

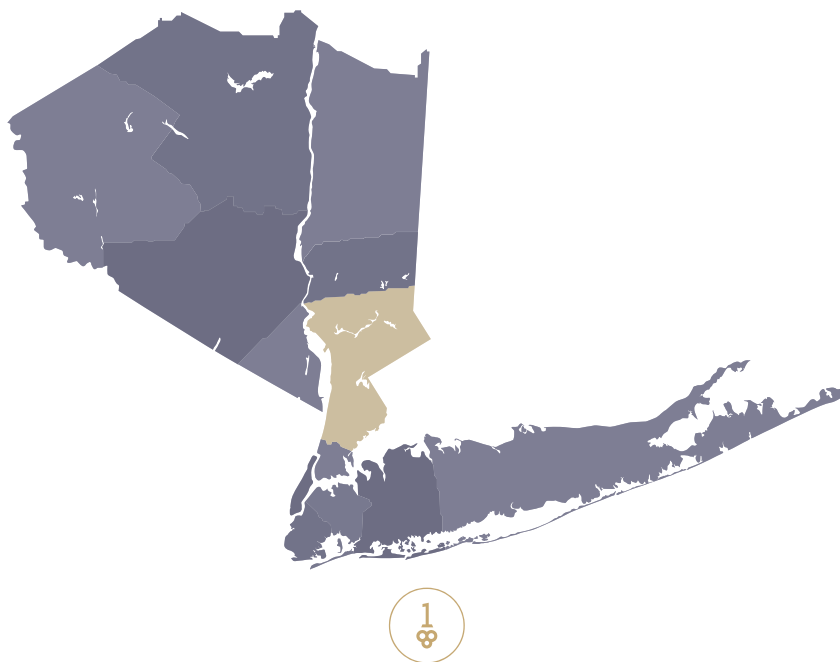
One Key[®] Westchester County MLS **Market Update**

The One Source Real Estate Marketplace

July 2022

Westchester County reported a residential closed median sales price of \$729,500 in July 2022, with a 2.00% increase as compared to the reported figure in July 2021 of \$715,000. There were 1,088 closed residential sales transactions, a slight decrease of 3.90% from 1,132 closed transactions reported in June 2022, down 14.30% from 1,270 the year prior.

The OneKey MLS Regional Area reported a closed median sale price of \$620,000 in July 2022, representing a 6.90% increase as compared to the reported \$580,000 in July 2021. Across the regional coverage area, there were 5,641 closed residential sales reported in July 2022, which is 9.00% fewer closed transactions than the 6,202 reported the month prior.



Closed Median Home Price	2
Closed Transactions	3
Pending Transactions	4

*Note that Condo Sales reflected in the bar graphs include listings with HOA fees.

Westchester is home to many New York suburbanites who enjoy cosmopolitan convenience and close proximity to NYC. Locals recommend exploring the Rockefeller Estate, Croton Park, and the many castles, mansions, and boutiques. Find picturesque hamlets, thriving city energy, a bounty of theaters and historical sites, and scenic wilderness bursting with life.

Sold Property Median Price for:

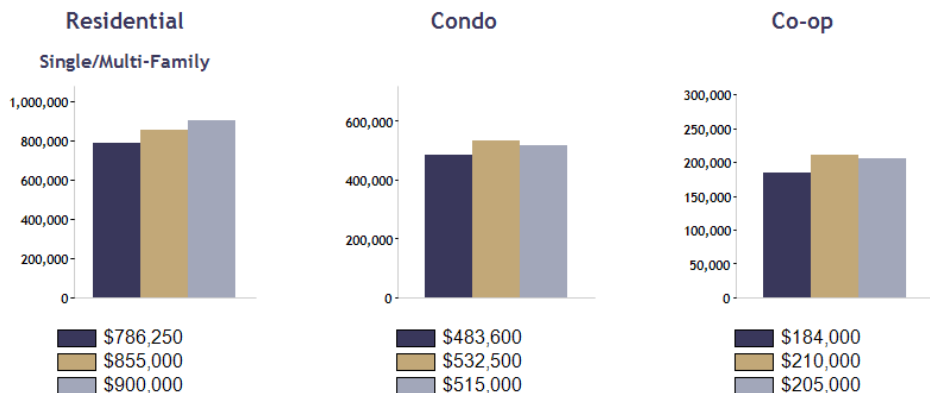
Location: Westchester (County)

