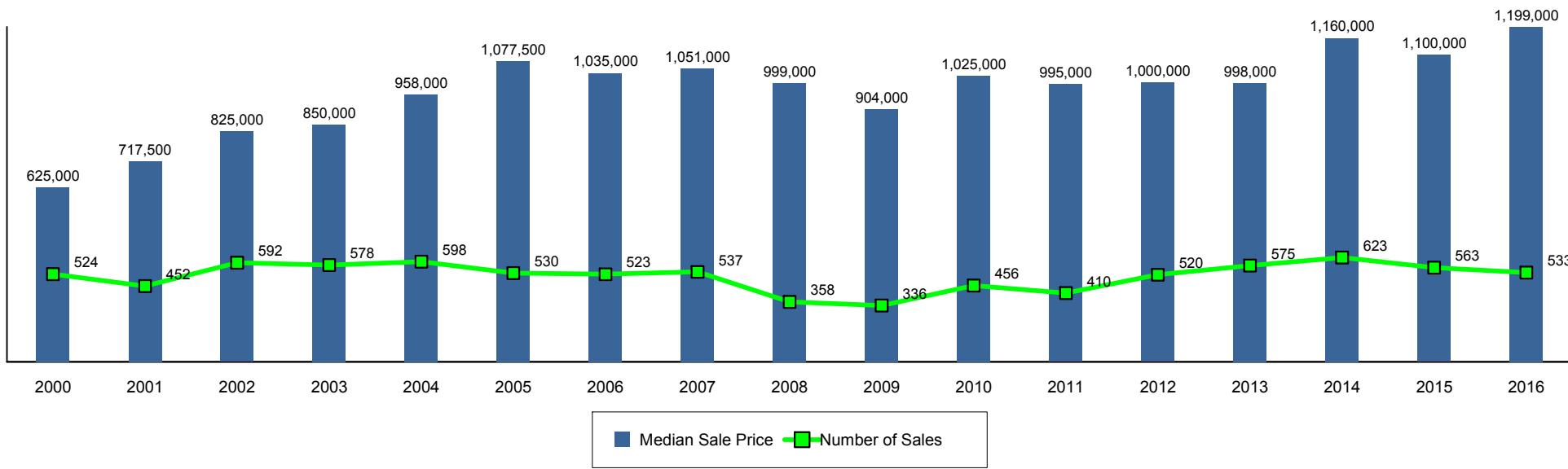


Lower Westchester
Bronxville, Eastchester, Edgemont, Scarsdale, Tuckahoe
Single Family Homes

