



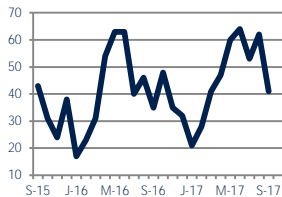
## Focus On: Tuckahoe Housing Market

September 2017

Zip Code(s): 23229

### Units Sold

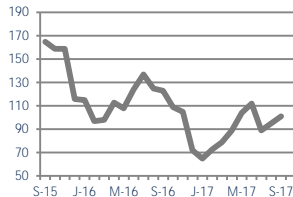
41



Up 17%  
Vs. Year Ago

### Active Inventory

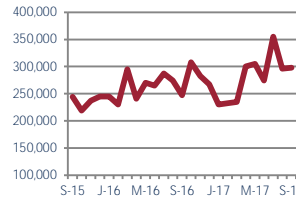
101



Down -18%  
Vs. Year Ago

### Median Sale Price

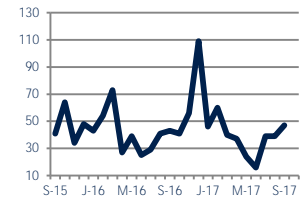
\$298,000



Up 21%  
Vs. Year Ago

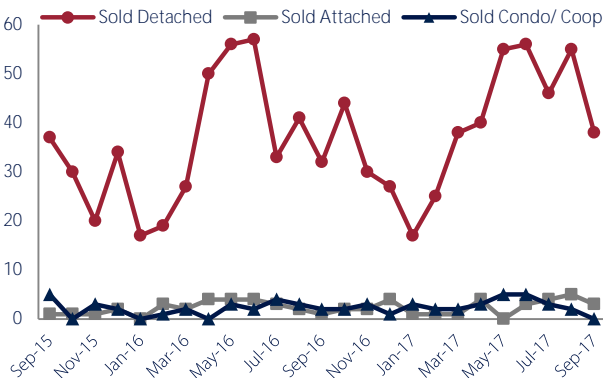
### Days On Market

47



Up 9%  
Vs. Year Ago

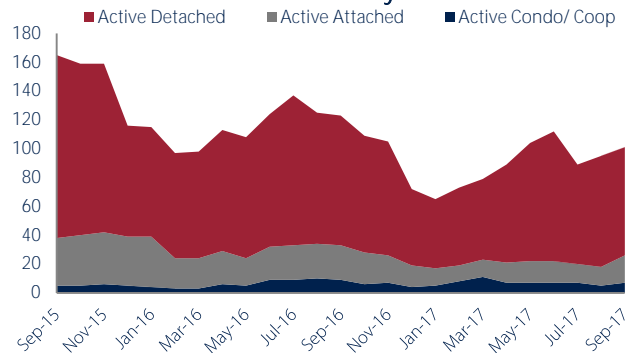
### Units Sold\*



### Units Sold

There was a decrease in total units sold in September, with 41 sold this month in Tuckahoe versus 62 last month, a decrease of 34%. This month's total units sold was higher than at this time last year, an increase of 17% versus September 2016.

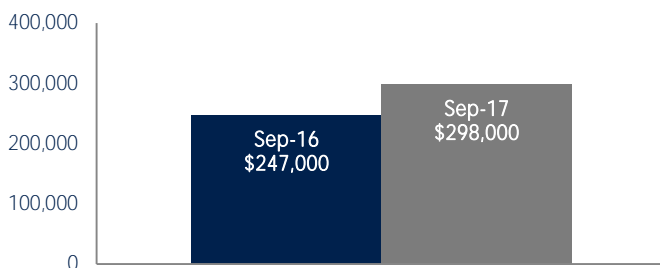
### Active Inventory\*



### Active Inventory

Versus last year, the total number of homes available this month is lower by 22 units or 18%. The total number of active inventory this September was 101 compared to 123 in September 2016. This month's total of 101 is higher than the previous month's total supply of available inventory of 95, an increase of 6%.

### Median Sale Price



### Median Sale Price

Last September, the median sale price for Tuckahoe Homes was \$247,000. This September, the median sale price was \$298,000, an increase of 21% or \$51,000 compared to last year. The current median sold price is 1% higher than in August.

