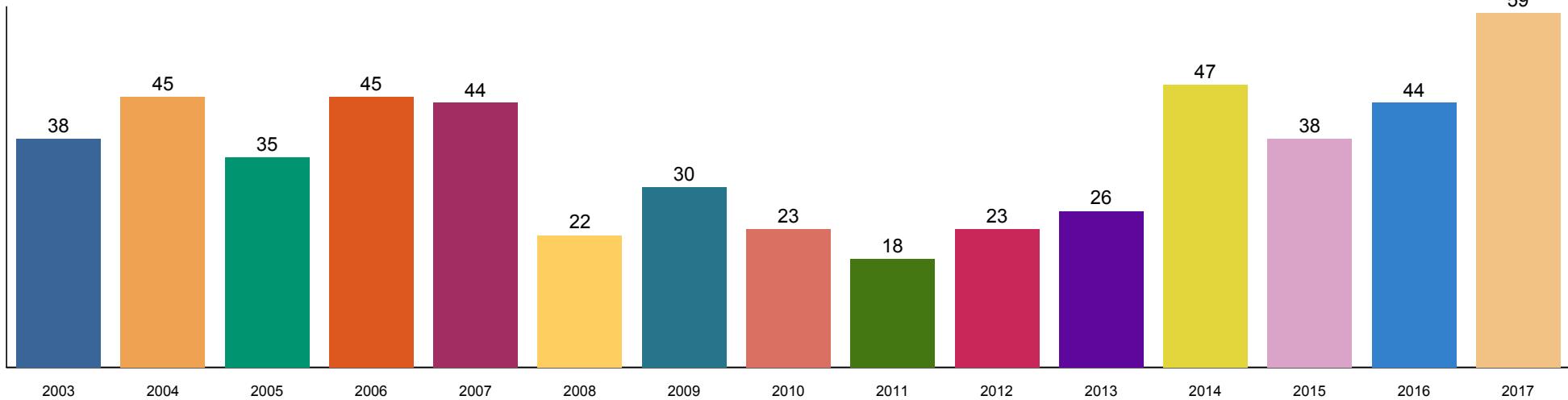
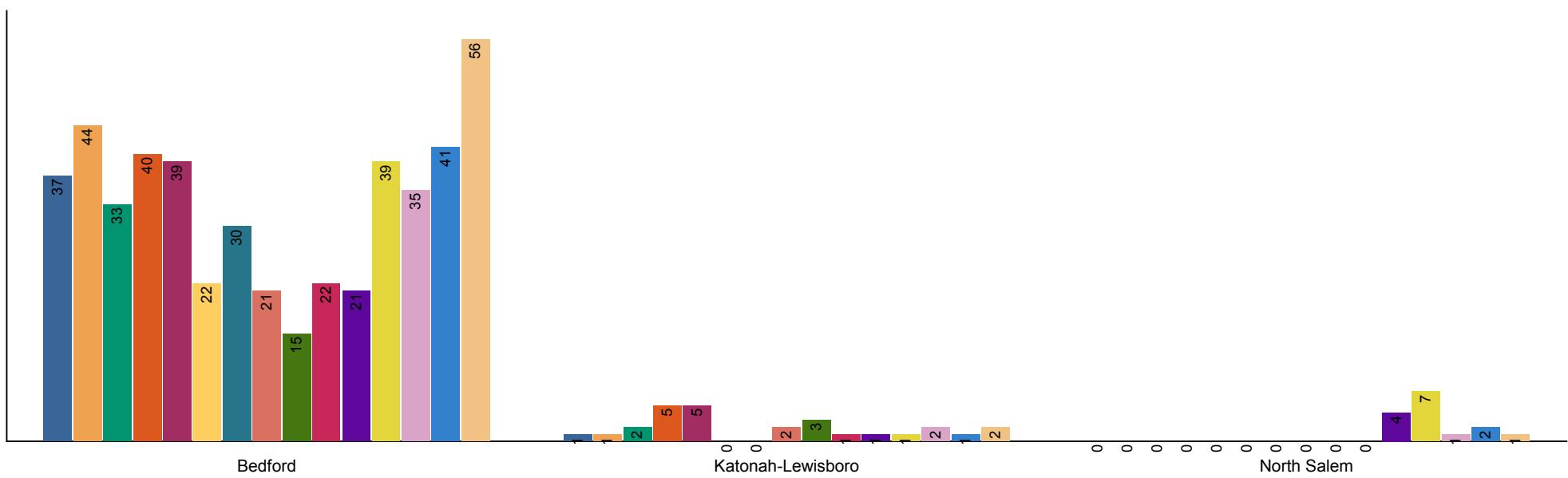