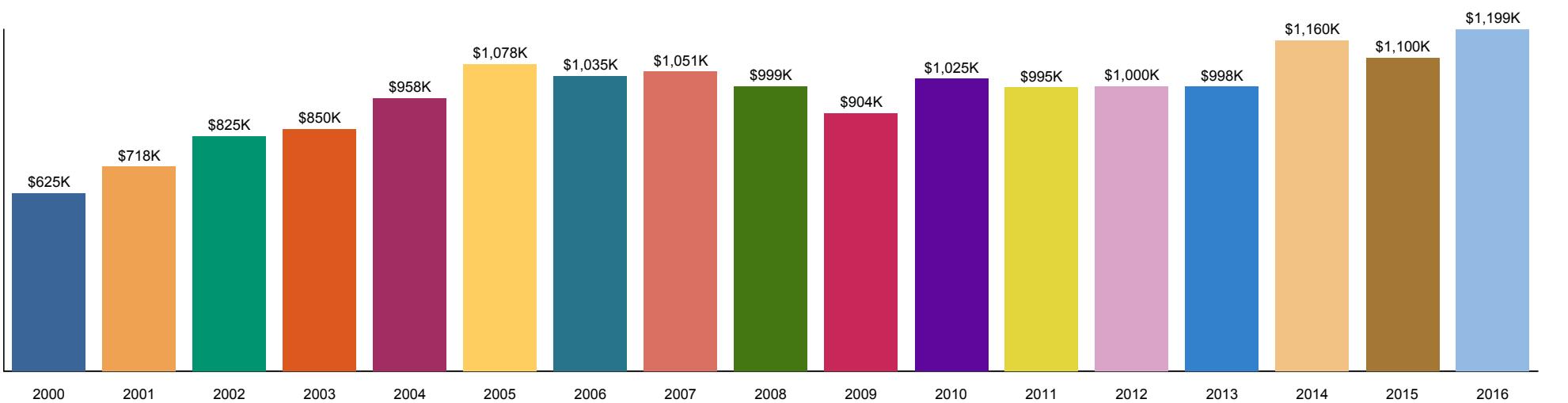
Market History



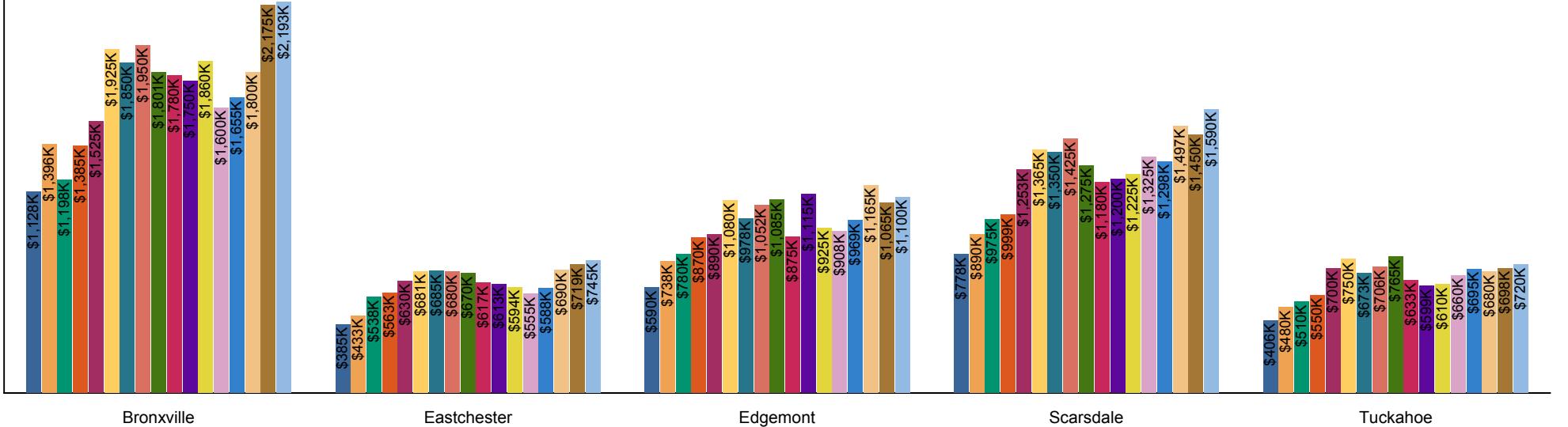
		2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016
Total	MSP	\$625,000	\$717,500	\$825,000	\$850,000	\$958,000	\$1,077,500	\$1,035,000	\$1,051,000	\$999,000	\$904,000	\$1,025,000	\$995,000	\$1,000,000	\$998,000	\$1,160,000	\$1,100,000	\$1,199,000
	# of Sales	524	452	592	578	598	530	523	537	358	336	456	410	520	575	623	563	533
Bronxville	MSP	1,127,500	1,395,500	1,197,500	1,385,000	1,525,000	1,925,000	1,850,000	1,950,000	1,801,000	1,780,000	1,750,000	1,860,000	1,600,000	1,655,000	1,800,000	2,175,000	2,192,500
	# of Sales	64	48	70	77	77	61	67	61	45	28	75	47	81	83	80	62	58
Eastchester	MSP	385,000	433,275	537,500	562,500	629,500	681,000	685,000	680,000	669,500	617,000	612,500	593,500	555,000	587,500	690,000	719,000	745,000
	# of Sales	123	108	133	138	144	128	113	120	90	65	84	82	79	120	135	117	109
Edgemont	MSP	590,000	738,000	780,000	870,000	889,500	1,080,000	978,250	1,051,580	1,085,000	875,000	1,115,000	925,000	908,125	968,750	1,165,000	1,065,000	1,100,000
	# of Sales	69	59	71	74	86	69	68	73	48	46	62	49	98	92	104	109	89
Scarsdale	MSP	777,500	890,000	975,000	999,000	1,253,000	1,365,000	1,350,000	1,425,000	1,275,000	1,180,000	1,200,000	1,225,000	1,325,000	1,297,500	1,497,000	1,450,000	1,590,000
	# of Sales	233	195	279	251	242	229	233	237	142	160	202	205	226	237	253	231	233
Tuckahoe	MSP	406,000	480,000	510,000	550,000	700,000	750,000	672,500	705,650	765,000	632,500	599,000	610,000	660,000	695,000	680,000	698,488	719,500
	# of Sales	35	42	39	38	49	43	42	46	33	37	33	27	36	43	51	44	44

Lower Westchester
Bronxville, Eastchester, Edgemont, Scarsdale, Tuckahoe
Single Family Homes

