Local Market Update – August 2026

Provided by OneKey® MLS

Wantagh

Nassau County

Single-Family Homes	August			Last 12 Months		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 8-2025**	**Thru 8-2026**	**% Change**
New Listings	15	**29**	+ 93.3%	253	**257**	+ 1.6%
Closed Sales	28	**18**	- 35.7%	209	**204**	- 2.4%
Days on Market Until Sale	35	**40**	+ 14.3%	30	**33**	+ 10.0%
Median Sales Price*	$807,500	**$837,000**	+ 3.7%	$765,000	**$825,000**	+ 7.8%
Percent of Original List Price Received*	101.6%	**102.9%**	+ 1.3%	103.2%	**102.1%**	- 1.1%
Inventory of Homes for Sale	33	**46**	+ 39.4%	31	**38**	+ 22.6%

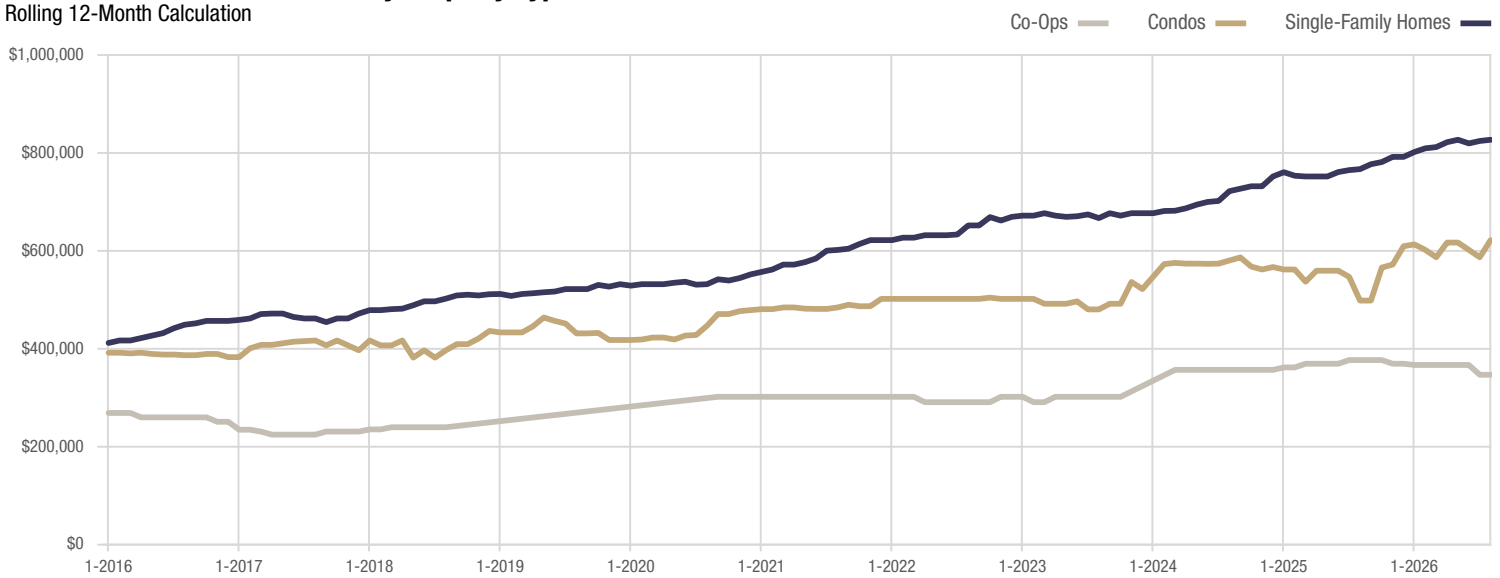
Condos	August			Last 12 Months		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 8-2025**	**Thru 8-2026**	**% Change**
New Listings	0	**1**	—	6	**26**	+ 333.3%
Closed Sales	0	**4**	—	6	**23**	+ 283.3%
Days on Market Until Sale	—	**40**	—	25	**29**	+ 16.0%
Median Sales Price*	—	**$686,500**	—	$496,500	**$620,000**	+ 24.9%
Percent of Original List Price Received*	—	**98.2%**	—	104.2%	**99.9%**	- 4.1%
Inventory of Homes for Sale	0	**2**	—	0	**2**	—

Co-Ops	August			Last 12 Months		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 8-2025**	**Thru 8-2026**	**% Change**
New Listings	0	**0**	0.0%	3	**0**	- 100.0%
Closed Sales	0	**0**	0.0%	3	**1**	- 66.7%
Days on Market Until Sale	—	**—**	—	26	**32**	+ 23.1%
Median Sales Price*	—	**—**	—	$375,000	**$345,000**	- 8.0%
Percent of Original List Price Received*	—	**—**	—	100.4%	**98.9%**	- 1.5%
Inventory of Homes for Sale	1	**0**	- 100.0%	1	**0**	- 100.0%

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Historical Median Sales Price by Property Type

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.

Current as of September 8, 2026. All data from OneKey® MLS. Report © 2026 ShowingTime Plus, LLC.