**Northern Westchester**  
**Bedford, Byram Hills, Chappaqua, Katonah-Lewisboro, North Salem, Somers**  
**Co-Operative**

**Number of Sales**

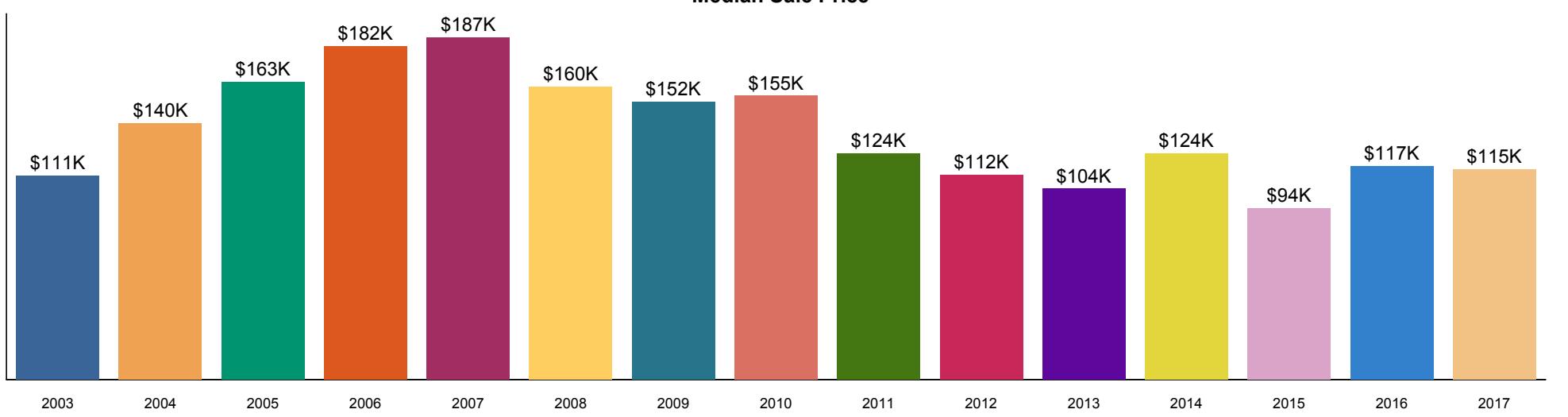


**School District - Number of Sales**

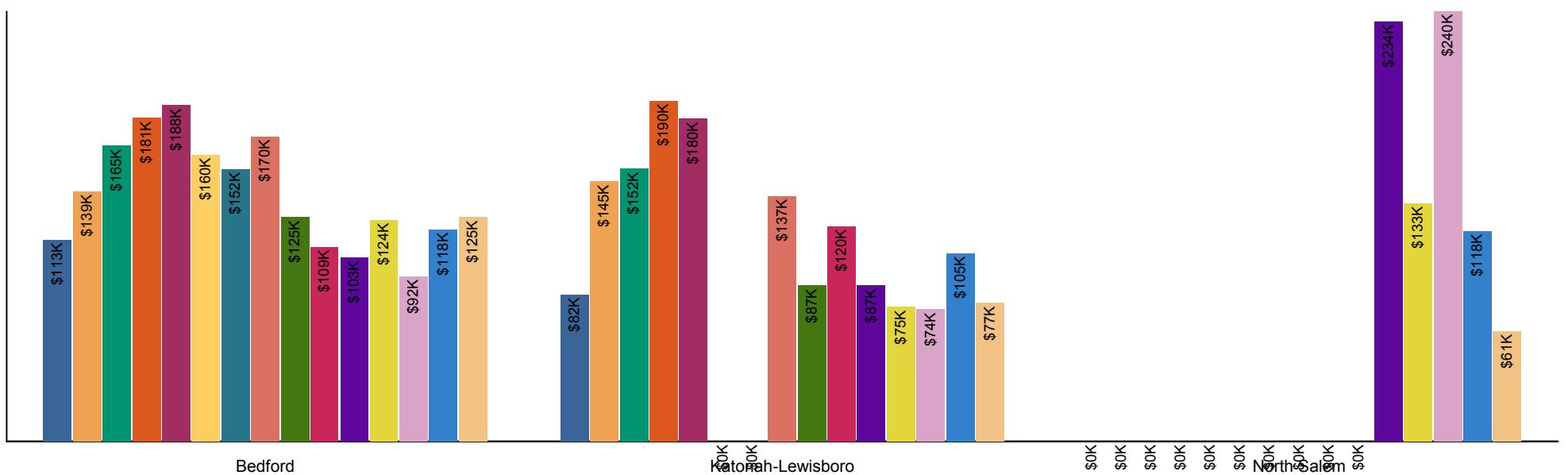