Median Sale Price

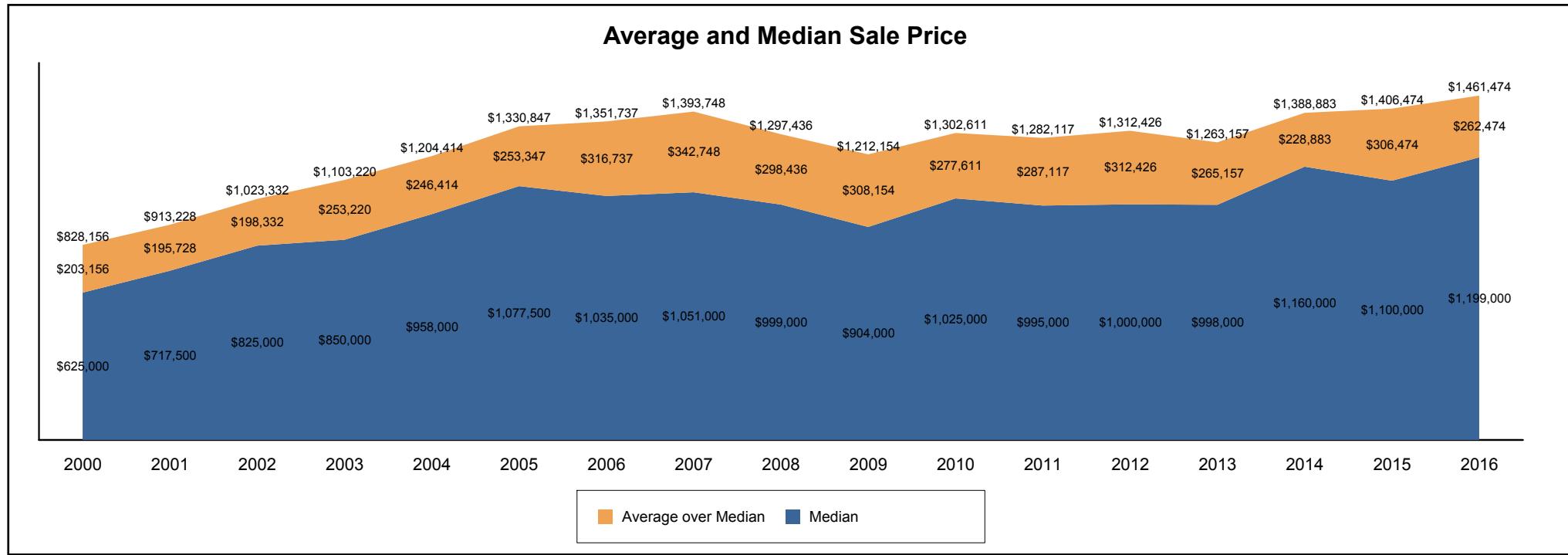


School District - Median Sale Price



Lower Westchester
Bronxville, Eastchester, Edgemont, Scarsdale, Tuckahoe
Single Family Homes

