



“Suffolk Research Service, Inc. is the oldest and largest supplier of Real Estate Data on the East End of Long Island”

Suffolk Research Service, Inc., PO Box 775, Hampton Bays, NY 11946, 631-357-9502  
www.SuffolkResearch.com

**Press Release, For Immediate Release**

July 24, 2014

### **East End Real Estate Market Shows Strong Trend of Market Growth In Median Price, Unit Sales and Dollar Sales**

#### **Suffolk Research Service, Inc. Releases Comparative 2<sup>nd</sup> Quarter 2014 Market Figures for the Real Estate Industry of Eastern Long Island**

According to George R. Simpson, President of Suffolk Research Service, Inc., the real estate market on the East End of Long Island is showing a healthy trend of market growth.

For the five East End Towns, single family residence Unit Sales are up 3.9 %, Median Prices were up 4.7% from 2<sup>nd</sup> Qtr last year, and Dollar Sales are down 1.1 % over 2<sup>nd</sup> Qtr 2013 figures.

East End Market for Single Family Homes			
Year 2 <sup>nd</sup> Quarter	Median Price \$	Dollar Sales (\$Millions)	Unit Sales
2010	710,000	777	636
2011	760,000	948	614
2012	700,000	1,002	676
2013	721,000	1,147	772
2014	755,000	1,134	802

Median Price changes for the 2<sup>nd</sup> Qtr 2014 vs 2<sup>nd</sup> Qtr 2013 were up in three of the five East End towns: to \$1,050,000 in East Hampton (up 9.9%) – to \$360,500 in Riverhead (up 6.8%) – to \$474,000 in Southold (up 11.5%). Median Prices went down in Southampton to \$795,000 (down 7.2% from 2<sup>nd</sup> Qtr 2013); to and in Shelter Island (down 7.4%) to \$815,000 on sales of 11 units, not statistically significant.

Residential Vacant Land (land use code 311) Dollar Sales were up 67.1% in 2<sup>nd</sup> Qtr 2014 over 2<sup>nd</sup> Qtr 2013, 130 parcels vs. 111 a year ago. Median price of Vacant Land was up 144.4% over the same period last year. Although the trend in vacant land is up over recent periods, it represents only a small percentage of the total East End Real Estate market.

<http://www.suffolkresearch.com/markets.htm> and on  
[www.hampton.com/research.html](http://www.hampton.com/research.html) Updated monthly with *latest* market figures.  
Get Most Accurate, Most Current **Free Comps** at: [www.eastendcomps.com](http://www.eastendcomps.com)

<b>Single Family Homes</b>					
<b>All Five Towns 2nd Qtr Comparison - 5 years</b>					
<b>Single Family Residences (Land Use: 210)</b>					
2 <sup>nd</sup> Qtr Year	Median Price \$	Dollar Sales (\$Millions)	Unit Sales	Percent Increase in Med Price	Percent Increase in \$ Sales
2010	710,000	777	636	-	-
2011	760,000	948	614	7.	22.
2012	700,000	1,002	676	-7.9	5.7
2013	721,000	1,147	772	3.	14.5
2014	755,000	1,134	802	4.7	-1.1

<b>Residential Vacant Land</b>					
<b>All Five Towns 2nd Qtr Comparison - 5 years</b>					
<b>Residential Vacant Land (Land Use: 311)</b>					
2 <sup>nd</sup> Qtr Year	Median Price \$	Dollar Sales (\$Millions)	Unit Sales	Percent Increase in Med Price	Percent Increase in \$ Sales
2010	395,000	75	64	-	-
2011	552,000	70	65	39.7	-5.8
2012	500,000	85	79	-9.4	20.6
2013	225,000	89	111	-55.	5.3
2014	550,000	149	130	144.4	67.1