**Northern Westchester**  
**Bedford, Byram Hills, Chappaqua, Katonah-Lewisboro, North Salem, Somers**  
**Co-Operative**

**Median Sale Price**

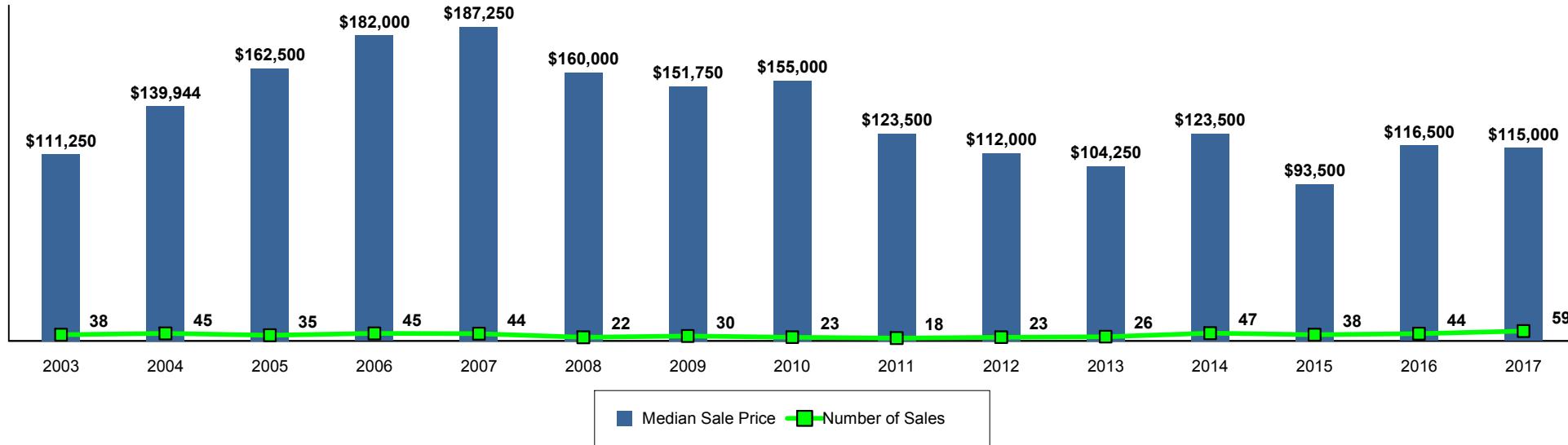


**School District - Median Sale Price**



**Northern Westchester**  
**Bedford, Byram Hills, Chappaqua, Katonah-Lewisboro, North Salem, Somers**  
**Co-Operative**

