

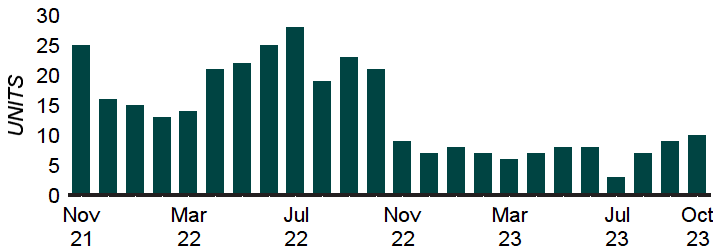
# OCTOBER 2023 MARKET REPORT

Ardsley  
Single Family

	October 2023	CHANGE FROM September 2023	CHANGE FROM October 2022
MEDIAN SALE PRICE	\$967,500	▲ 11.50%	▲ 12.90%
AVERAGE SALE PRICE	\$1,131,283	▲ 16.40%	▲ 23.20%
UNITS SOLD	6	▼ -53.80%	▲ 50.00%
AVERAGE DAYS ON MARKET	12	▼ -33.30%	▼ -90.40%
% OF SALES PRICE	104.70	▼ -2.30%	▲ 2.70%
UNITS FOR SALE	10	▲ 11.10%	▼ -52.40%
MONTHS OF INVENTORY	1.70	▲ 142.90%	▼ -67.90%

