

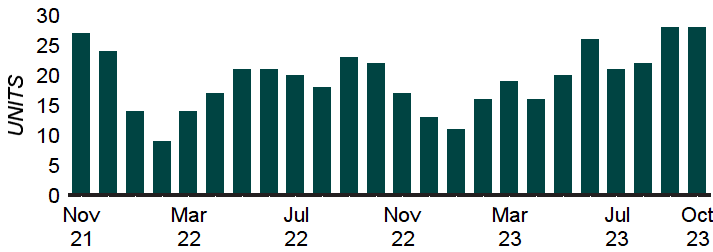
# OCTOBER 2023 MARKET REPORT

Beacon  
Residential Detached

	October 2023	CHANGE FROM September 2023	CHANGE FROM October 2022
MEDIAN SALE PRICE	\$720,000	▲ 8.10%	▲ 39.80%
AVERAGE SALE PRICE	\$966,250	▲ 50.20%	▲ 68.00%
UNITS SOLD	4	▼ -50.00%	▼ -42.90%
AVERAGE DAYS ON MARKET	32	▼ -50.00%	▼ -57.30%
% OF SALES PRICE	105.51	▲ 2.50%	▲ 5.00%
UNITS FOR SALE	28	0.00%	▲ 27.30%
MONTHS OF INVENTORY	7.00	▲ 100.00%	▲ 125.80%

