Local Market Update – August 2026

Provided by OneKey® MLS

Woodbury

Nassau County

Single-Family Homes	August			Last 12 Months		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 8-2025**	**Thru 8-2026**	**% Change**
New Listings	6	**1**	- 83.3%	80	**82**	+ 2.5%
Closed Sales	7	**10**	+ 42.9%	43	**56**	+ 30.2%
Days on Market Until Sale	29	**30**	+ 3.4%	58	**44**	- 24.1%
Median Sales Price*	$1,805,000	**$2,000,000**	+ 10.8%	$1,805,000	**$1,671,750**	- 7.4%
Percent of Original List Price Received*	99.7%	**98.7%**	- 1.0%	96.4%	**97.1%**	+ 0.7%
Inventory of Homes for Sale	21	**21**	0.0%	15	**18**	+ 20.0%

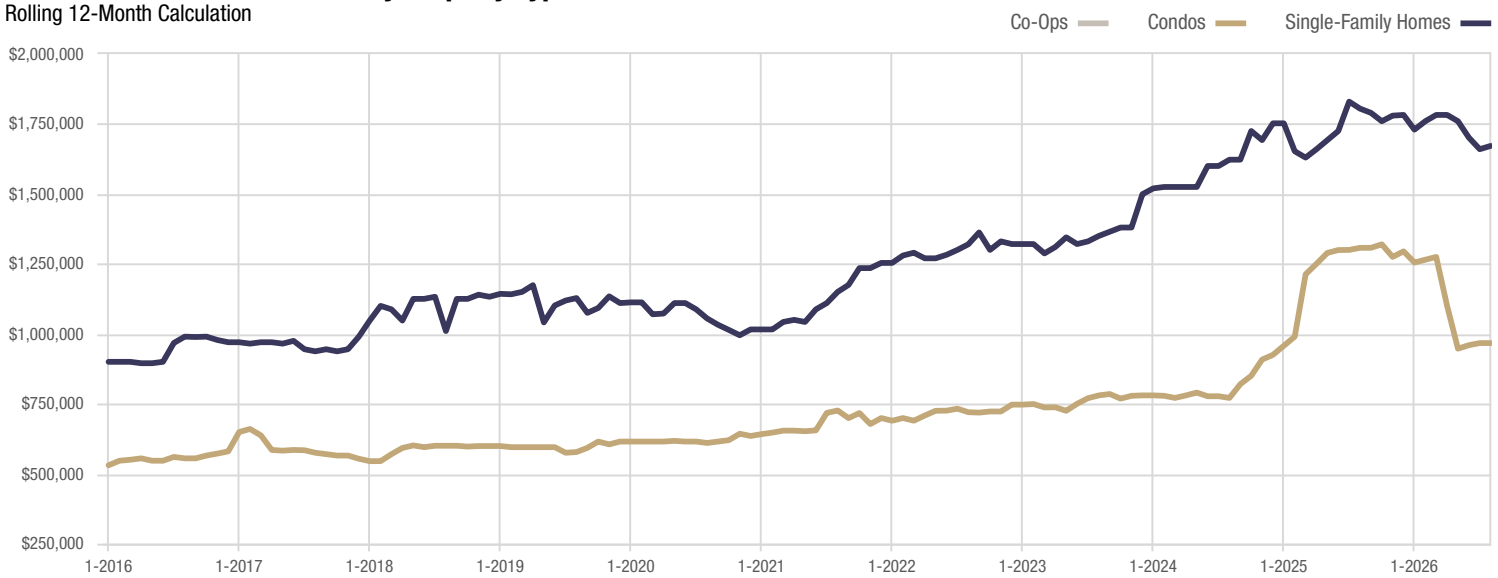
Condos	August			Last 12 Months		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 8-2025**	**Thru 8-2026**	**% Change**
New Listings	3	**5**	+ 66.7%	26	**42**	+ 61.5%
Closed Sales	3	**3**	0.0%	36	**37**	+ 2.8%
Days on Market Until Sale	315	**25**	- 92.1%	104	**80**	- 23.1%
Median Sales Price*	$1,725,000	**$999,000**	- 42.1%	$1,307,500	**$967,000**	- 26.0%
Percent of Original List Price Received*	102.6%	**98.3%**	- 4.2%	100.5%	**101.2%**	+ 0.7%
Inventory of Homes for Sale	6	**8**	+ 33.3%	10	**7**	- 30.0%

Co-Ops	August			Last 12 Months		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 8-2025**	**Thru 8-2026**	**% Change**
New Listings	0	**0**	0.0%	1	**0**	- 100.0%
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	1	**0**	- 100.0%	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 September 8, 2026. All data from OneKey® MLS. Report © 2026 ShowingTime Plus, LLC.