

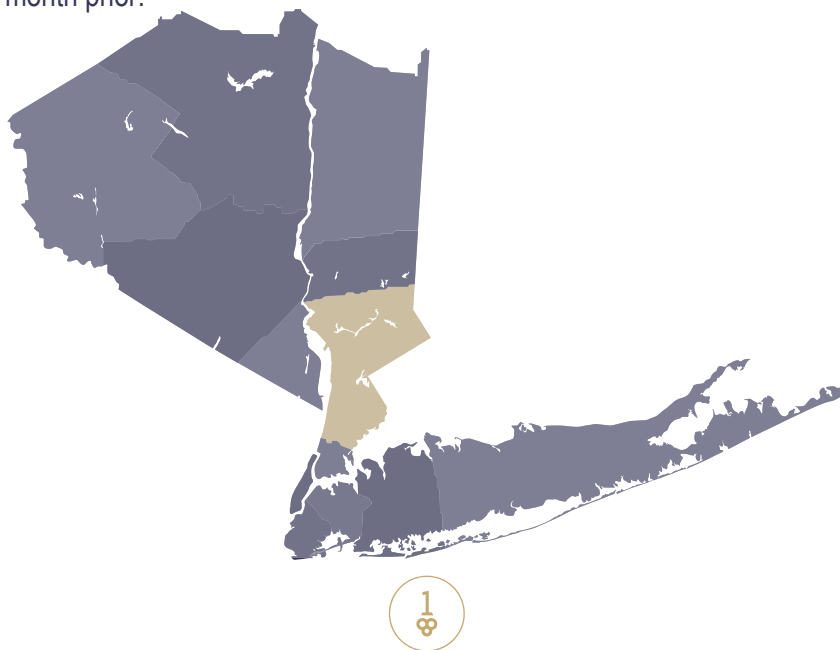
# One Key<sup>®</sup> Westchester County MLS **Market Update**

*The One Source Real Estate Marketplace*

## December 2023

Westchester County reported a residential closed median sales price of \$688,000 in December 2023, an increase of 14.70% as compared to \$600,000, reported in December 2022. There were 615 closed and 500 pending residential transactions in December 2023, following 573 closed and 605 pending transactions reported the month prior.

The OneKey MLS Regional Area reported a closed median sale price of \$625,000 in December 2023, representing an increase of 9.70% as compared to the reported \$570,000 in December 2022. Across the regional coverage area, there were 3,746 closed residential transactions and 3,348 pending transactions, following 3,909 closed and 3,799 pending transactions reported the month prior.



<b>Closed Median Home Price</b>	.....	<b>2</b>
<b>Closed Transactions</b>	.....	<b>3</b>
<b>Pending Transactions</b>	.....	<b>4</b>

\*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:

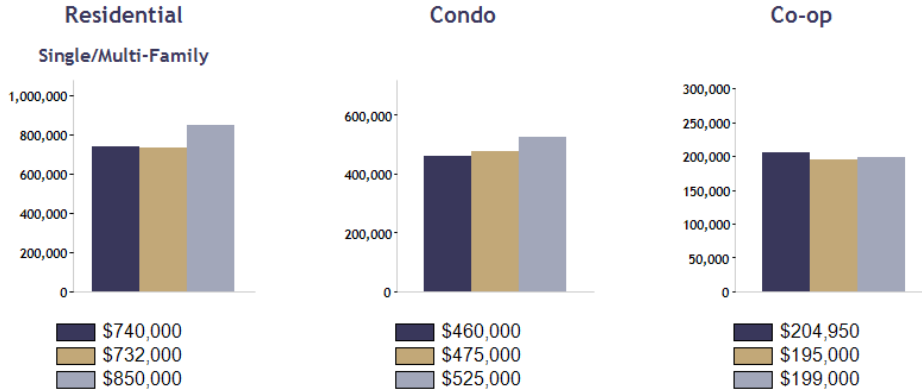
Location: Westchester (County)