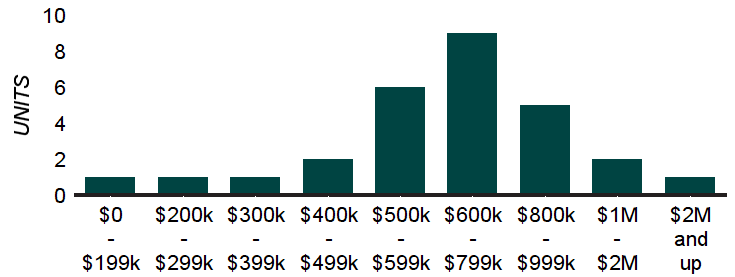
## HOMES FOR SALE

Number of homes listed for sale, end of month



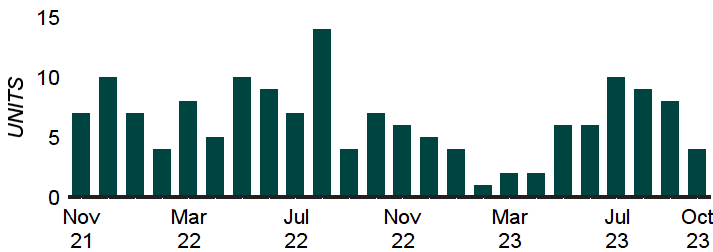
## HOMES FOR SALE BY PRICE RANGE

Number of homes listed for sale at the end of month



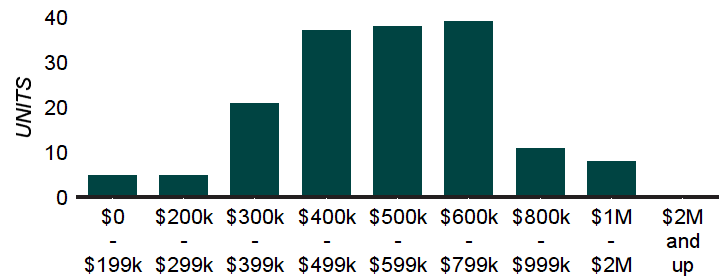
## HOMES SOLD

Number of homes sold



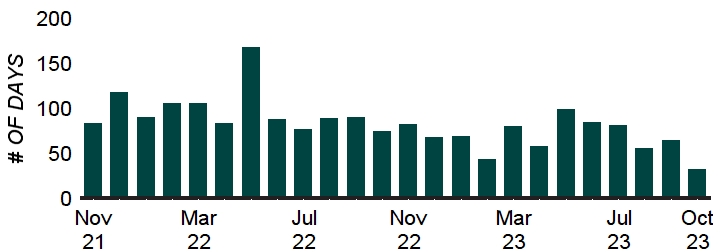
## HOMES SOLD BY PRICE RANGE

Number of homes sold in the previous two years



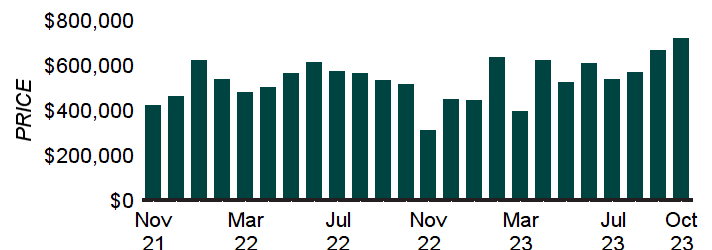
## DAYS ON MARKET - SOLD

Average days on market for all homes sold



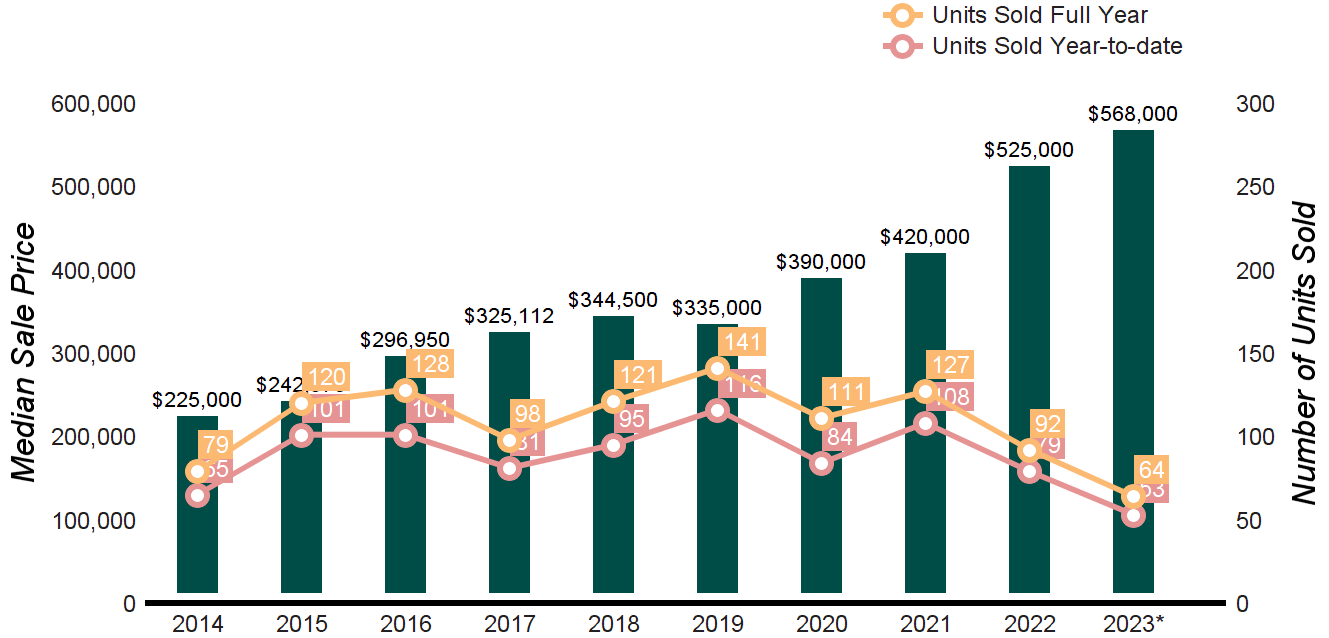
## MEDIAN SALE PRICE

Price of the "middle" homes sold - an equal number of sales were above AND below this price



# TEN-YEAR MARKET HISTORY

Beacon  
Residential Detached



	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023*
<b>UNITS SOLD</b>	79	120	128	98	121	141	111	127	92	64
	▼ 16%	▲ 52%	▲ 7%	▼ 23%	▲ 23%	▲ 17%	▼ 21%	▲ 14%	▼ 28%	▼ 30%
<b>MEDIAN SOLD PRICE</b>	\$225,000	\$242,975	\$296,950	\$325,112	\$344,500	\$335,000	\$390,000	\$420,000	\$525,000	\$568,000
	▼ 8%	▲ 8%	▲ 22%	▲ 9%	▲ 6%	▼ 3%	▲ 16%	▲ 8%	▲ 25%	▲ 8%

Data source: Mid-Hudson MLS, Residential Detached Homes. Information believed to be accurate but not warranted.  
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 \*2023 year-to-date Homes and Median Price are through 10/31/2023  
 For 2023, Homes on Full-Year Line Graph are annualized based on actual sales year-to-date