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Town & Country

REAL ESTATE

NORTH FORK

1st Quarter 2012 Home Sales Report

TOWN & COUNTRY'S 1st Quarter Homes Sales Report for the **North Fork** clearly demonstrates forward motion and a new trend as the investment opportunities on the North Fork are attracting customers from as far away as France and as near as Manhattan. As a continued emerging market, the future for the North Fork is, far and away, going to outshine the past.

If you scan down to **All North Fork Markets Combined** you will see 66 of the 70 Home Sales recorded, or over 94%, are sales below \$1M.

Looking at specific markets you will see **Southold (including New Suffolk and Peconic)** and **Orient (which includes East Marion and Greenport)** enjoyed significant increases in sales activity with the Number of Home Sales increasing 62% and 117% respectively.

The **Total Home Sales Volume** for **Orient (which includes East Marion and Greenport)** exploded by over 136% from \$2.488M to \$5.9M!

Overall the **North Fork 1st Quarter Home Sales Report** is heavily weighted by robust activity. Although there is a slight dip in **Median Home Sales Price** from \$415,500 1st Quarter 2011 to \$391,750 for the 1st Quarter 2012, the remarkable 40% jump in the Number of Home Sales and a 23% increase in **Total Home Sales Volume** speaks for itself.

To view more specifics on your particular locations visit www.1TownandCountry.com/reports.

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*Source: The Long Island Real Estate Report

**All information is deemed reliable and correct. Information is subject to errors, omissions and withdrawal without prior notice.

North Fork 2012 First Quarter Statistics

Jamesport

(Includes Aquebogue, Baiting Hollow and South Jamesport)

	# of Sales	Total Sales Volume	Median Sales Price	# Sales Under 500K	# Sales \$500k to \$999K	# Sales \$1M to 1.99M	# Sales \$2M to 3.49M	# Sales \$3.5M to 4.99M	# Sales \$5M+
1st Q 2012	15	6,256,394	386,000	12	3				
Change	+50.00%	+57.40%	+5.90%	+71.43%	-	-	-	-	-
1st Q 2011	10	3,974,920	364,500	7	3				

Mattituck

(Includes Laurel and Cutchogue)

	# of Sales	Total Sales Volume	Median Sales Price	# Sales Under 500K	# Sales \$500k to \$999K	# Sales \$1M to 1.99M	# Sales \$2M to 3.49M	# Sales \$3.5M to 4.99M	# Sales \$5M+
1st Q 2012	21	11,171,500	415,000	15	4	2			
Change	-	-26.16%	-7.78%	+25.00%	-20.00%	-33.33%	-100.00%	-	-
1st Q 2011	21	15,128,990	450,000	12	5	3	1		

Southold

(Includes New Suffolk and Peconic)

	# of Sales	Total Sales Volume	Median Sales Price	# Sales Under 500K	# Sales \$500k to \$999K	# Sales \$1M to 1.99M	# Sales \$2M to 3.49M	# Sales \$3.5M to 4.99M	# Sales \$5M+
1st Q 2012	21	9,894,500	435,000	12	8	1			
Change	+61.54%	+85.09%	+7.01%	+9.09%	+700.00%	-	-	-	-
1st Q 2011	13	5,345,750	406,500	11	1	1			

Orient

(Includes East Marion and Greenport)

	# of Sales	Total Sales Volume	Median Sales Price	# Sales Under 500K	# Sales \$500k to \$999K	# Sales \$1M to 1.99M	# Sales \$2M to 3.49M	# Sales \$3.5M to 4.99M	# Sales \$5M+
1st Q 2012	13	5,871,834	379,000	10	2	1			
Change	+117%	+136.01%	-11.86%	+66.67%	-	-	-	-	-
1st Q 2011	6	2,488,000	430,000	6					

Combined North Fork Markets

	# of Sales	Total Sales Volume	Median Sales Price	# Sales Under 500K	# Sales \$500k to \$999K	# Sales \$1M to 1.99M	# Sales \$2M to 3.49M	# Sales \$3.5M to 4.99M	# Sales \$5M+
1st Q 2012	70	33,194,228	391,750	49	17	4	-	-	-
Change	+40.00%	+23.23%	-5.72%	+36.11%	+88.89%	-	-100.00%	-	-
1st Q 2011	50	26,937,660	415,500	36	9	4	1	-	-