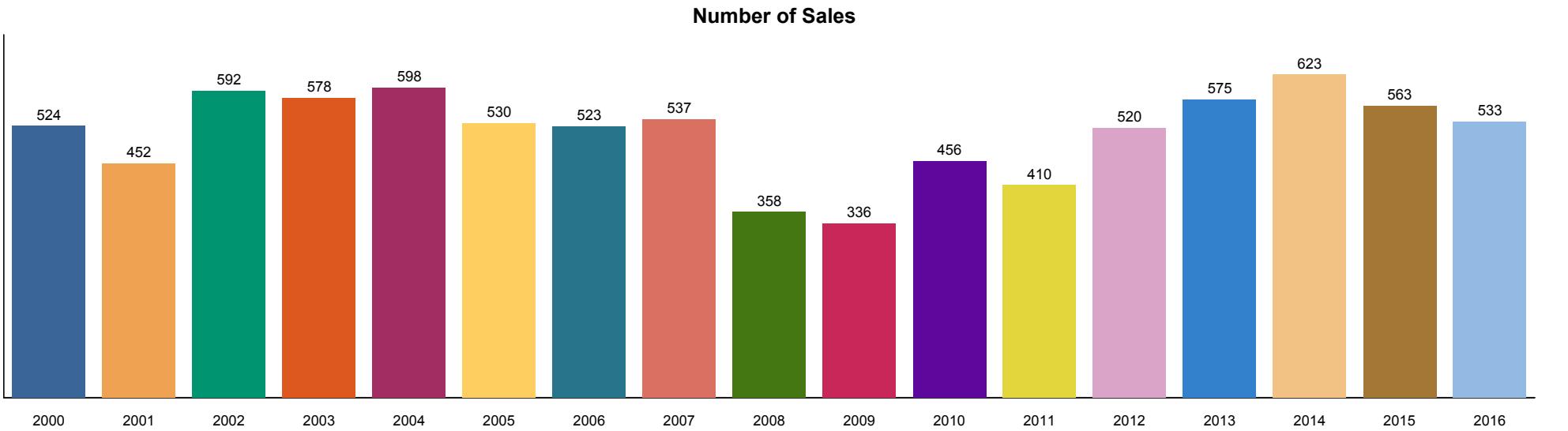
Average and Median Sale Price



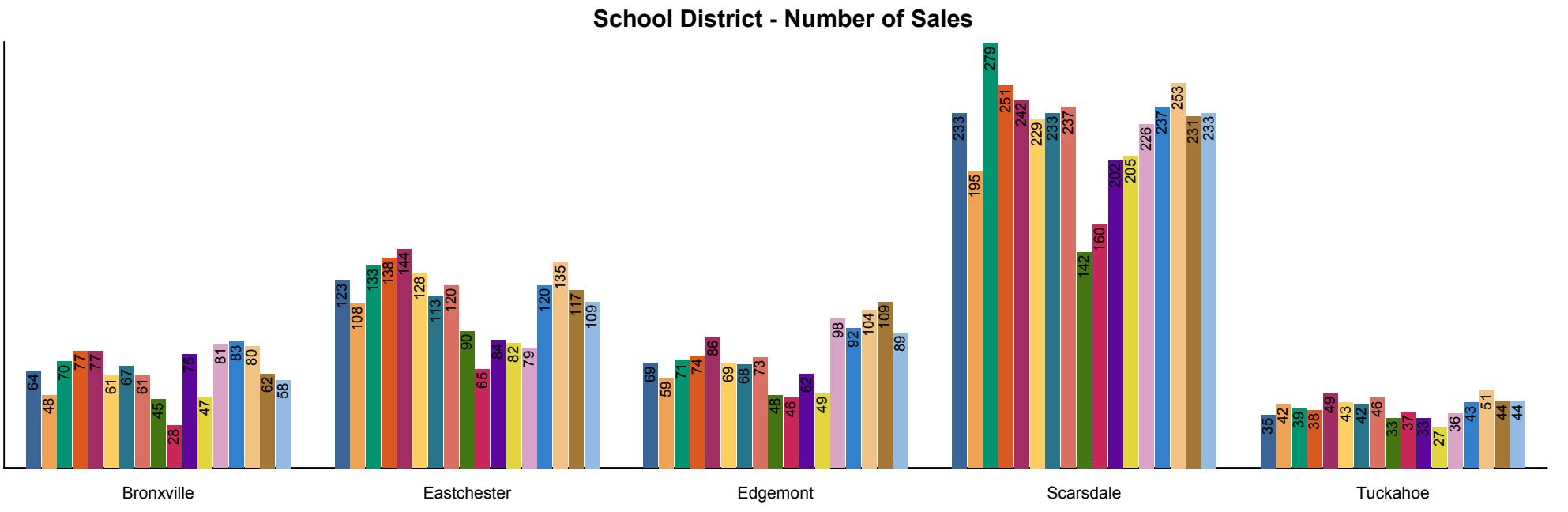
		2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	
Total	Average	\$828,156	\$913,228	\$1,023,332	\$1,103,220	\$1,204,414	\$1,330,847	\$1,351,737	\$1,393,748	\$1,297,436	\$1,212,154	\$1,302,611	\$1,282,117	\$1,312,426	\$1,263,157	\$1,388,883	\$1,406,474	\$1,461,474	
	Median	\$625,000	\$717,500	\$825,000	\$850,000	\$958,000	\$1,077,500	\$1,035,000	\$1,051,000	\$999,000	\$1,051,000	\$999,000	\$1,025,000	\$1,025,000	\$995,000	\$1,000,000	\$998,000	\$1,100,000	\$1,199,000
Bronxville	Average	\$1,177,950	\$1,526,012	\$1,373,497	\$1,532,454	\$1,632,527	\$2,004,685	\$1,803,895	\$1,983,685	\$1,873,299	\$2,047,986	\$1,857,673	\$1,916,881	\$1,839,296	\$1,816,809	\$1,910,073	\$2,313,194	\$2,267,103	
	Median	\$1,127,500	\$1,395,500	\$1,197,500	\$1,385,000	\$1,525,000	\$1,925,000	\$1,850,000	\$1,950,000	\$1,801,000	\$1,780,000	\$1,750,000	\$1,860,000	\$1,600,000	\$1,655,000	\$1,800,000	\$2,175,000	\$2,192,500	
Eastchester	Average	\$434,578	\$501,012	\$567,774	\$601,315	\$673,947	\$755,440	\$765,850	\$713,272	\$713,665	\$666,415	\$648,577	\$624,974	\$637,644	\$618,694	\$725,075	\$736,586	\$768,536	
	Median	\$385,000	\$433,275	\$537,500	\$562,500	\$629,500	\$681,000	\$685,000	\$680,000	\$669,500	\$617,000	\$612,500	\$593,500	\$555,000	\$587,500	\$690,000	\$719,000	\$745,000	
Edgemont	Average	\$676,345	\$853,545	\$906,248	\$979,777	\$1,017,158	\$1,178,102	\$1,193,294	\$1,156,541	\$1,210,219	\$975,633	\$1,318,704	\$1,039,000	\$1,014,860	\$1,093,036	\$1,200,282	\$1,196,349	\$1,175,057	
	Median	\$590,000	\$738,000	\$780,000	\$870,000	\$889,500	\$1,080,000	\$978,250	\$1,051,580	\$1,085,000	\$875,000	\$1,115,000	\$925,000	\$908,125	\$968,750	\$1,165,000	\$1,065,000	\$1,100,000	
Scarsdale	Average	\$1,033,298	\$1,095,902	\$1,233,126	\$1,353,041	\$1,526,566	\$1,605,156	\$1,640,832	\$1,744,384	\$1,596,343	\$1,472,366	\$1,458,010	\$1,529,803	\$1,588,992	\$1,550,373	\$1,773,398	\$1,713,960	\$1,809,928	
	Median	\$777,500	\$890,000	\$975,000	\$999,000	\$1,253,000	\$1,365,000	\$1,350,000	\$1,425,000	\$1,275,000	\$1,180,000	\$1,200,000	\$1,225,000	\$1,325,000	\$1,297,500	\$1,497,000	\$1,450,000	\$1,590,000	
Tuckahoe	Average	\$505,303	\$508,595	\$660,715	\$646,421	\$828,203	\$872,024	\$859,488	\$956,501	\$944,924	\$707,176	\$724,447	\$733,556	\$681,556	\$773,928	\$780,765	\$816,349	\$850,231	
	Median	\$406,000	\$480,000	\$510,000	\$550,000	\$700,000	\$750,000	\$672,500	\$705,650	\$765,000	\$632,500	\$599,000	\$610,000	\$660,000	\$695,000	\$680,000	\$698,488	\$719,500	

Lower Westchester
Bronxville, Eastchester, Edgemont, Scarsdale, Tuckahoe
Single Family Homes

