

ZONE ACTIVITY REPORT

This report is for INTERNAL use only. The figures represent preliminary and unofficial housing data for Long Island and Out of Area sales transactions. OneKey[®] MLS publishes monthly MARKET UPDATE Reports for all counties represented under the OneKey[®] MLS geographic footprint, which are available at <https://www.onekeymlsny.com/market-statistics> where you can also access a glossary of market data terms.

May-2023 REVISED

Zn	LISTINGS				INVENTORY					Inv Value (IV)		Supply	Contract Value (CV)			Closings			Market Facts					Summary-Calendar YTD			
	# Ofcs	New ML's	New OE's	Total	Rent	Comm	Land	Res	Avg Price	Median Price	Mths Supply	Units	Avg Price	Median Price	#	Avg Price	Median Price	% Of Avg Cv to IV	% Of Med Cv to IV	% CO Brk	Orig\$ Sp\$ %Dif	Lp\$ Sp\$ %Dif	Listings	Under Contract	Closed	Closing Gross Volume	
20	146	370	32	471	60	52	16	343	1,271,152	850,000	1.7	201	900,609	750,000	141	806,959	700,000	71%	88%	74%	1.3	-0.2	1,366	792	627	501,910,934	
21	165	440	28	828	257	109	28	434	742,738	585,000	1.6	288	583,076	544,500	243	535,076	530,000	79%	93%	83%	-0.4	-1.3	2,159	1,357	1,183	627,991,351	
24	95	232	25	334	37	47	18	232	928,592	699,000	1.4	163	681,360	651,000	127	641,358	620,000	73%	93%	80%	0.2	-0.6	999	669	546	348,484,998	
25	95	352	26	662	88	91	100	383	747,066	530,000	1.9	203	509,473	500,000	183	468,427	460,000	68%	94%	80%	0.5	-0.8	1,470	926	758	366,560,956	
28	102	422	8	729	132	108	50	439	742,413	579,000	1.7	283	534,111	520,000	240	476,962	475,000	72%	90%	84%	-1.3	-1.9	1,913	1,240	1,047	509,883,154	
30	59	147	15	569	263	37	59	210	1,485,972	1,149,000	3.0	82	874,934	750,500	53	964,649	720,000	59%	65%	77%	3.7	1.8	684	272	217	199,167,648	
31	72	243	1	1,234	697	36	63	438	3,569,747	2,500,000	9.8	54	1,700,628	1,535,000	75	1,683,848	1,350,000	48%	61%	73%	8.1	3.9	1,117	311	274	511,157,652	
S	734	2,206	135	4,827	1,534	480	334	2,479	1,396,303	715,000	2.1	1,274	689,297	580,000	1,062	661,832	550,000	49%	81%	80%	0.7	-0.6	9,708	5,567	4,652	3,065,156,693	
3	278	754	25	1,455	241	185	73	956	2,273,111	1,399,000	2.4	355	1,146,400	920,000	260	1,085,381	832,500	50%	66%	69%	3.6	1.7	2,954	1,439	1,047	1,127,455,689	
4	51	185	9	251	44	38	2	167	676,873	649,000	1.4	123	696,291	675,000	111	640,069	610,000	103%	104%	77%	0.3	-0.4	837	539	464	289,590,704	
5	82	203	19	282	24	44	2	212	855,635	749,389	1.2	151	779,604	710,000	108	726,843	682,500	91%	95%	74%	-0.6	-1.2	901	600	453	319,439,049	
6	228	606	36	1,320	360	173	18	769	968,722	719,000	2.6	282	678,800	630,500	264	623,285	600,000	70%	88%	80%	4.3	1.9	2,835	1,203	978	631,908,151	
8	199	331	17	593	93	107	9	384	843,190	729,000	1.9	197	747,917	688,000	155	770,765	675,000	89%	94%	67%	-626.6	1.6	1,548	830	651	457,599,557	
N	838	2,079	106	3,901	762	547	104	2,488	1,421,326	819,000	2.1	1,108	856,586	711,000	898	797,062	665,000	60%	87%	74%	-105.9	1.1	9,075	4,611	3,593	2,825,993,150	
10	144	415	3	1,188	150	108	9	921	685,198	518,000	5.6	157	632,221	545,888	120	617,622	586,500	92%	105%	62%	6.7	3.6	1,813	662	538	338,913,969	
11	151	414	5	1,373	121	268	23	961	835,857	624,999	6.5	144	739,568	642,500	104	662,651	572,000	88%	103%	57%	6.5	4.2	2,047	612	498	357,631,741	
12	244	982	10	2,568	254	446	25	1,843	881,615	712,730	5.4	344	737,368	648,500	233	719,921	650,000	84%	91%	58%	5.6	3.3	4,158	1,458	1,165	841,152,911	
13	92	206	2	533	80	51	19	383	858,899	770,000	4.1	90	764,664	707,500	51	720,599	705,000	89%	92%	55%	7.8	4.3	933	343	265	179,949,145	
14	61	272	6	795	119	113	11	552	859,492	712,500	3.9	125	727,376	685,000	93	723,869	685,000	85%	96%	69%	5.4	3.3	1,435	580	382	257,919,247	
15	99	141	5	381	65	37	11	268	751,644	699,999	3.8	76	639,260	659,500	64	648,174	648,000	85%	94%	56%	5.7	3.6	681	355	306	197,696,091	
Q	791	2,430	31	6,838	789	1,023	98	4,928	824,683	680,429	4.7	936	713,394	650,000	665	686,204	646,000	87%	96%	60%	6.1	3.6	11,067	4,010	3,154	2,173,263,104	
A	2,363	6,715	272	15,567	3,085	2,050	536	9,896	1,117,882	729,000	3.0	3,318	751,959	643,000	2,625	714,268	610,000	67%	88%	73%	-34.4	1.1	29,850	14,188	11,399	8,064,412,947	
O	2,170	5,887	6	13,532	1,985	1,635	1,366	8,546	1,320,628	718,500	2.5	2,835	N/A	N/A	2,018	783,967	567,500	N/A	N/A	83%	2.1	0.0	26,038	11,166	8,582	1,582,045,406	
T	4,533	12,602	278	29,099	5,070	3,685	1,902	18,442	1,211,834	725,000	2.8	6,153	N/A	N/A	4,643	744,561	600,000	N/A	N/A	77%	-18.5	0.6	55,888	25,354	19,981	9,646,458,353	