Median sale price is the middle sale price in a given month. The same number of properties are above & below the median.



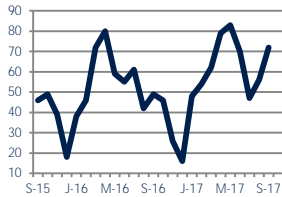
## Focus On: Tuckahoe Housing Market

September 2017

Zip Code(s): 23229

### New Listings

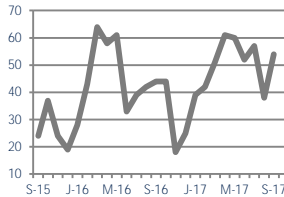
72



Up 47%  
Vs. Year Ago

### Current Contracts

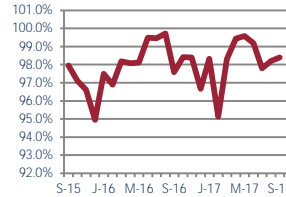
54



Up 23%  
Vs. Year Ago

### Sold Vs. List Price

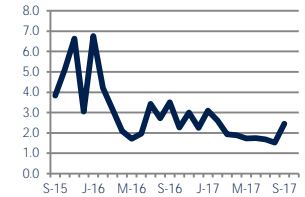
98.4%



Up 0.8%  
Vs. Year Ago

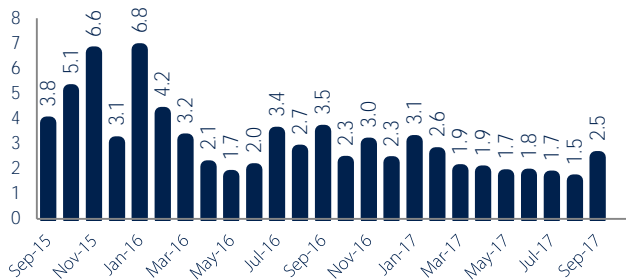
### Months of Supply

2.5



Down -30%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

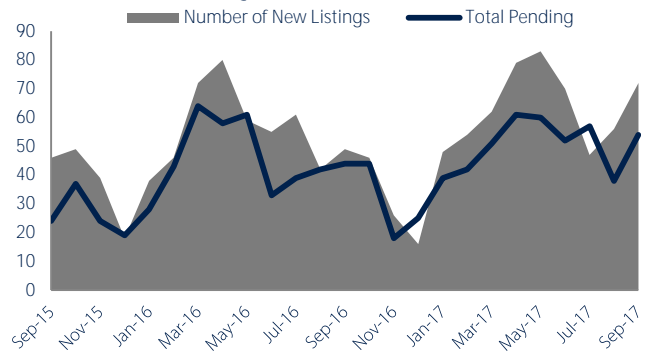
In September, there was 2.5 months of supply available in Tuckahoe, compared to 3.5 in September 2016. That is a decrease of 30% versus a year ago.

Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

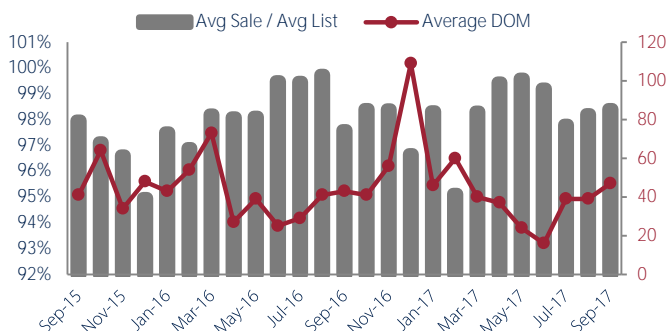
### New Listings & Current Contracts

This month there were 72 homes newly listed for sale in Tuckahoe compared to 49 in September 2016, an increase of 47%. There were 54 current contracts pending sale this September compared to 44 a year ago. The number of current contracts is 23% higher than last September.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In September, the average sale price in Tuckahoe was 98.4% of the average list price, which is 0.8% higher than at this time last year.

### Days On Market

This month, the average number of days on market was 47, higher than the average last year, which was 43, an increase of 9%.