

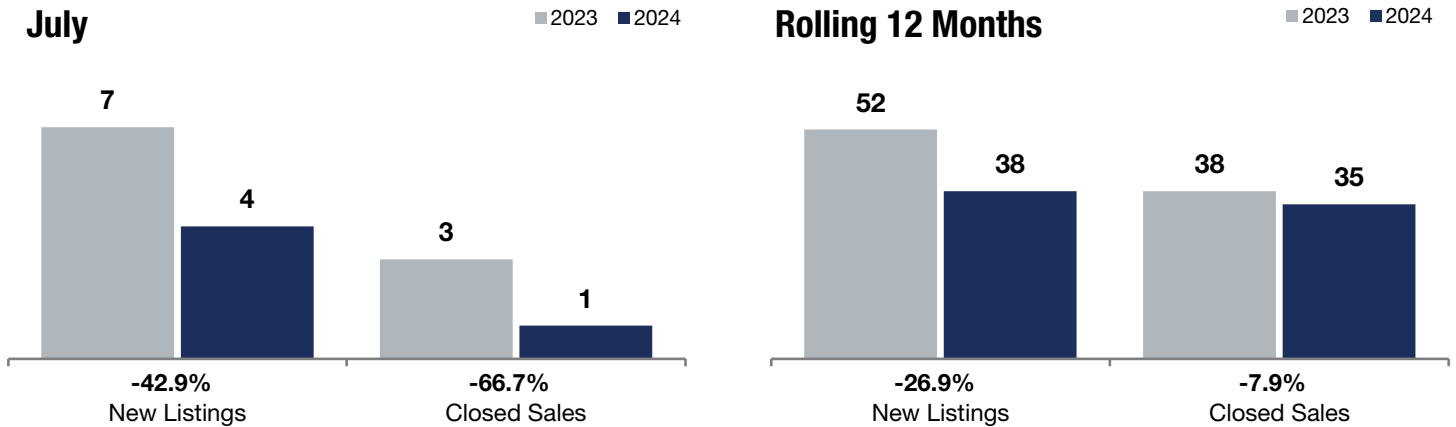
Prospect Park - East River Road

- 42.9% **- 66.7%** **+ 170.5%**

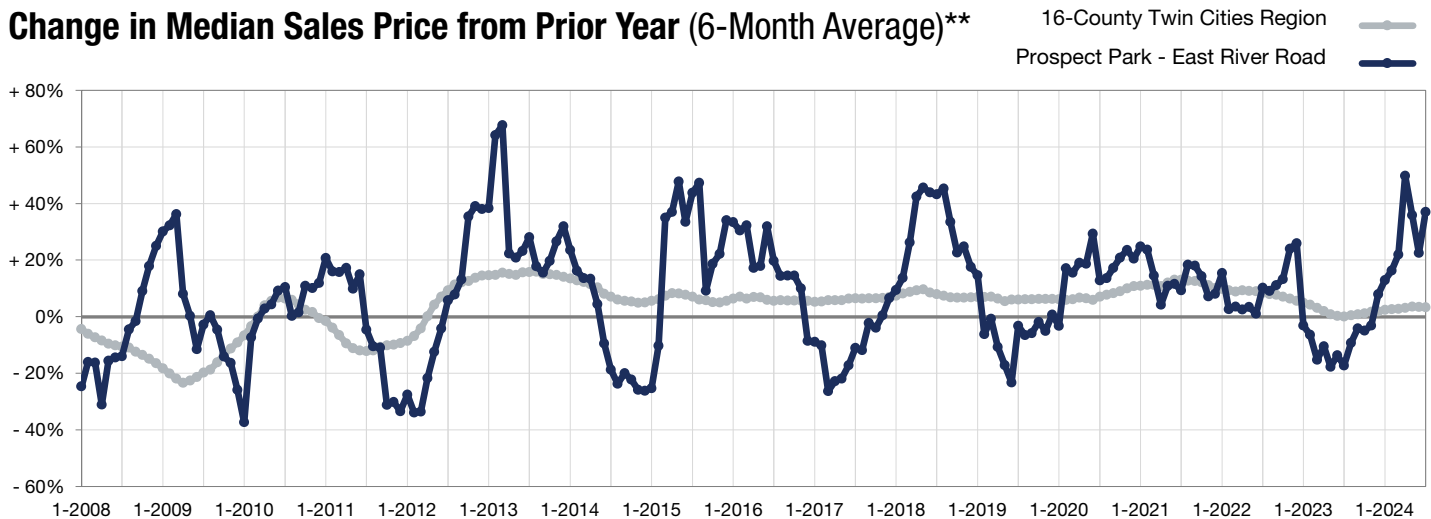
Change in New Listings Change in Closed Sales Change in Median Sales Price

	July			Rolling 12 Months		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	7	4	-42.9%	52	38	-26.9%
Closed Sales	3	1	-66.7%	38	35	-7.9%
Median Sales Price*	\$220,000	\$595,000	+ 170.5%	\$292,500	\$400,000	+ 36.8%
Average Sales Price*	\$346,967	\$595,000	+ 71.5%	\$343,280	\$430,097	+ 25.3%
Price Per Square Foot*	\$223	\$187	-16.0%	\$249	\$249	-0.2%
Percent of Original List Price Received*	94.2%	100.0%	+ 6.2%	94.9%	97.5%	+ 2.7%
Days on Market Until Sale	12	17	+ 41.7%	64	49	-23.4%
Inventory of Homes for Sale	6	6	0.0%	--	--	--
Months Supply of Inventory	1.8	2.1	+ 16.7%	--	--	--

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Change in Median Sales Price from Prior Year (6-Month Average)**



** Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period.