Date Range

Jul 2020	Jul 2021	Jul 2022
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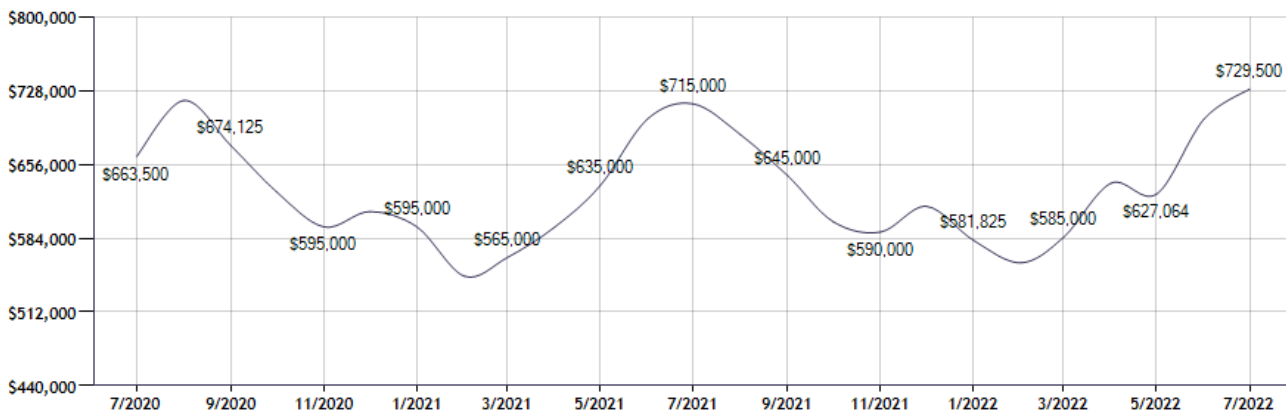
Current Available Inventory - 2,444
 Current Median List Price - \$650,000

Residential, Condo, Co-op Properties



Month	Current Year	Prior Year	% Change
Jul-2022	\$729,500	\$715,000	2.0
Jun-2022	\$700,000	\$700,000	0.0
May-2022	\$627,064	\$635,000	-1.2
Apr-2022	\$637,500	\$594,500	7.2
Mar-2022	\$585,000	\$565,000	3.5
Feb-2022	\$560,000	\$547,000	2.4
Jan-2022	\$581,825	\$595,000	-2.2
Dec-2021	\$615,000	\$610,000	0.8
Nov-2021	\$590,000	\$595,000	-0.8
Oct-2021	\$600,000	\$629,000	-4.6
Sep-2021	\$645,000	\$674,125	-4.3
Aug-2021	\$685,000	\$718,250	-4.6

Sold Property Median Price for: Location: Westchester (County) (Last 24 Months - Residential, Condo, Co-op Properties)



Note: Information displayed in the data table is compiled by OneKey® MLS and represents a combined total of Residential, Condo, Co-op Properties sales for the selected time frame. Only available data will be displayed. Please note that small data samples will skew the % of change year to year. This information is intended for marketing purposes only. To access more detailed market reports visit <https://www.onekeymls.com/market-statistics>

Sold Property Counts for:

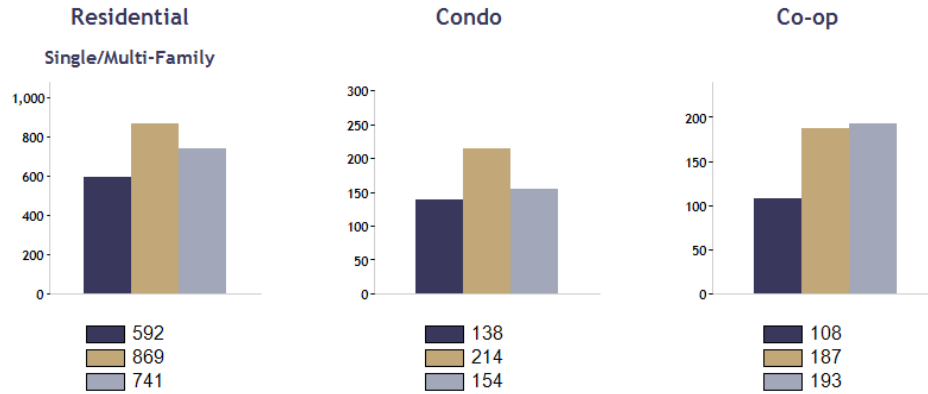
Location: Westchester (County)

Date Range



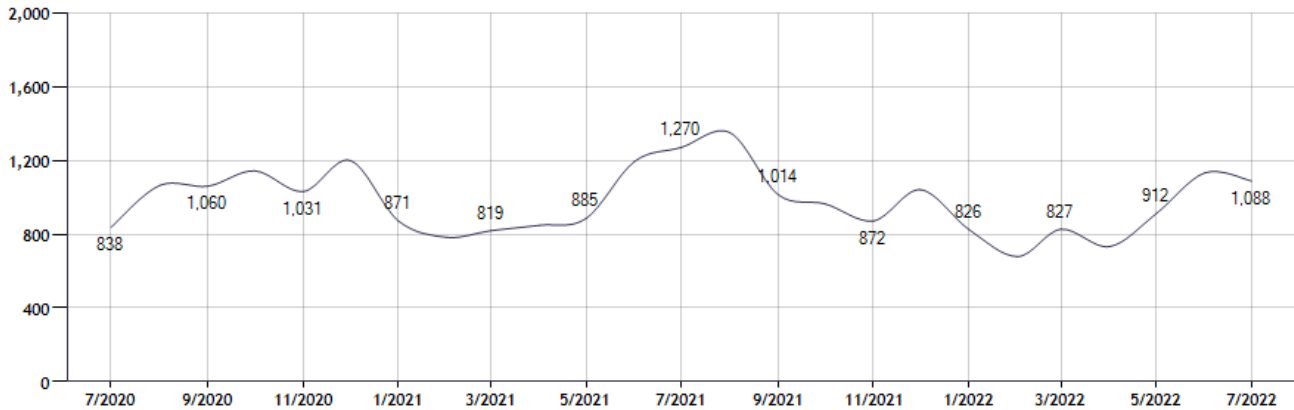
Current Available Inventory - 2,443
Current Median List Price - \$650,000

