

Old Westbury | January 1 to June 30

In Daniel Gale Sotheby's International Realty's ongoing endeavor to provide informative and timely information, our Long Island Market Reports are published quarterly. Since seasonality is a factor, comparisons are made to the same period of time for the prior year. We invite you to call with any inquiries.

	2009	2010		2009	2010
ALBERTSON			EAST WILLISTON		
Number of Sales	18	18	Number of Sales	1	6
Days on Market	84	88	Days on Market	195	81
Average Price	\$490,167	\$533,778	Average Price	\$703,000	\$755,833
Median Price	\$430,000	\$502,500	Median Price	\$703,000	\$722,500
Highest Price	\$900,000	\$945,000	Highest Price	\$703,000	\$880,000
Listed Properties	32	41	Listed Properties	25	29
BROOKVILLE			MANHASSET HILLS		
Number of Sales	6	8	Number of Sales	10	14
Days on Market	77	255	Days on Market	191	75
Average Price	\$1,817,500	\$1,958,625	Average Price	\$753,850	\$769,143
Median Price	\$1,565,000	\$1,350,000	Median Price	\$747,500	\$790,000
Highest Price	\$3,440,000	\$3,900,000	Highest Price	\$998,000	\$850,000
Listed Properties	36	38	Listed Properties	25	40
CARLE PLACE			MINEOLA		
Number of Sales	13	14	Number of Sales	43	36
Days on Market	81	75	Days on Market	123	139
Average Price	\$454,200	\$349,714	Average Price	\$446,709	\$417,089
Median Price	\$425,000	\$340,000	Median Price	\$425,000	\$422,500
Highest Price	\$790,000	\$516,000	Highest Price	\$710,000	\$600,000
Listed Properties	9	12	Listed Properties	52	55

Median: The threshold which divides the real estate market into two equal halves, in reference to pricing. One half of the homes in the market were sold at a price above the median home price, while the other half were sold below that price.

Average: The sum of prices of all homes sold in a certain area in a certain period, divided by the number of properties sold in the same area in that period.

Listed Properties: Represents the number of available properties as of June 30.

	2009	2010
MUTTONTOWN		
Number of Sales	10	6
Days on Market	126	294
Average Price	\$1,859,000	\$2,070,333
Median Price	\$1,645,000	\$1,837,500
Highest Price	\$3,700,000	\$3,575,000
Listed Properties	43	59

	2009	2010
NEW HYDE PARK		
Number of Sales	100	108
Days on Market	113	87
Average Price	\$499,397	\$512,956
Median Price	\$483,500	\$512,500
Highest Price	\$780,000	\$805,000
Listed Properties	136	114

	2009	2010
OLD BROOKVILLE		
Number of Sales	6	2
Days on Market	170	234
Average Price	\$2,721,933	\$2,200,015
Median Price	\$2,698,300	\$2,200,015
Highest Price	\$4,800,000	\$2,200,029
Listed Properties	45	52

	2009	2010
OLD WESTBURY		
Number of Sales	5	17
Days on Market	105	126
Average Price	\$3,370,000	\$2,583,269
Median Price	\$1,600,000	\$1,900,000
Highest Price	\$9,000,000	\$7,625,000
Listed Properties	77	75

	2009	2010
SEARINGTOWN		
Number of Sales	2	12
Days on Market	123	132
Average Price	\$809,840	\$762,375
Median Price	\$809,840	\$772,500
Highest Price	\$880,000	\$983,000
Listed Properties	17	20

	2009	2010
UPPER BROOKVILLE		
Number of Sales	0	2
Days on Market	0	346
Average Price	\$0	\$1,879,000
Median Price	\$0	\$1,879,000
Highest Price	\$0	\$2,670,000
Listed Properties	33	40

	2009	2010
WESTBURY		
Number of Sales	93	11
Days on Market	104	116
Average Price	\$351,887	\$364,116
Median Price	\$350,000	\$355,000
Highest Price	\$785,000	\$670,000
Listed Properties	259	234

	2009	2010
WILLISTON PARK		
Number of Sales	15	31
Days on Market	116	89
Average Price	\$463,733	\$491,952
Median Price	\$435,000	\$449,000
Highest Price	\$700,000	\$773,000
Listed Properties	26	29

If you would like more detailed information about these areas, please call or fill out this reply card and mail it back to our office.

Daniel Gale Sotheby's International Realty

Name _____

Street Address _____

City _____ State _____ Zip _____

() _____
Home Telephone

() _____
Work Telephone

Email _____

Which of the following interests you?

- The present market value of your property
- Buying a property
- Selling a property
- Wells Fargo Mortgage
- Home Services, your personal move coordinator
- A career in real estate

If your property is listed with another real estate broker, please disregard. It is not our intention to solicit the offerings of other real estate brokers. We are happy to cooperate fully. ©MMV Sotheby's International Realty Affiliates, Inc. All rights reserved. An Equal Opportunity Company. Equal Housing Opportunity. Each office is independently owned and operated, except offices owned and operated by NRT Incorporated. We are pledged to provide equal opportunity for housing to any prospective customer or client, without regard to race, color, religion, sex, handicap, familial status or national origin.

Old Westbury Office

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Statistics based on residential properties reported as closed January 1 to June 30 on Long Island Multiple Listing Service (MLS).