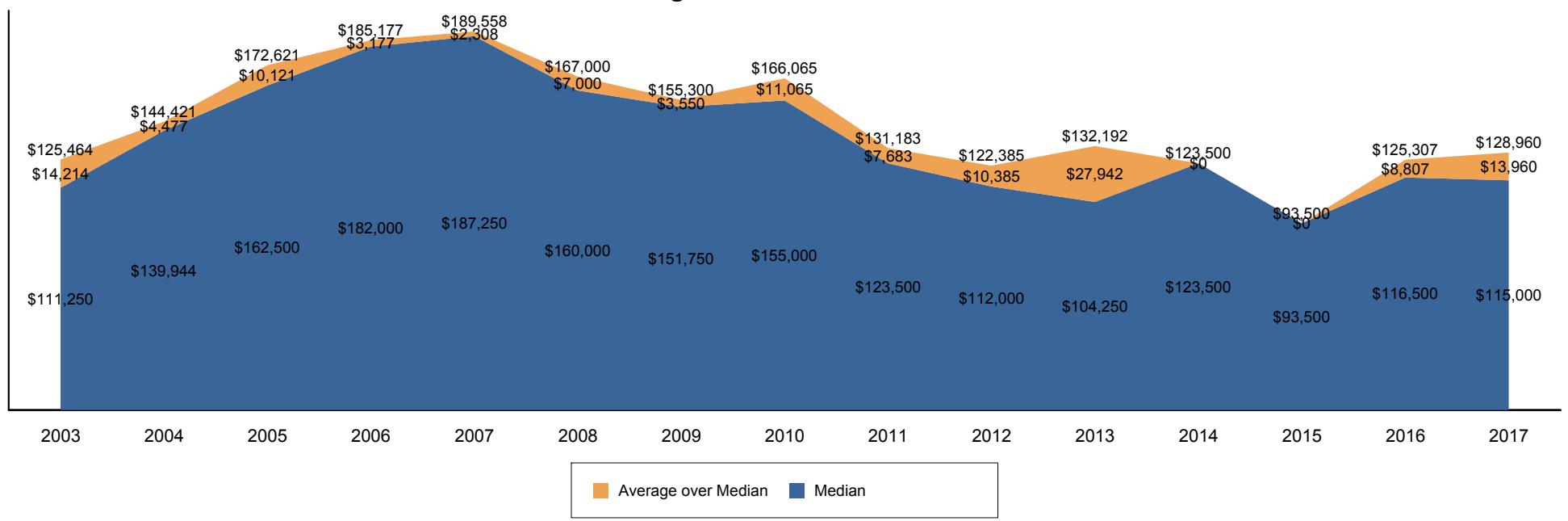
**Median Sale Price and Number of Sales**



		2003	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
Total	MSP	\$111,250	\$139,944	\$162,500	\$182,000	\$187,250	\$160,000	\$151,750	\$155,000	\$123,500	\$112,000	\$104,250	\$123,500	\$93,500	\$116,500	\$115,000
	# of Sales	\$38	\$45	\$35	\$45	\$44	\$22	\$30	\$23	\$18	\$23	\$26	\$47	\$38	\$44	\$59
Bedford	MSP	\$112,500	\$139,472	\$165,000	\$180,500	\$187,500	\$160,000	\$151,750	\$170,000	\$125,000	\$108,500	\$102,500	\$123,500	\$92,000	\$118,000	\$125,000
	# of Sales	37	44	33	40	39	22	30	21	15	22	21	39	35	41	56
Katonah-Lewisboro	MSP	\$82,000	\$145,000	\$152,000	\$190,000	\$180,000			\$137,000	\$87,000	\$120,000	\$87,000	\$75,000	\$73,650	\$105,000	\$77,250
	# of Sales	1	1	2	5	5			2	3	1	1	1	2	1	2
North Salem	MSP											\$234,250	\$133,000	\$240,000	\$117,500	\$61,480
	# of Sales											4	7	1	2	1