Number of Sales

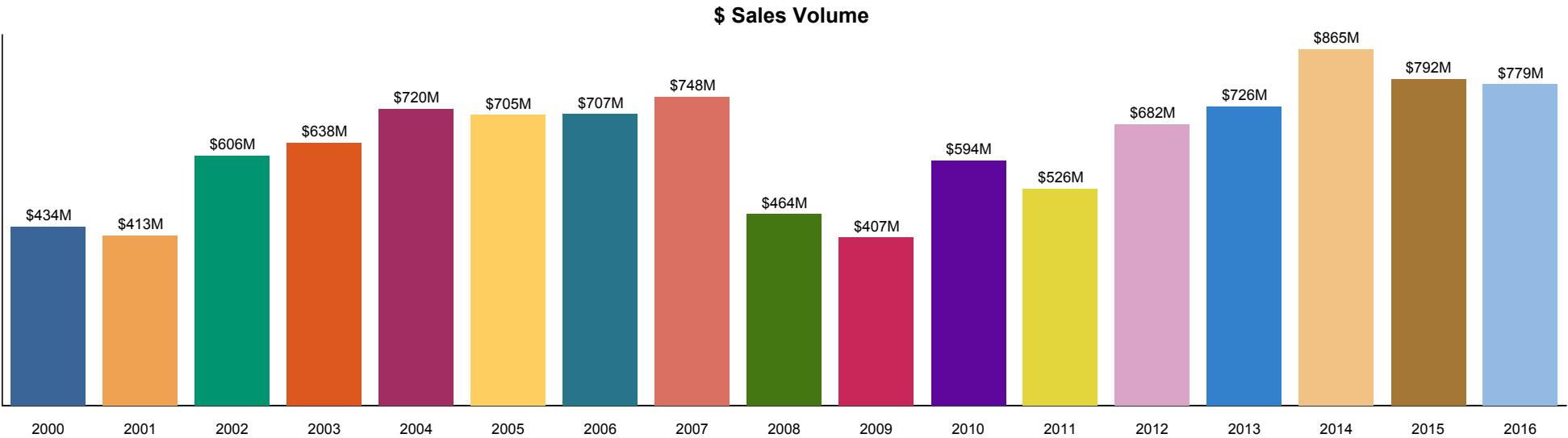


School District - Number of Sales

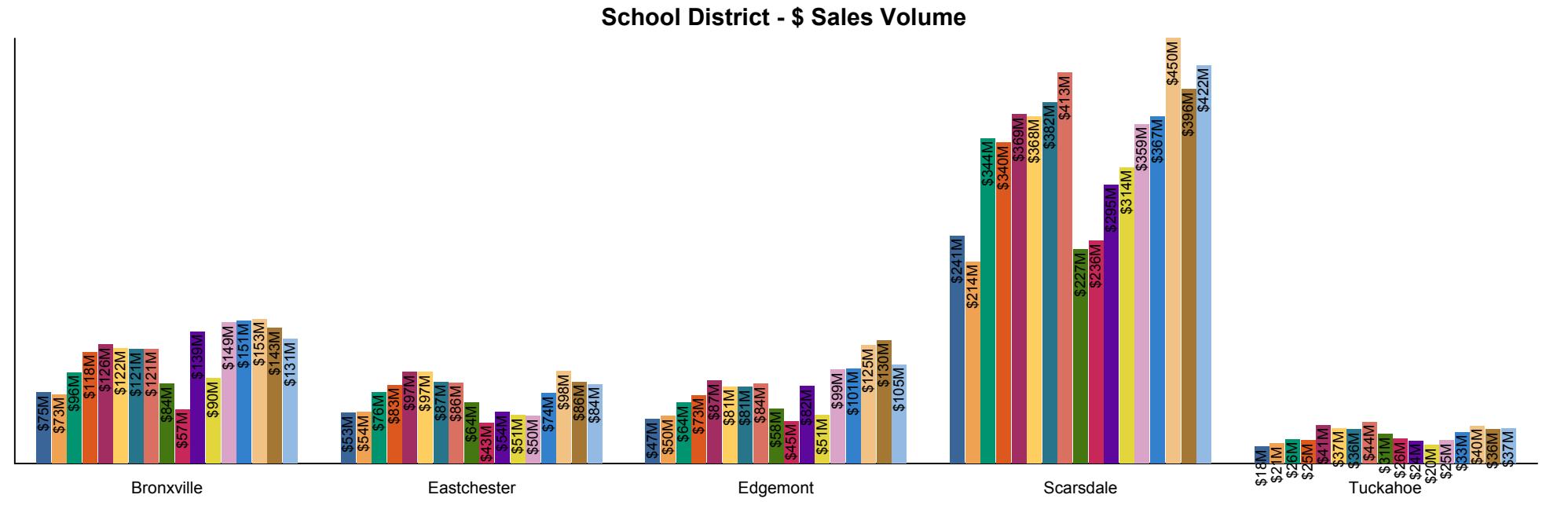


Lower Westchester
Bronxville, Eastchester, Edgemont, Scarsdale, Tuckahoe
Single Family Homes