Residential, Condo, Co-op Properties



Month	Current Year	Prior Year	% Change
Jul-2022	1,088	1,270	-14.3
Jun-2022	1,132	1,194	-5.2
May-2022	912	885	3.1
Apr-2022	733	848	-13.6
Mar-2022	827	819	1.0
Feb-2022	679	783	-13.3
Jan-2022	826	871	-5.2
Dec-2021	1,041	1,199	-13.2
Nov-2021	872	1,031	-15.4
Oct-2021	964	1,143	-15.7
Sep-2021	1,014	1,060	-4.3
Aug-2021	1,350	1,064	26.9

Sold Property Counts for: Location: Westchester (County) (Last 24 Months - Residential, Condo, Co-op Properties)



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Pending Sales Counts for:

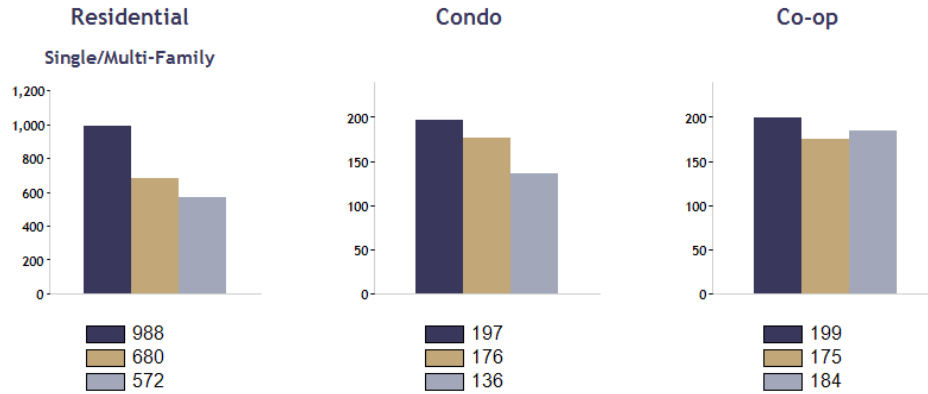
Location: Westchester (County)

Date Range



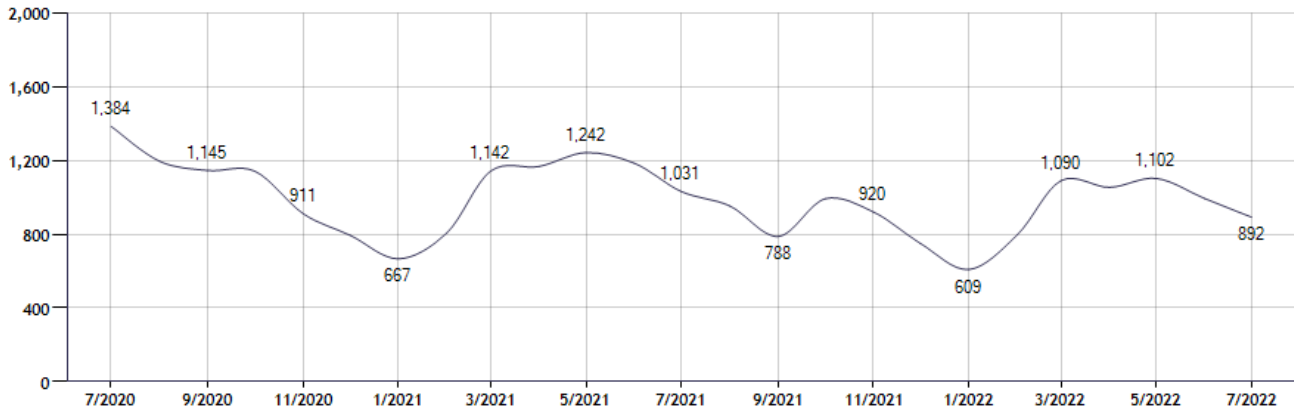
Current Available Inventory - 2,443
 Current Median List Price - \$650,000

Residential, Condo, Co-op Properties



Month	Current Year	Prior Year	% Change
Jul-2022	892	1,031	-13.5
Jun-2022	993	1,184	-16.1
May-2022	1,102	1,242	-11.3
Apr-2022	1,054	1,167	-9.7
Mar-2022	1,090	1,142	-4.6
Feb-2022	797	808	-1.4
Jan-2022	609	667	-8.7
Dec-2021	750	794	-5.5
Nov-2021	920	911	1.0
Oct-2021	992	1,141	-13.1
Sep-2021	788	1,145	-31.2
Aug-2021	953	1,195	-20.3

Pending Sales Counts for: Location: Westchester (County) (Last 24 Months - Residential, Condo, Co-op Properties)



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