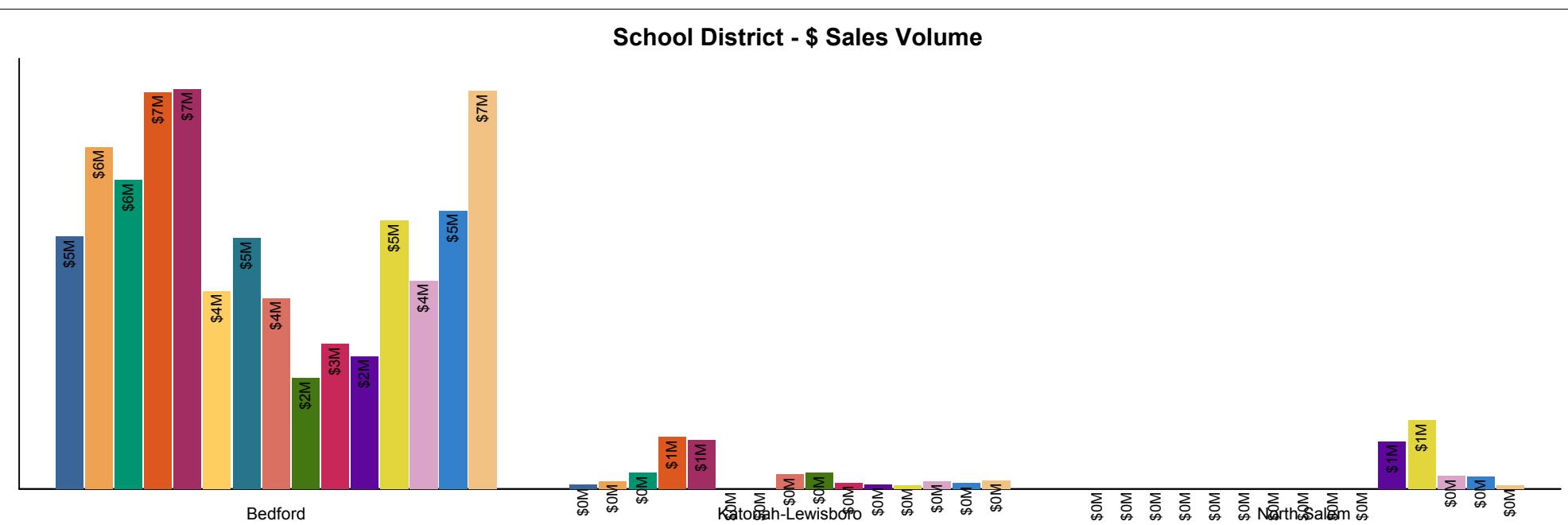
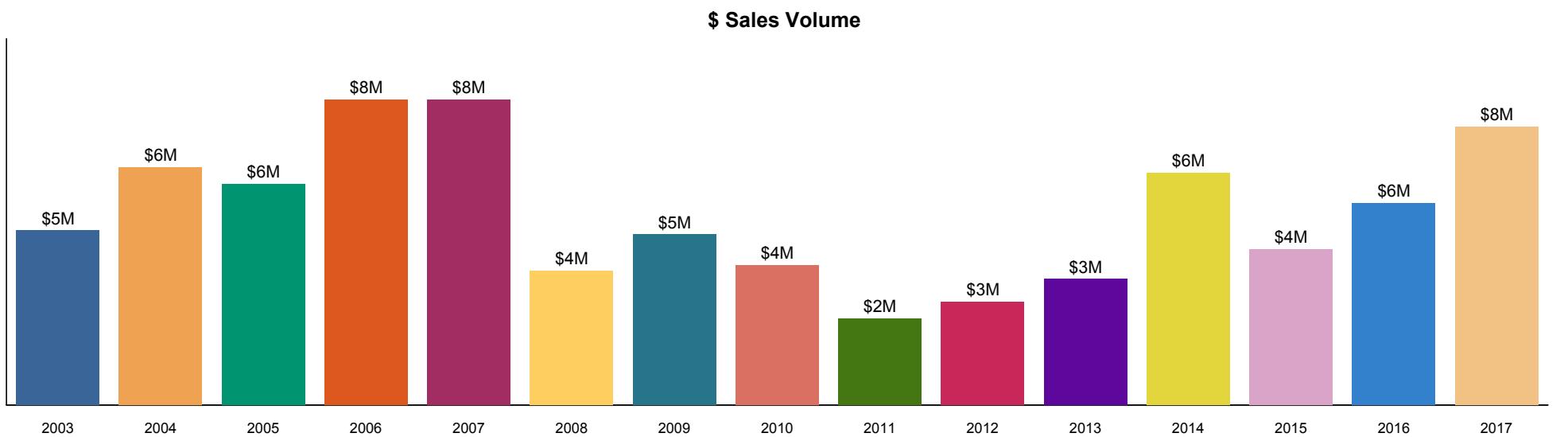
**Northern Westchester**  
**Bedford, Byram Hills, Chappaqua, Katonah-Lewisboro, North Salem, Somers**  
**Co-Operative**