\$ Sales Volume

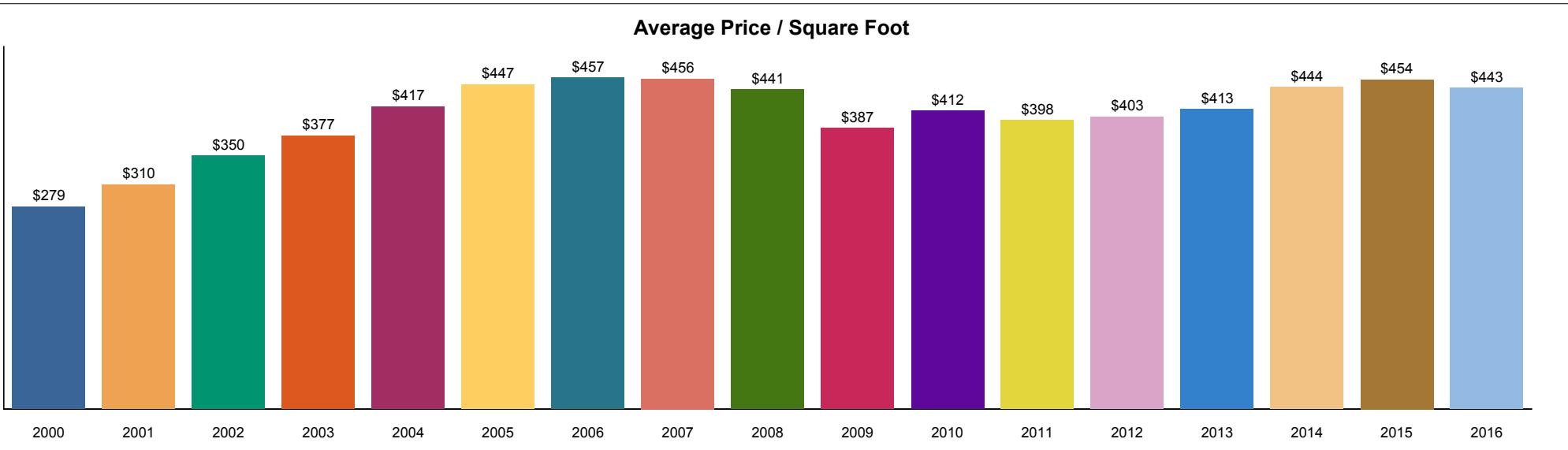


School District - \$ Sales Volume

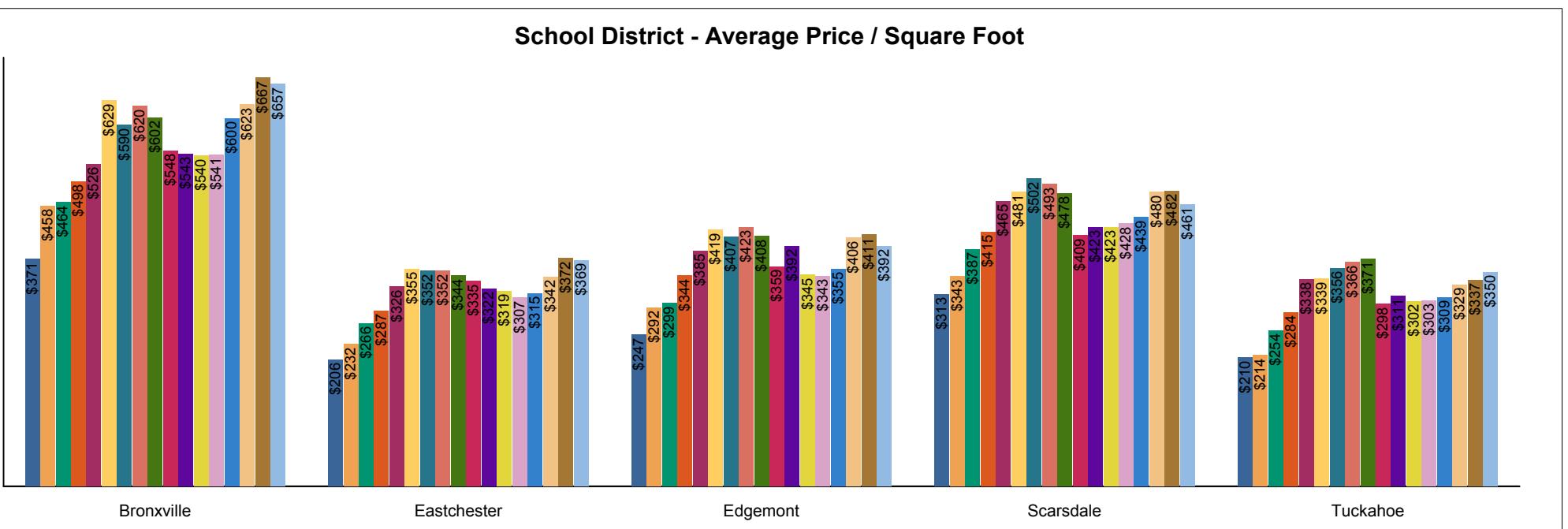


Lower Westchester
Bronxville, Eastchester, Edgemont, Scarsdale, Tuckahoe
Single Family Homes

