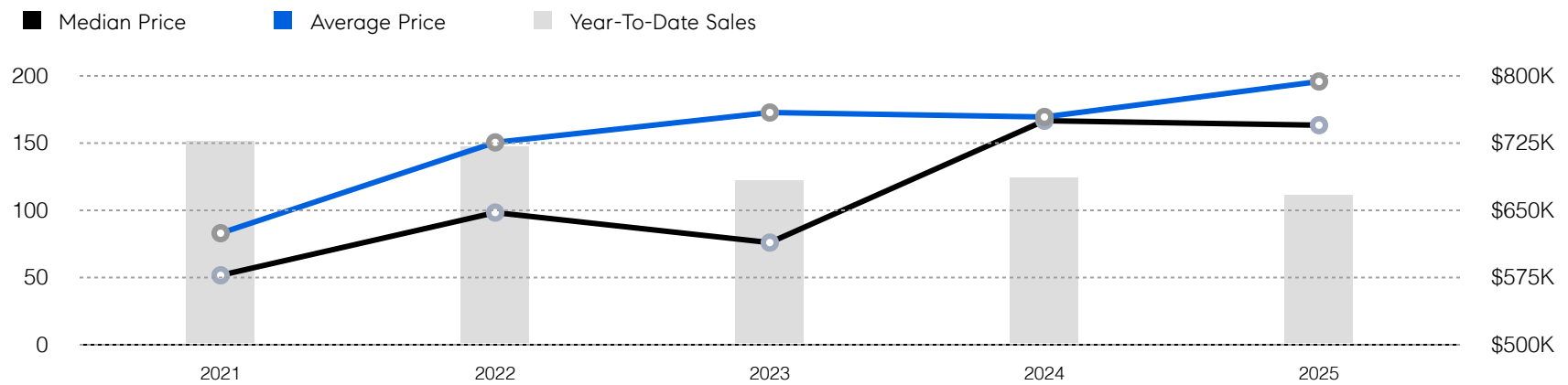
Historic Sales Trends



Yorktown

		YTD 2024	YTD 2025	% Change
Single-Family	# OF SALES	112	100	-10.7%
	SALES VOLUME	\$87,711,122	\$80,081,118	-8.7%
	MEDIAN PRICE	\$760,000	\$742,500	-2.3%
	AVERAGE PRICE	\$783,135	\$800,811	2.3%
	AVERAGE DOM	31	31	0.0%
Condos	# OF SALES	9	10	11.1%
	SALES VOLUME	\$4,504,500	\$7,231,600	60.5%
	MEDIAN PRICE	\$440,000	\$794,900	80.7%
	AVERAGE PRICE	\$500,500	\$723,160	44.5%
	AVERAGE DOM	23	88	282.6%
Co-ops	# OF SALES	2	0	0.0%
	SALES VOLUME	\$548,000	-	-
	MEDIAN PRICE	\$274,000	-	-
	AVERAGE PRICE	\$274,000	-	-
	AVERAGE DOM	16	-	-

Historic Sales Trends





Source: OneKey MLS: Single Family Res, School District, Sold 01/01/2024 to 09/30/2025
Source: OneKey MLS: Co-Op, School District, Sold 01/01/2024 to 09/30/2025
Source: OneKey MLS: Condo, School District, Sold 01/01/2024 to 09/30/2025
*Bronxville P.O. in Yonkers School District, Sold 01/01/2024 to 09/30/2025
*Bedford P.O. in Bedford School District, Sold 01/01/2024 to 09/30/2025
*Larchmont P.O. in Mamaroneck School District, Sold 01/01/2024 to 09/30/2025
*Pound Ridge in Bedford School District, Sold 01/01/2024 to 09/30/2025
*Purchase P.O. in Harrison School District, Sold 01/01/2024 to 09/30/2025
*Rye P.O. in Harrison School District, Sold 01/01/2024 to 09/30/2025

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