**Average and Median Sale Price**



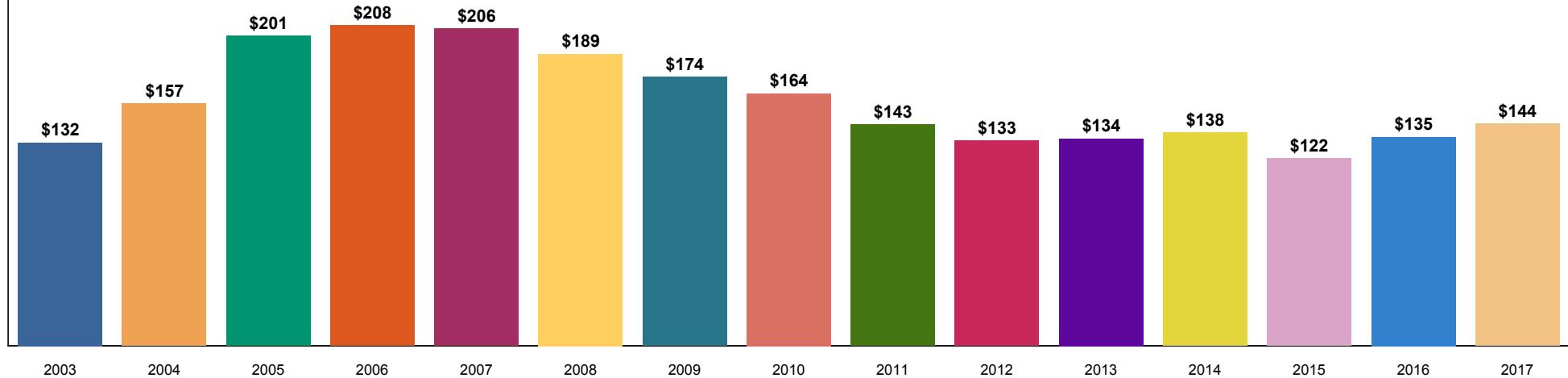
		2003	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
Total	Average	\$125,464	\$144,421	\$172,621	\$185,177	\$189,558	\$167,000	\$155,300	\$166,065	\$131,183	\$122,385	\$132,192	\$134,932	\$112,100	\$125,307	\$128,960
	Median	\$111,250	\$139,944	\$162,500	\$182,000	\$187,250	\$160,000	\$151,750	\$155,000	\$123,500	\$112,000	\$104,250	\$123,500	\$93,500	\$116,500	\$115,000
Bedford	Average	\$126,639	\$144,408	\$173,871	\$184,254	\$190,585	\$167,000	\$155,300	\$168,833	\$137,287	\$122,493	\$117,357	\$127,956	\$110,643	\$126,183	\$132,012
	Median	\$112,500	\$139,472	\$165,000	\$180,500	\$187,500	\$160,000	\$151,750	\$170,000	\$125,000	\$108,500	\$102,500	\$123,500	\$92,000	\$118,000	\$125,000
Katonah-Le wisboro	Average	\$82,000	\$145,000	\$152,000	\$192,560	\$181,550			\$137,000	\$100,667	\$120,000	\$87,000	\$75,000	\$73,650	\$105,000	\$77,250
	Median	\$82,000	\$145,000	\$152,000	\$190,000	\$180,000			\$137,000	\$87,000	\$120,000	\$87,000	\$75,000	\$73,650	\$105,000	\$77,250
North Salem	Average											\$221,375	\$182,357	\$240,000	\$117,500	\$61,480
	Median											\$234,250	\$133,000	\$240,000	\$117,500	\$61,480

# **Northern Westchester Bedford, Byram Hills, Chappaqua, Katonah-Lewisboro, North Salem, Somers Co-Operative**



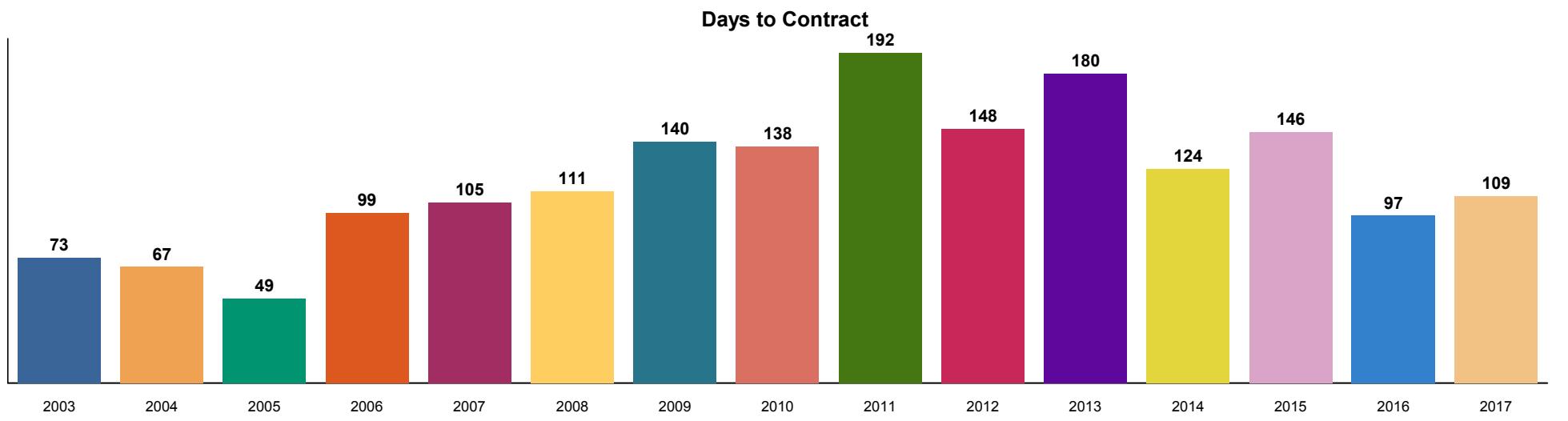
**Northern Westchester  
Bedford, Byram Hills, Chappaqua, Katonah-Lewisboro, North Salem, Somers  
Co-Operative**

