Local Market Update – June 2026

Provided by OneKey® MLS

Seaford

Nassau County

Single-Family Homes	June			Last 12 Months		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 6-2025**	**Thru 6-2026**	**% Change**
New Listings	22	**25**	+ 13.6%	182	**202**	+ 11.0%
Closed Sales	10	**15**	+ 50.0%	124	**159**	+ 28.2%
Days on Market Until Sale	37	**25**	- 32.4%	37	**37**	0.0%
Median Sales Price*	$826,049	**$800,000**	- 3.2%	$775,000	**$793,500**	+ 2.4%
Percent of Original List Price Received*	101.5%	**99.7%**	- 1.8%	102.4%	**102.1%**	- 0.3%
Inventory of Homes for Sale	34	**30**	- 11.8%	28	**25**	- 10.7%

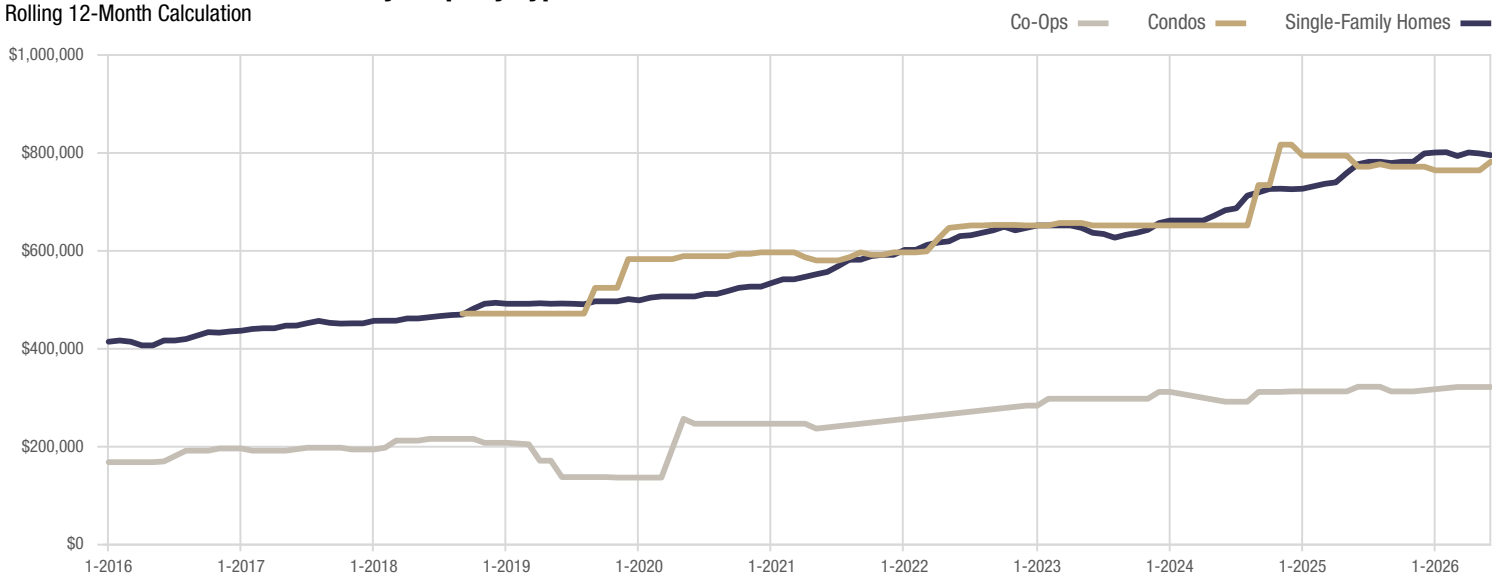
Condos	June			Last 12 Months		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 6-2025**	**Thru 6-2026**	**% Change**
New Listings	0	**1**	—	3	**5**	+ 66.7%
Closed Sales	1	**0**	- 100.0%	3	**1**	- 66.7%
Days on Market Until Sale	59	**—**	—	49	**5**	- 89.8%
Median Sales Price*	$745,000	**—**	—	$770,000	**$780,000**	+ 1.3%
Percent of Original List Price Received*	105.1%	**—**	—	104.9%	**107.6%**	+ 2.6%
Inventory of Homes for Sale	0	**0**	0.0%	0	**0**	—

Co-Ops	June			Last 12 Months		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 6-2025**	**Thru 6-2026**	**% Change**
New Listings	0	**1**	—	1	**2**	+ 100.0%
Closed Sales	0	**0**	0.0%	2	**1**	- 50.0%
Days on Market Until Sale	—	**—**	—	16	**58**	+ 262.5%
Median Sales Price*	—	**—**	—	$320,500	**$320,000**	- 0.2%
Percent of Original List Price Received*	—	**—**	—	105.1%	**98.5%**	- 6.3%
Inventory of Homes for Sale	0	**1**	—	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.