Local Market Update – June 2026

Provided by OneKey® MLS

Manorville

Suffolk County

Single-Family Homes	June			Last 12 Months		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 6-2025**	**Thru 6-2026**	**% Change**
New Listings	3	**10**	+ 233.3%	142	**117**	- 17.6%
Closed Sales	11	**9**	- 18.2%	100	**84**	- 16.0%
Days on Market Until Sale	55	**97**	+ 76.4%	44	**65**	+ 47.7%
Median Sales Price*	$765,000	**$925,000**	+ 20.9%	$749,500	**$825,000**	+ 10.1%
Percent of Original List Price Received*	101.0%	**106.5%**	+ 5.4%	101.0%	**99.3%**	- 1.7%
Inventory of Homes for Sale	36	**28**	- 22.2%	35	**35**	0.0%

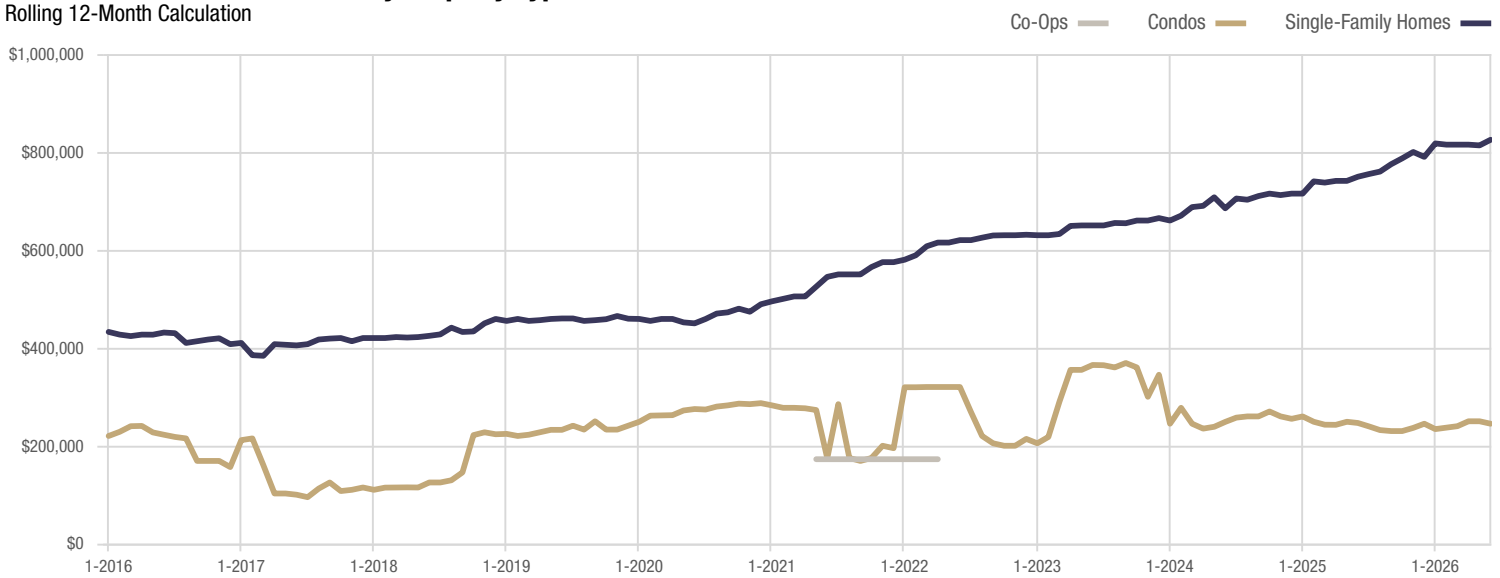
Condos	June			Last 12 Months		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 6-2025**	**Thru 6-2026**	**% Change**
New Listings	6	**9**	+ 50.0%	80	**80**	0.0%
Closed Sales	10	**5**	- 50.0%	60	**62**	+ 3.3%
Days on Market Until Sale	57	**165**	+ 189.5%	61	**67**	+ 9.8%
Median Sales Price*	$343,500	**$158,000**	- 54.0%	$246,500	**$245,000**	- 0.6%
Percent of Original List Price Received*	101.4%	**90.0%**	- 11.2%	96.0%	**95.8%**	- 0.2%
Inventory of Homes for Sale	16	**17**	+ 6.3%	18	**16**	- 11.1%

Co-Ops	June			Last 12 Months		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 6-2025**	**Thru 6-2026**	**% Change**
New Listings	0	**0**	0.0%	0	**0**	0.0%
Closed Sales	0	**0**	0.0%	0	**0**	0.0%
Days on Market Until Sale	—	**—**	—	—	**—**	—
Median Sales Price*	—	**—**	—	—	**—**	—
Percent of Original List Price Received*	—	**—**	—	—	**—**	—
Inventory of Homes for Sale	0	**0**	0.0%	0	**0**	0.0%

* 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 July 8, 2026. All data from OneKey® MLS. Report © 2026 ShowingTime Plus, LLC.