## Average Price / Square Foot



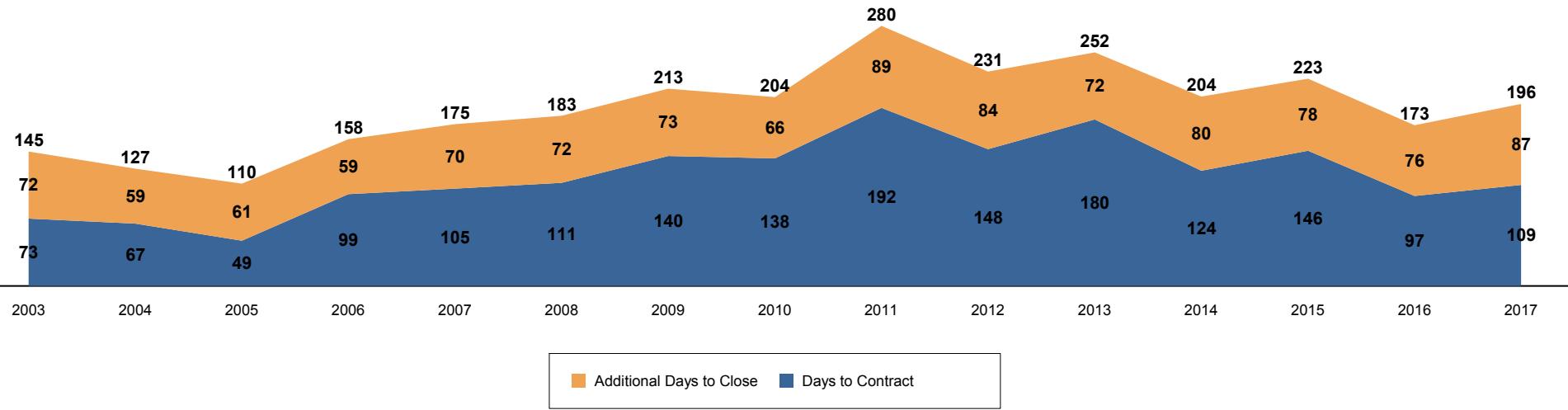
## School District - Average Price / Square Foot