<b>Single Family Homes</b>					
<b>All Five Towns 5 Quarters Comparison</b>					
<b>Single Family Residences (Land Use: 210)</b>					
Quarter	Median Price \$	Dollar Sales (\$Millions)	Unit Sales	Percent Increase in Med Price	Percent Increase in \$ Sales
2 <sup>nd</sup> Qtr '13	721,000	1,147	772	21.6	23.7
3 <sup>rd</sup> Qtr '13	639,000	1,025	860	-11.4	-10.6
4 <sup>th</sup> Qtr '13	687,500	1,466	1,002	6.7	43
1 <sup>st</sup> Qtr '14	715,000	956	685	4.0	-34.8
2 <sup>nd</sup> Qtr '14	755,000	1,134	802	5.6	18.6

### Comparative Market Figures

Copyright©, 2014, Suffolk Research Service, Inc., Hampton Bays, NY 11946  
 All Rights Reserved -- permission granted for publication of data, showing Copyright© notice.



## **Five Individual Towns – Single Family Residences**

<b>Southampton Town 2<sup>nd</sup> Qtr Comparison - 5 years Single Family Residences (Land Use: 210)</b>					
2 <sup>nd</sup> Qtr Year	Median Price \$	Dollar Sales (\$Millions)	Unit Sales	Percent Increase in Med Price	Percent Increase in \$ Sales
2010	925,000	451	294	-	-
2011	910,000	632	322	-1.6	40.2
2012	830,000	575	320	-8.8	-9.1
2013	857,000	596	338	3.3	3.7
2014	795,000	591	412	-7.2	-9

<b>East Hampton Town 2<sup>nd</sup> Qtr Comparison - 5 years Single Family Residences (Land Use: 210)</b>					
2 <sup>nd</sup> Qtr Year	Median Price \$	Dollar Sales (\$Millions)	Unit Sales	Percent Increase in Med Price	Percent Increase in \$ Sales
2010	925,000	226	159	-	-
2011	970,000	232	153	4.9	2.9
2012	950,000	330	185	-2.1	42.4
2013	955,000	453	244	.5	37.2
2014	1,050,000	398	208	9.9	-12.2

<b>Riverhead Town 2<sup>nd</sup> Qtr Comparison - 5 years Single Family Residences (Land Use: 210)</b>					
2 <sup>nd</sup> Qtr Year	Median Price \$	Dollar Sales (\$Millions)	Unit Sales	Percent Increase in Med Price	Percent Increase in \$ Sales
2010	359,000	33	92	-	-
2011	372,000	24	58	3.6	-26.4
2012	320,000	27	76	-14.	10.9
2013	337,500	35	89	5.5	30.9
2014	360,500	24	61	6.8	-33.

### **Comparative Market Figures**

Copyright©, 2014, Suffolk Research Service, Inc., Hampton Bays, NY 11946  
All Rights Reserved -- permission granted for publication of data, showing Copyright©  
notice.



<b>Southold Town 2<sup>nd</sup> Qtr Comparison - 5 years Single Family Residences (Land Use: 210)</b>					
2 <sup>nd</sup> Qtr Year	Median Price \$	Dollar Sales (\$Millions)	Unit Sales	Percent Increase in Med Price	Percent Increase in \$ Sales
2010	447,500	50	75	-	-
2011	499,000	45	68	11.5	-10.6
2012	440,000	50	77	-11.8	11.8
2013	425,000	41	81	-3.4	-19.3
2014	474,000	71	102	11.5	74.9

<b>Shelter Island Town 2<sup>nd</sup> Qtr Comparison - 5 years Single Family Residences (Land Use: 210)</b>					
2 <sup>nd</sup> Qtr Year	Median Price \$	Dollar Sales (\$Millions)	Unit Sales	Percent Increase in Med Price	Percent Increase in \$ Sales
2010	925,000	17	16	-	-
2011	710,000	14	13	-23.2	-16.8
2012	600,000	19	18	-15.5	35.6
2013	880,000	22	20	46.7	13.3
2014	815,000	51	19	-7.4	134.8

### **Comparative Market Figures**

Copyright©, 2014, Suffolk Research Service, Inc., Hampton Bays, NY 11946  
All Rights Reserved -- permission granted for publication of data, showing Copyright©  
notice.