S=Suffolk N= Nassau Q= Queens A= All O= Out of Area including Brooklyn, Manhattan & Hudson Valley Sales T= Total of ALL sales for OneKey MLS

LAST MONTHS ACTIVITY REPORT (April-2023)

S	734	1,952	118	4,801	1,542	480	335	2,444	1,364,799	685,000	2.3	1,174	701,166	558,500	898	689,445	540,000	51%	82%	80%	0.7	0.2	7,502	4,293	3,590	2,362,291,522
N	839	1,790	108	3,770	758	532	90	2,390	1,328,788	795,000	2.5	970	844,244	680,000	617	808,807	659,000	64%	86%	75%	2.9	1.0	6,996	3,503	2,695	2,110,231,572
Q	794	2,110	20	6,603	769	974	89	4,771	815,955	679,000	5.8	788	706,961	665,050	605	704,493	660,000	87%	98%	63%	6.0	3.5	8,637	3,074	2,489	1,716,937,665
A	2,367	5,852	246	15,174	3,069	1,986	514	9,605	1,083,216	699,999	3.4	2,932	750,058	625,000	2,120	728,479	605,000	69%	89%	74%	2.9	1.4	23,135	10,870	8,774	6,189,460,759
O	2,152	5,351	3	13,157	2,003	1,618	1,302	8,234	1,301,893	699,894	3.0	2,329	N/A	N/A	1,567	732,040	525,000	N/A	N/A	82%	4.0	1.1	20,151	8,331	6,564	1,147,106,680
T	4,519	11,203	249	28,331	5,072	3,604	1,816	17,839	1,184,200	699,990	3.3	5,261	N/A	N/A	3,687	729,992	578,500	N/A	N/A	77%	3.4	1.3	43,286	19,201	15,338	7,336,567,439

LAST YEARS ACTIVITY REPORT AT THIS TIME

S	754	2,831	220	5,144	1,123	492	337	3,192	1,180,045	649,000	2.4	1,508	665,647	569,995	1,295	681,847	555,000	56%	88%	82%	-3.0	-3.1	11,742	6,877	6,421	4,274,827,788
N	859	2,369	137	4,067	581	522	103	2,861	1,365,664	778,888	2.5	1,224	875,089	715,000	1,153	854,148	685,000	64%	92%	72%	0.2	-0.7	10,098	5,661	5,426	4,324,798,128
Q	831	2,551	53	7,215	1,034	945	89	5,147	816,627	675,000	5.5	950	728,091	690,000	954	735,768	675,000	89%	102%	56%	3.3	2.1	13,085	5,054	4,655	3,391,231,269
A	2,444	7,751	410	16,426	2,738	1,959	529	11,200	1,060,451	699,000	3.3	3,682	751,384	635,000	3,402	755,364	630,000	71%	91%	71%	-0.1	-0.8	34,925	17,592	16,502	11,990,857,185
O	2,154	6,296	3	14,049	1,329	1,492	1,430	9,798	1,216,181	675,000	3.0	3,178	N/A	N/A	2,477	762,789	555,000	N/A	N/A	80%	-0.3	-1.2	28,010	14,162	12,141	9,261,021,249
T	4,598	14,047	413	30,475	4,067	3,451	1,959	20,998	1,133,117	689,995	3.2	6,860	N/A	N/A	5,879	758,492	608,444	N/A	N/A	75%	-0.2	-1.0	62,935	31,754	28,643	21,251,878,434

NOTE: Beginning with the January 2021 report, all Brooklyn and out of area listing and sales activity will be collectively reported in the new O field. This change may inadvertently affect some numbers previously reported. Beginning January 2022, the Zone Activity report will be recalculated each month to reflect the most current numbers for up to 3 months of previously reported activity.