# **Northern Westchester Bedford, Byram Hills, Chappaqua, Katonah-Lewisboro, North Salem, Somers Co-Operative**

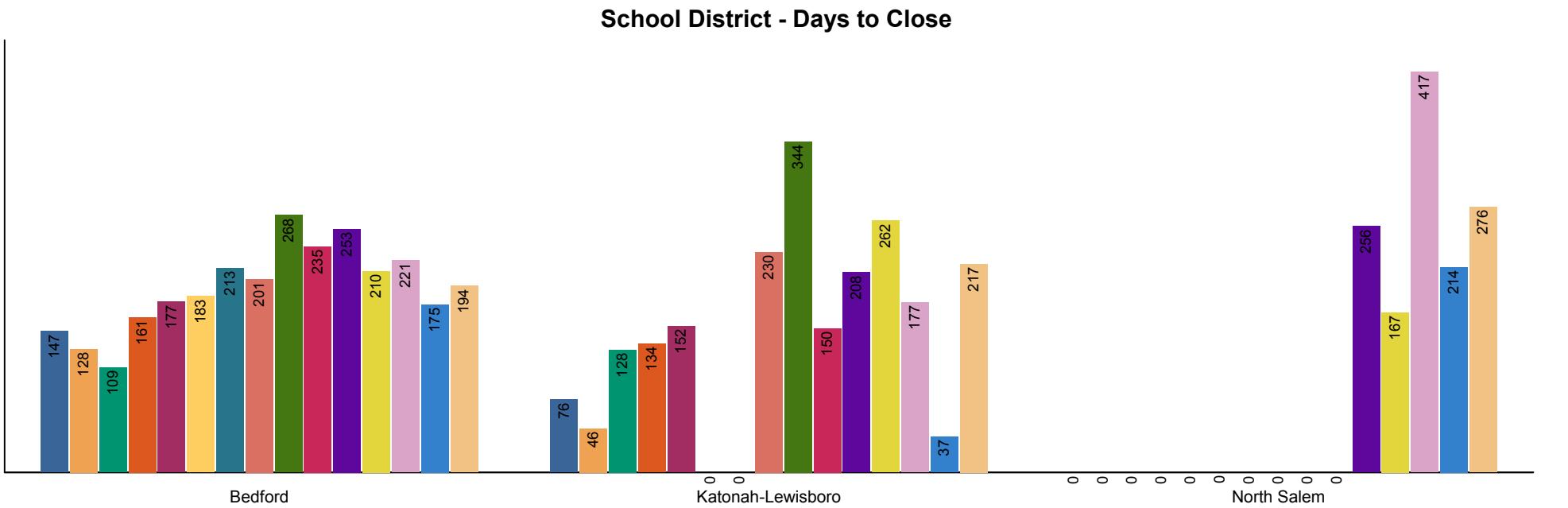


**Northern Westchester**  
**Bedford, Byram Hills, Chappaqua, Katonah-Lewisboro, North Salem, Somers**  
**Co-Operative**

**Days to Close**

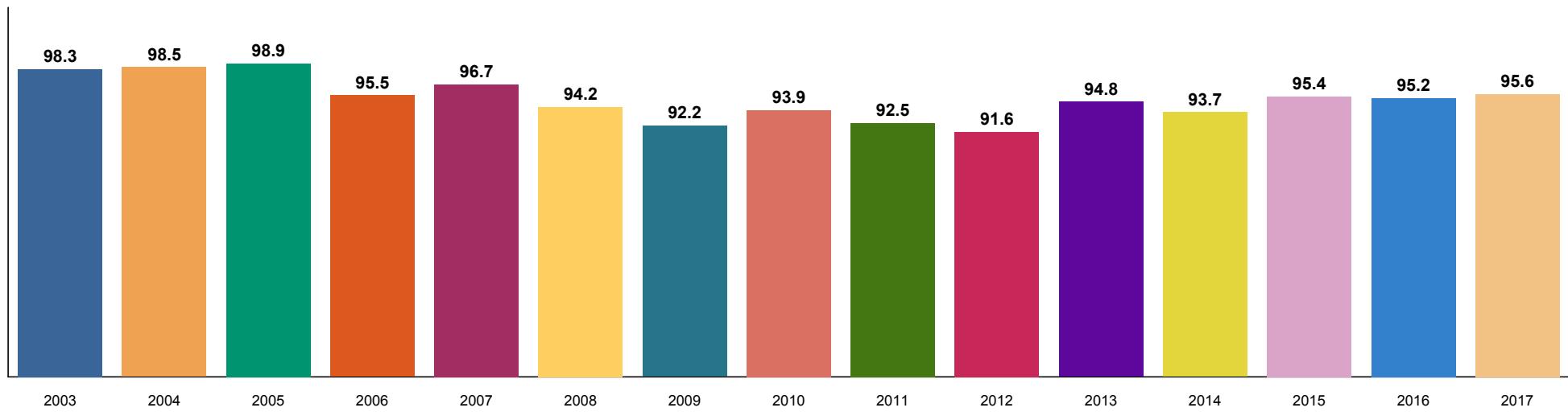


**School District - Days to Close**



**Northern Westchester**  
**Bedford, Byram Hills, Chappaqua, Katonah-Lewisboro, North Salem, Somers**  
**Co-Operative**

**% Sale Price to List Price**



**% Sale Price to Original List Price**