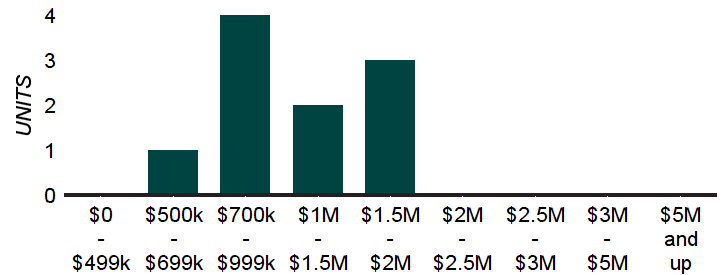
## HOMES FOR SALE

Number of homes listed for sale, end of month



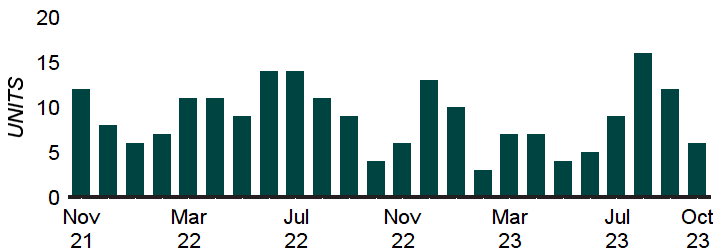
## HOMES FOR SALE BY PRICE RANGE

Number of homes listed for sale at the end of month



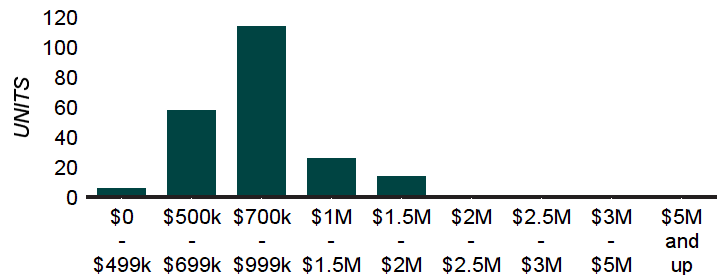
## HOMES SOLD

Number of homes sold



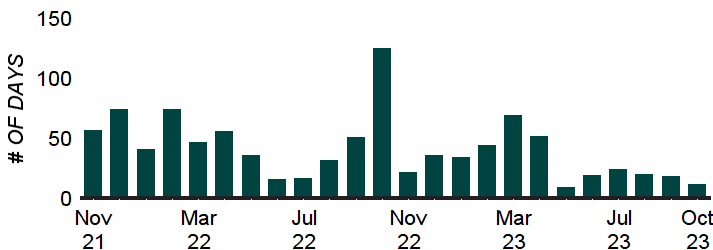
## HOMES SOLD BY PRICE RANGE

Number of homes sold in the previous two years



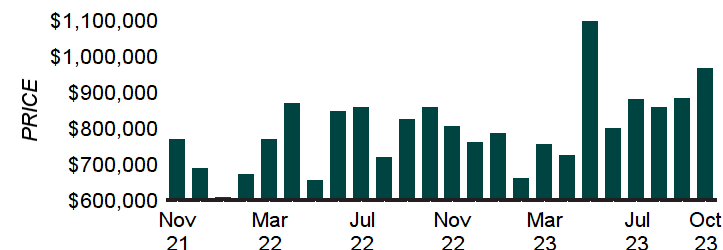
## DAYS ON MARKET - SOLDS

Average days on market for all homes sold



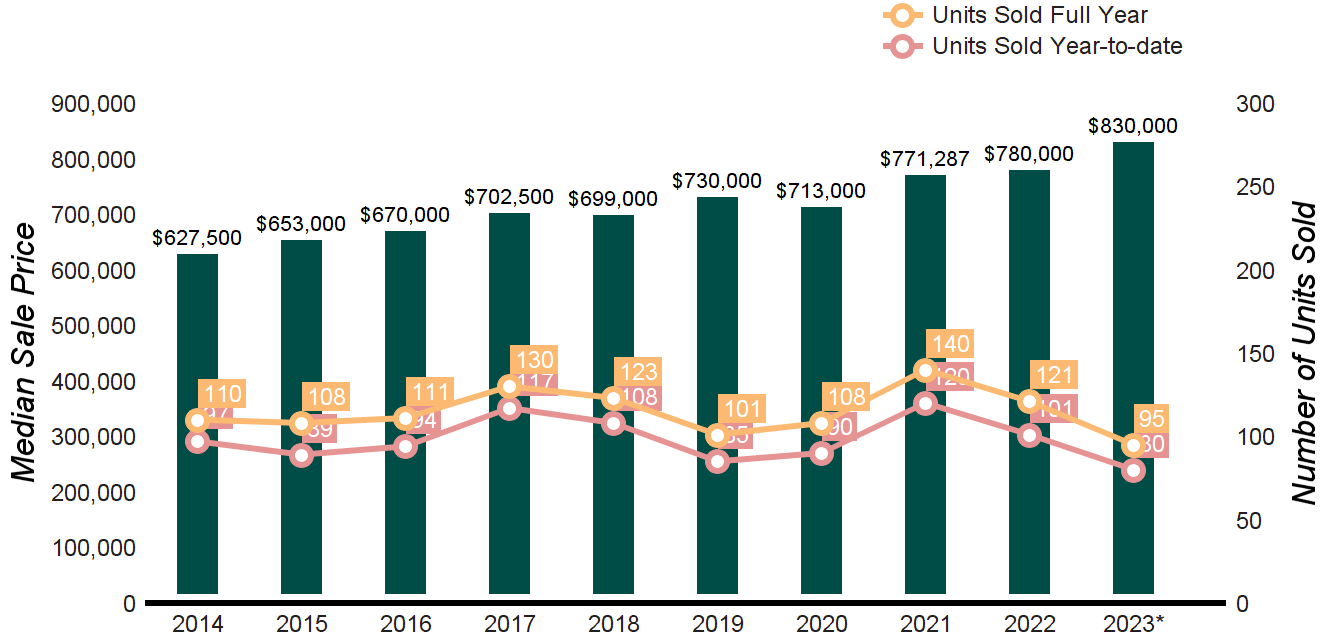
## MEDIAN SALE PRICE

Price of the "middle" homes sold - an equal number of sales were above AND below this price



# TEN-YEAR MARKET HISTORY

Ardsey  
Single Family



	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023*
<b>UNITS SOLD</b>	110	108	111	130	123	101	108	140	121	95
	▲ 3%	▼ 2%	▲ 3%	▲ 17%	▼ 5%	▼ 18%	▲ 7%	▲ 30%	▼ 14%	▼ 21%
<b>MEDIAN SOLD PRICE</b>	\$627,500	\$653,000	\$670,000	\$702,500	\$699,000	\$730,000	\$713,000	\$771,287	\$780,000	\$830,000
	▲ 3%	▲ 4%	▲ 3%	▲ 5%	0%	▲ 4%	▼ 2%	▲ 8%	▲ 1%	▲ 6%