Local Market Update – August 2026

Provided by OneKey® MLS

Lynbrook

E. Rockaway and Lynbrook in Nassau County

Single-Family Homes	August			Last 12 Months		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 8-2025**	**Thru 8-2026**	**% Change**
New Listings	27	**17**	- 37.0%	240	**289**	+ 20.4%
Closed Sales	15	**19**	+ 26.7%	186	**200**	+ 7.5%
Days on Market Until Sale	27	**36**	+ 33.3%	54	**43**	- 20.4%
Median Sales Price*	$750,000	**$852,000**	+ 13.6%	$727,500	**$770,000**	+ 5.8%
Percent of Original List Price Received*	101.6%	**98.5%**	- 3.1%	99.5%	**99.3%**	- 0.2%
Inventory of Homes for Sale	59	**55**	- 6.8%	42	**56**	+ 33.3%

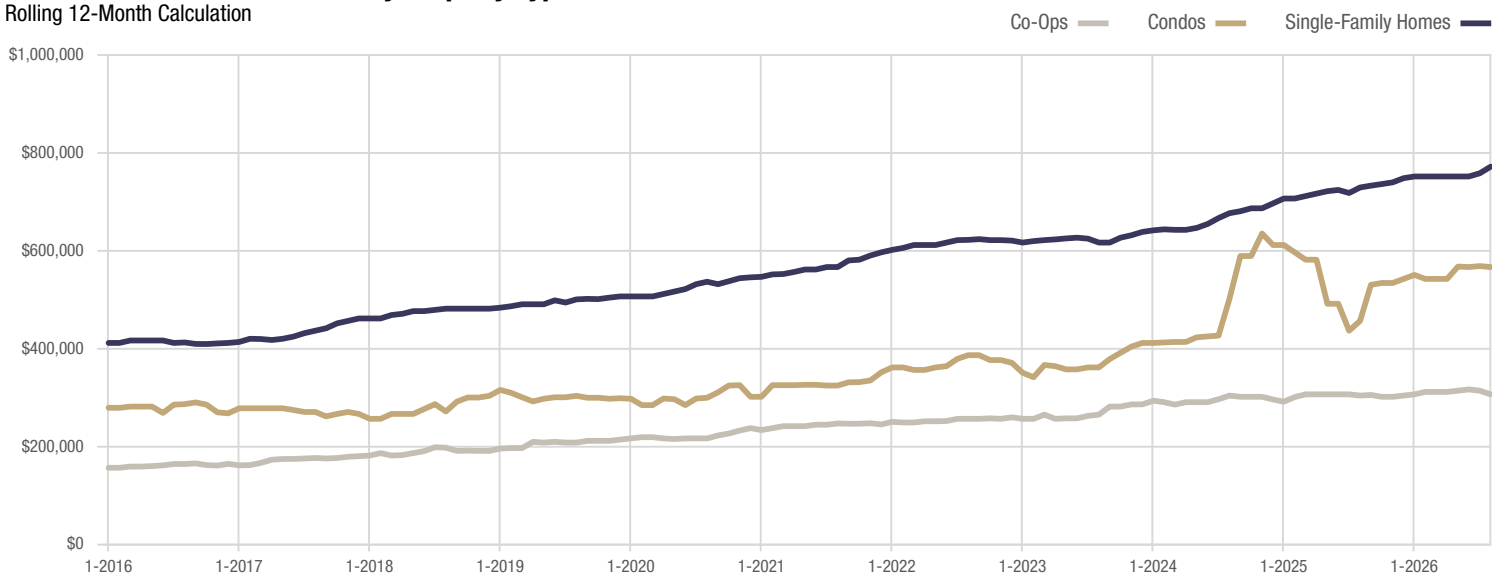
Condos	August			Last 12 Months		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 8-2025**	**Thru 8-2026**	**% Change**
New Listings	6	**0**	- 100.0%	39	**35**	- 10.3%
Closed Sales	3	**7**	+ 133.3%	17	**35**	+ 105.9%
Days on Market Until Sale	37	**26**	- 29.7%	46	**32**	- 30.4%
Median Sales Price*	$625,000	**$522,250**	- 16.4%	$455,000	**$565,000**	+ 24.2%
Percent of Original List Price Received*	99.2%	**100.0%**	+ 0.8%	98.3%	**99.5%**	+ 1.2%
Inventory of Homes for Sale	7	**4**	- 42.9%	6	**6**	0.0%

Co-Ops	August			Last 12 Months		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 8-2025**	**Thru 8-2026**	**% Change**
New Listings	4	**2**	- 50.0%	76	**71**	- 6.6%
Closed Sales	7	**3**	- 57.1%	63	**52**	- 17.5%
Days on Market Until Sale	67	**26**	- 61.2%	50	**44**	- 12.0%
Median Sales Price*	$315,000	**$280,000**	- 11.1%	$302,500	**$305,000**	+ 0.8%
Percent of Original List Price Received*	94.0%	**100.0%**	+ 6.4%	98.4%	**100.0%**	+ 1.6%
Inventory of Homes for Sale	14	**12**	- 14.3%	12	**17**	+ 41.7%

* 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.