Date Range

Dec 2021	Dec 2022	Dec 2023
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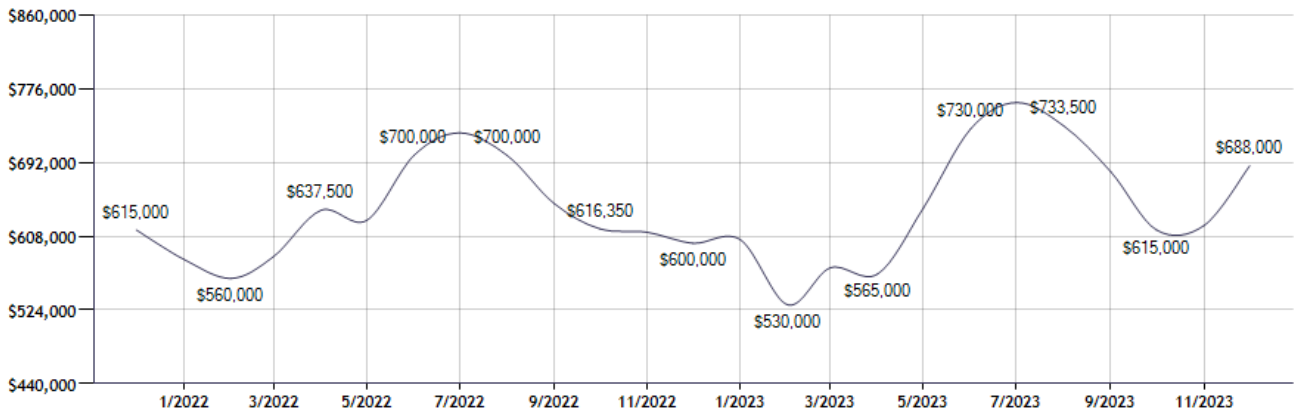
Current Available Inventory - 1,130  
 Current Median List Price - \$689,000

Residential, Condo, Co-op Properties



Month	Current Year	Prior Year	% Change
Dec-2023	\$688,000	\$600,000	14.7
Nov-2023	\$620,000	\$612,500	1.2
Oct-2023	\$615,000	\$616,350	-0.2
Sep-2023	\$681,071	\$645,000	5.6
Aug-2023	\$733,500	\$700,000	4.8
Jul-2023	\$760,000	\$725,515	4.8
Jun-2023	\$730,000	\$700,000	4.3
May-2023	\$640,000	\$626,000	2.2
Apr-2023	\$565,000	\$637,500	-11.4
Mar-2023	\$572,000	\$585,000	-2.2
Feb-2023	\$530,000	\$560,000	-5.4
Jan-2023	\$604,000	\$581,825	3.8

## 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:

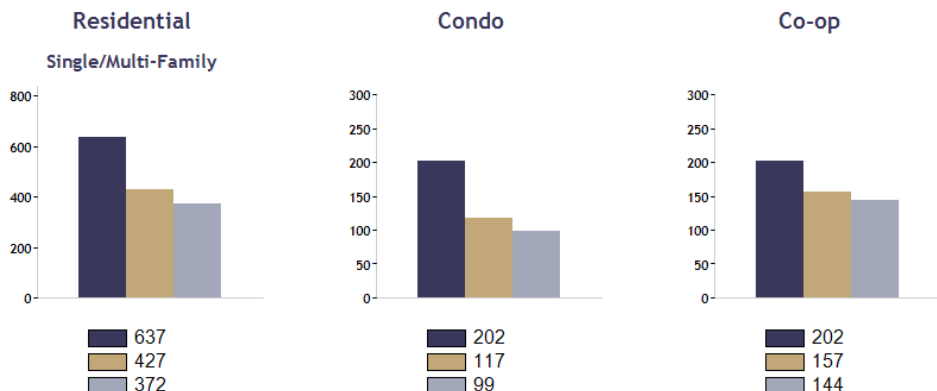
### Location: Westchester (County)

Date Range

Dec 2021	Dec 2022	Dec 2023
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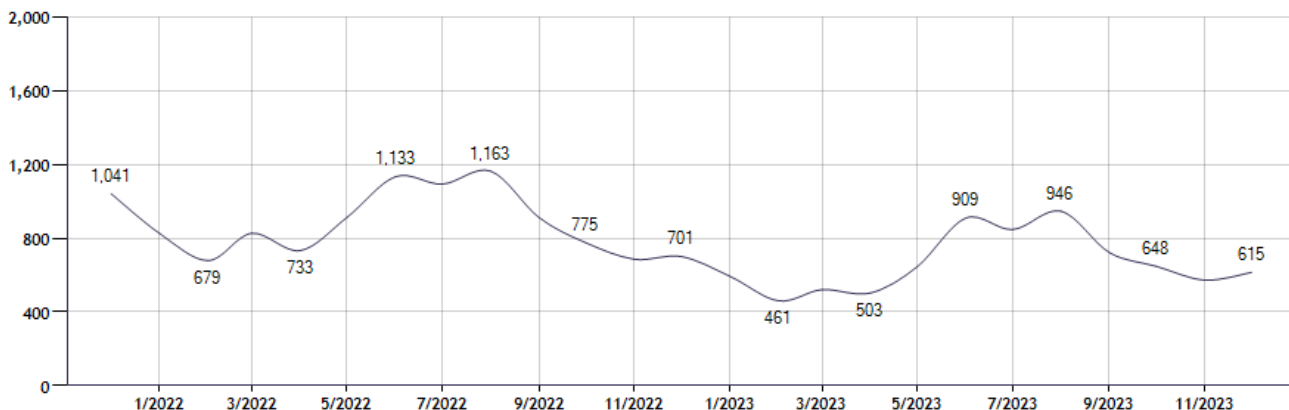
Current Available Inventory - 1,129  
 Current Median List Price - \$689,000

