

TOWN & COUNTRY

NORTH FORK 4TH QUARTER 2017

HOME SALES REPORT

The last three months of 2017 were very strong for North Fork Home Sales. With the **Number of Home Sales** up nearly 20%, from 92 to 110 year over year, and **Total Home Sales Volume** up 13%, there's much to cheer about!

Looking further at **All North Fork Markets Combined** and we see the greatest statistical jump was in the \$1-\$1.99M price range which exploded by 71.4%. All told though 97 of the 110 **Home Sales** occurred under a million and the **Median Home Sales Price** for the 3rd Q 2017 was 531,500, slightly higher than 2016 same quarter.

Delving deeper into the statistics and you clearly see **Southold (which includes New Suffolk and Peconic)** is the best in class with a staggering 62% more in **Number of Home Sales** and 54% greater **Total Home Sales Volume** 2017 compared to 2016, 4th quarter, yet **Median Home Sales Price** remained relatively stable.

Jamesport (which includes Aquebogue, Baiting Hollow and South Jamesport) performed incredibly well with 42% more **Home Sales** and 42% greater **Total Home Sales Volume** with the **Median Home Sales Price** up 23%!

Mattituck (which includes Laurel and Cutchogue) had the highest **Median Home Sales Price** of \$595,000.

Conversely **Orient (which includes East Marion and Greenport)** was a bit of an anchor with 13% fewer **Home Sales** and a 23% drop in **Total Home Sales Volume**.

All in all the North Fork markets are gaining momentum. At **TOWN & COUNTRY** our North Fork offices are seeing the most sales activity in over the past 12 years!

To view all reports visit

<http://www.TownAndCountryHamptons.com/html/marketReports.php>

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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 2017 Fourth 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+
4th Q 2017	27	12,147,097	475,000	19	7	1	-	-	-
Change	+42.11%	+41.54%	+23.38%	+46.15%	+16.67%	-	-	-	-
4th Q 2016	19	8,581,916	385,000	13	6	-	-	-	-

Mattituck

(Includes Laurel and Cutchoque)

	# 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+
4th Q 2017	29	20,725,945	595,000	9	15	5	-	-	-
Change	-	-1.34%	+5.31%	-25.00%	+15.38%	+150.00%	-100.00%	-	-
4th Q 2016	29	21,008,310	565,000	12	13	2	2	-	-

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+
4th Q 2017	34	24,171,000	565,000	11	17	5	1	-	-
Change	+61.90%	+53.67%	-0.88%	+37.50%	+70.00%	+66.67%	-	-	-
4th Q 2016	21	15,729,500	570,000	8	10	3	-	-	-

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+
4th Q 2017	20	12,591,928	583,250	7	12	1	-	-	-
Change	-13.04%	-23.36%	+6.24%	-22.22%	+20.00%	-50.00%	-100.00%	-	-
4th Q 2016	23	16,429,684	549,000	9	10	2	2	-	-

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+
4th Q 2017	110	69,635,970	531,500	46	51	12	1	-	-
Change	+19.57%	+12.77%	+0.59%	+9.52%	+30.77%	+71.43%	-75.00%	-	-
4th Q 2016	92	61,749,410	528,405	42	39	7	4	-	-