Average Price / Square Foot

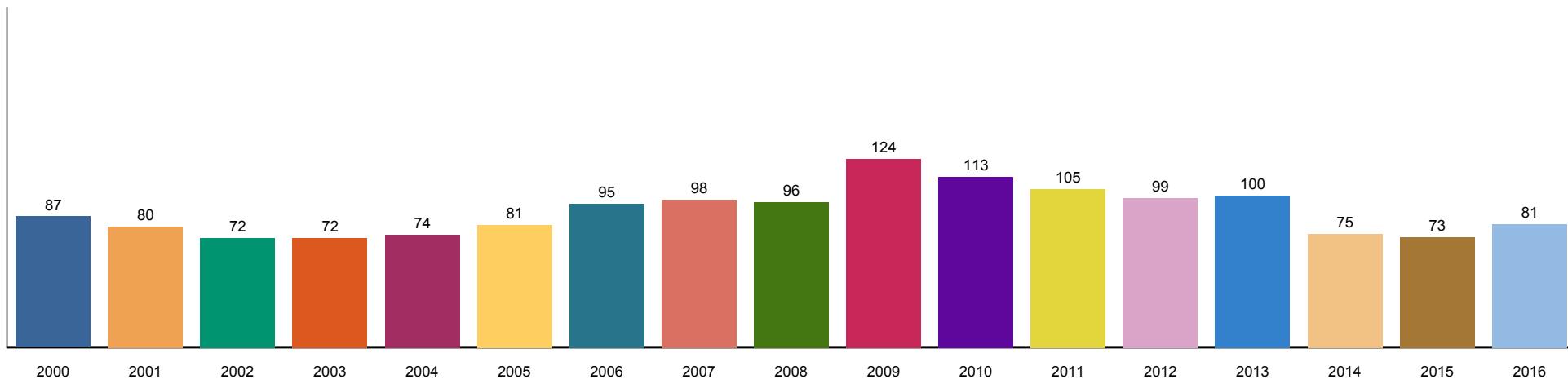


School District - Average Price / Square Foot



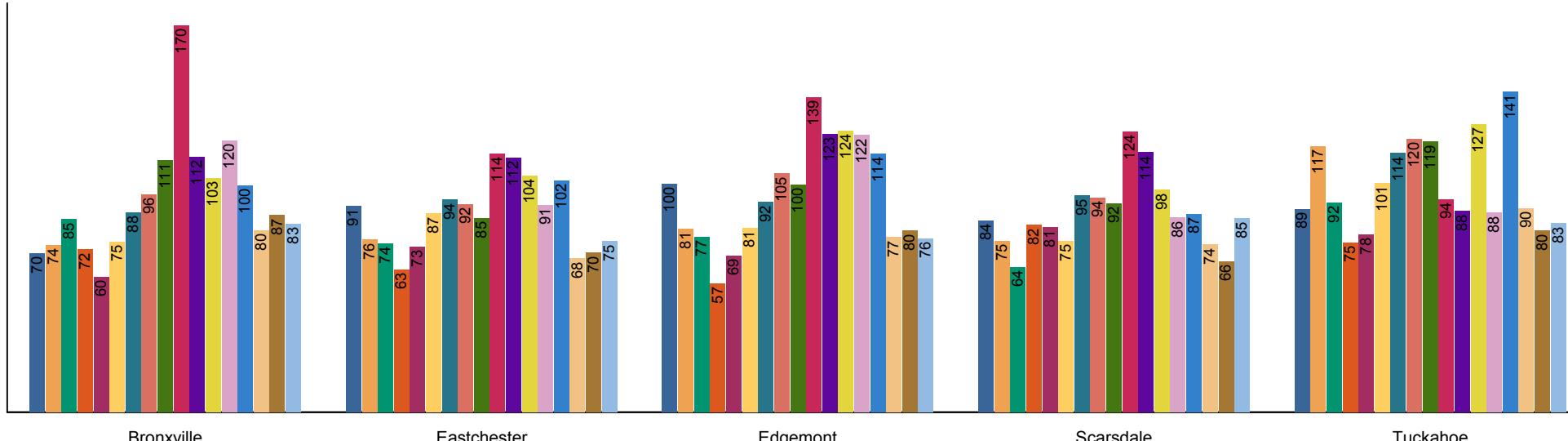
Lower Westchester
Bronxville, Eastchester, Edgemont, Scarsdale, Tuckahoe
Single Family Homes