Residential, Condo, Co-op Properties



Month	Current Year	Prior Year	% Change
Dec-2023	615	701	-12.3
Nov-2023	573	686	-16.5
Oct-2023	648	775	-16.4
Sep-2023	722	911	-20.7
Aug-2023	946	1,163	-18.7
Jul-2023	847	1,093	-22.5
Jun-2023	909	1,133	-19.8
May-2023	646	913	-29.2
Apr-2023	503	733	-31.4
Mar-2023	521	827	-37.0
Feb-2023	461	679	-32.1
Jan-2023	594	826	-28.1

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



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## Pending Sales Counts for:

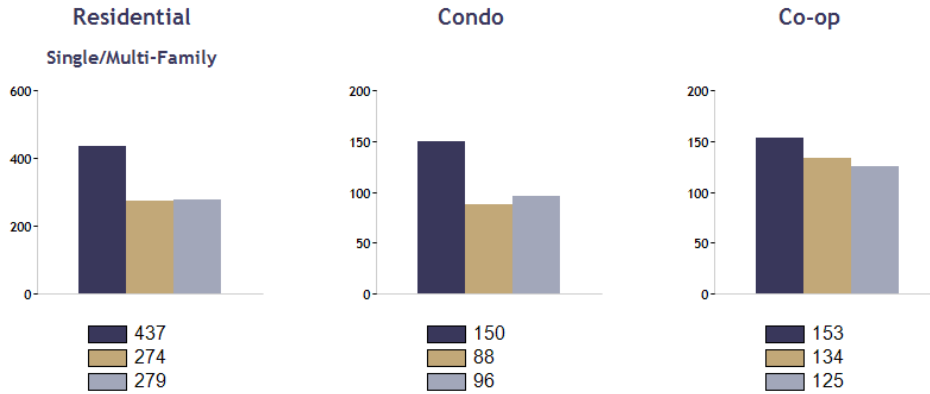
### Location: Westchester (County)

Date Range



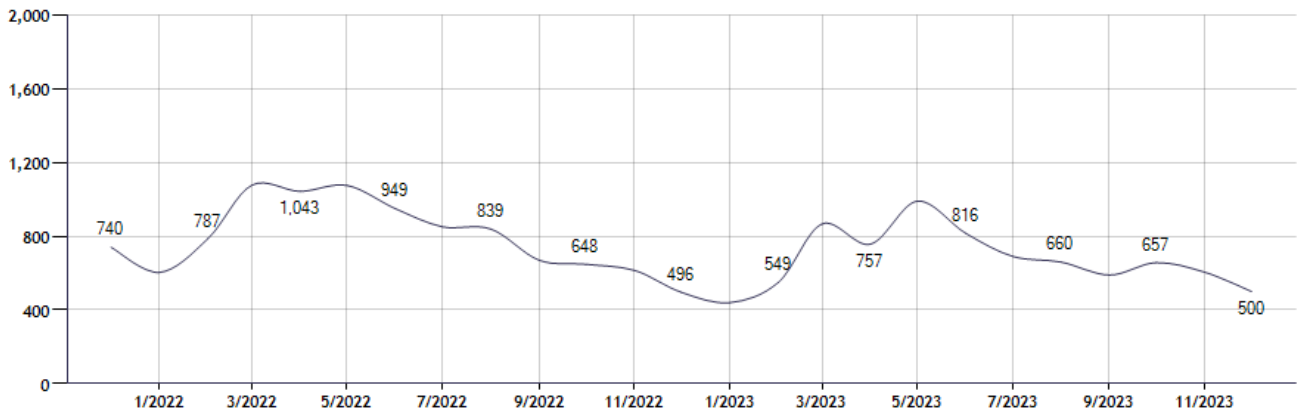
Current Available Inventory - 1,129  
Current Median List Price - \$689,000

Residential, Condo, Co-op Properties



Month	Current Year	Prior Year	% Change
Dec-2023	500	496	0.8
Nov-2023	605	615	-1.6
Oct-2023	657	648	1.4
Sep-2023	590	670	-11.9
Aug-2023	660	839	-21.3
Jul-2023	691	851	-18.8
Jun-2023	816	949	-14.0
May-2023	990	1,075	-7.9
Apr-2023	757	1,043	-27.4
Mar-2023	866	1,076	-19.5
Feb-2023	549	787	-30.2
Jan-2023	440	604	-27.2

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



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