Days to Contract



Contract date available beginning in 2000

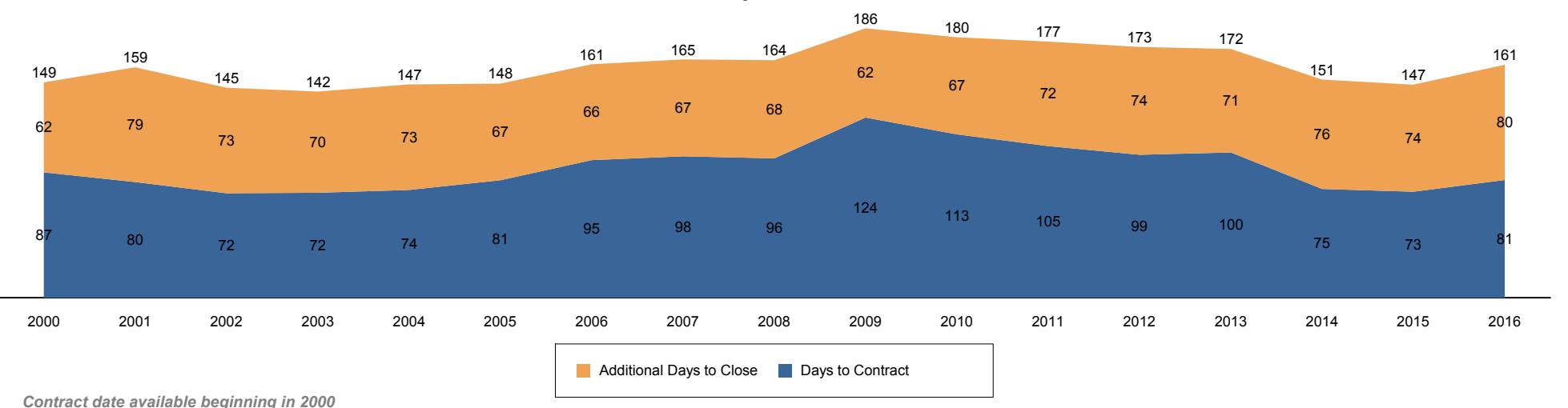
School District - Days to Contract



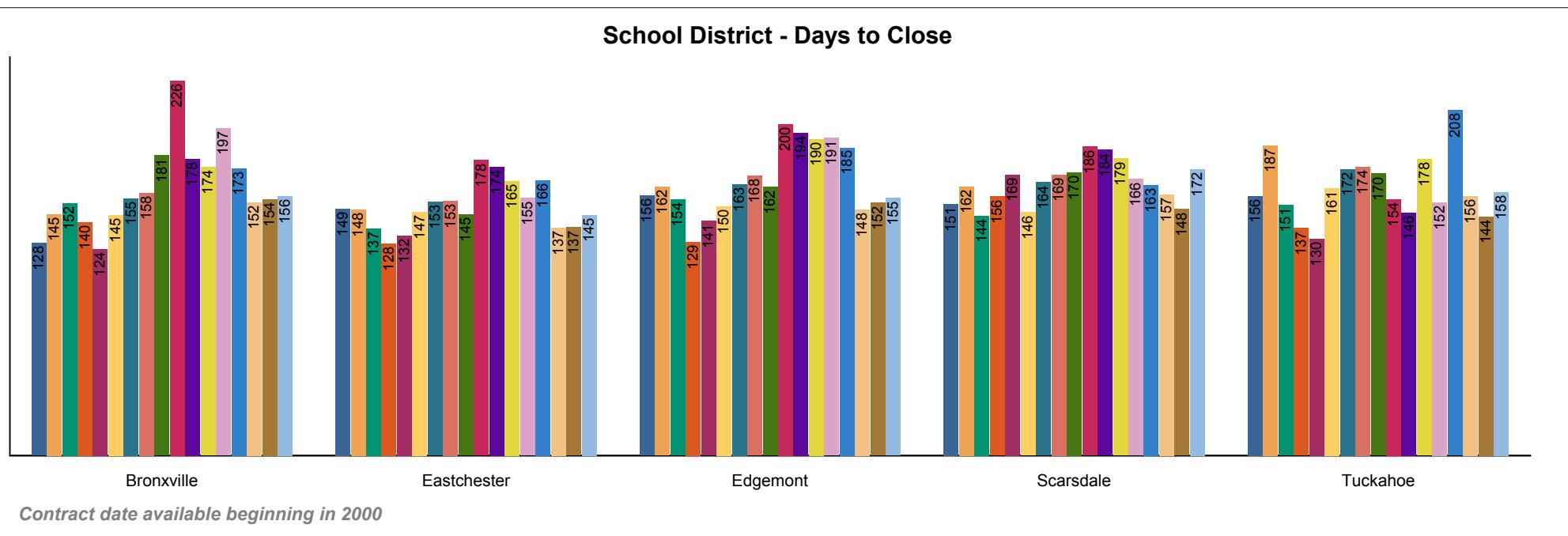
Contract date available beginning in 2000

Lower Westchester
Bronxville, Eastchester, Edgemont, Scarsdale, Tuckahoe
Single Family Homes

Days to Close

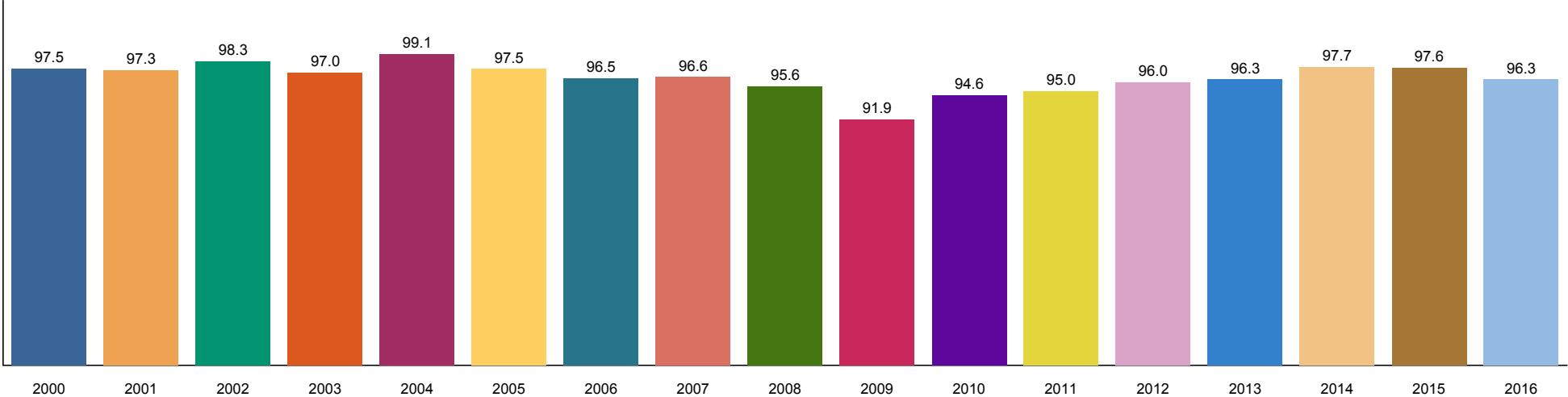


School District - Days to Close



Lower Westchester
Bronxville, Eastchester, Edgemont, Scarsdale, Tuckahoe
Single Family Homes

% Sale Price to List Price



% Sale Price to Original List Price

