



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

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Press Release, For Immediate Release

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East End Real Estate Market 2016 Unit Sales UP, Dollar Sales DOWN from 2015

**Median Price increased in Riverhead, Southold & Shelter Island in 2016 over 2015
Median Price dropped in Southampton & East Hampton in 2016 over 2015**

Suffolk Research Service, Inc. Releases Comparative 4th Quarter and Annual 2016 Market Figures for the Real Estate Industry of Eastern Long Island

According to George R. Simpson, President of Suffolk Research Service, Inc., single family home sales for the year 2016 are down 7% from 2015, but **up 37%** since 2012, to **\$4.6 Billion**. Unit sales are slightly higher than 2015 and up 38% over 2012, to 3,356 single family homes sold in 2016.

East End Market for Single Family Homes			
Year	Median Price \$	Dollar Sales (\$Millions)	Unit Sales
2012	649,000	3,360	2,430
2013	675,000	4,548	3,266
2014	730,000	4,887	3,273
2015	732,500	4,945	3,340
2016	670,000	4,601	3,356

For single family residences, Median Price for the 5 Towns combined is down 8.5% from 2015, but up 3.2 % over 2012 figures. Median Price changes for 2016 vs 2015 were **UP** in three out of the five East End Towns (Riverhead \$355,000 to \$374,000, Southold \$509,000 to \$532,819, and Shelter Island \$785,200 to \$875,000). Median price dropped in two Towns (Southampton \$935,000 to \$811,564 and East Hampton \$1,100,000 to \$1,050,000).

Dollar sales increased in 3 of 5 Towns on the East End in 2016, compared to 2015. Dollar Sales increased 35% in Riverhead, 14% in Southold and 25% in Shelter Island. Southampton Dollar sales dropped 14% and East Hampton Dollar sales dropped 4% from 2015 to 2016.

<http://www.suffolkresearch.com/markets.htm> and on
www.hamptonsonline.com/research.html Updated monthly with *latest* market figures.

Single Family Homes					
All Five Towns Full Year Market Comparisons - 5 years					
Single Family Residences (Land Use: 210)					
Full Year	Median Price \$	Dollar Sales (\$Millions)	Unit Sales	Percent Increase in Med Price	Percent Increase in \$ Sales
2012	649,000	3,360	2,430	-	-
2013	675,000	4,548	3,266	4.	35.4
2014	730,000	4,887	3,273	8.1	7.5
2015	732,500	4,945	3,340	.3	1.2
2016	670,000	4,601	3,356	-8.5	-6.9

Single Family Homes					
All Five Towns 4th Qtr Market Comparisons - 5 years					
Single Family Residences (Land Use: 210)					
Year 4 th Qtr	Median Price \$	Dollar Sales (\$Millions)	Unit Sales	Percent Increase in Med Price	Percent Increase in \$ Sales
4 th Qtr '12	660,000	1,012	636	1.2	51.7
4 th Qtr '13	687,500	1,466	1,002	4.2	44.8
4 th Qtr '14	775,000	1,709	923	12.7	16.6
4 th Qtr '15	715,000	1,456	876	-7.7	-14.8
4 th Qtr '16	675,000	1,208	879	-5.6	-17.0

Single Family Homes					
All Five Towns 5 Quarters Comparison					
Single Family Residences (Land Use: 210)					
Quarter	Median Price \$	Dollar Sales (\$Millions)	Unit Sales	Percent Increase in Med Price	Percent Increase in \$ Sales
4 th Qtr '15	715,000	1,456	876	8.3	22.9
1 st Qtr '16	700,000	1,209	807	-20.0	-17.0
2 nd Qtr '16	685,000	1,050	798	-2.2	-13.2
3 rd Qtr '16	630,000	1,135	872	-7.0	8.1
4 th Qtr '16	675,000	1,208	879	6.3	6.5

Comparative Market Figures, 2012 thru 2016

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Five Individual Towns – Single Family Residences

Southampton Town Yearly Market Comparisons - 5 years Single Family Residences (Land Use: 210)					
Year 4 th Qtr	Median Price \$	Dollar Sales (\$Millions)	Unit Sales	Percent Increase in Med Price	Percent Increase in \$ Sales
2012	800,000	1,857	1,115	-	-
2013	835,000	2,629	1,472	4.4	41.5
2014	850,000	2,906	1,641	1.8	10.6
2015	935,000	2,962	1,614	10.	1.9
2016	811,564	2,559	1,508	-13.2	-13.6

East Hampton Town Yearly Market Comparisons, 5 years Single Family Residences (Land Use: 210)					
Year 4 th Qtr	Median Price \$	Dollar Sales (\$Millions)	Unit Sales	Percent Increase in Med Price	Percent Increase in \$ Sales
2012	955,000	1,113	601	-	-
2013	907,000	1,405	867	-5.	26.2
2014	1,085,000	1,421	778	19.6	1.1
2015	1,100,000	1,428	754	1.4	.5
2016	1,050,000	1,367	695	-4.5	-4.3

Riverhead Town Yearly Market Comparisons - 5 years Single Family Residences (Land Use: 210)					
Year 4 th Qtr	Median Price \$	Dollar Sales (\$Millions)	Unit Sales	Percent Increase in Med Price	Percent Increase in \$ Sales
2012	320,000	106	304	-	-
2013	349,000	152	398	9.1	42.7
2014	322,000	128	347	-7.7	-15.7
2015	355,000	166	434	10.2	29.7
2016	374,000	224	567	5.4	34.9

Comparative Market Figures, 2012 thru 2016

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Southold Town Yearly Market Comparisons - 5 years Single Family Residences (Land Use: 210)					
Year 4 th Qtr	Median Price \$	Dollar Sales (\$Millions)	Unit Sales	Percent Increase in Med Price	Percent Increase in \$ Sales
2012	435,000	202	341	-	-
2013	459,500	264	443	5.6	31.2
2014	490,000	298	440	6.6	12.8
2015	509,000	301	457	3.9	.9
2016	532,819	342	499	4.7	13.8

Shelter Island Town Yearly Market Comparisons - 5 years Single Family Residences (Land Use: 210)					
Year 4 th Qtr	Median Price \$	Dollar Sales (\$Millions)	Unit Sales	Percent Increase in Med Price	Percent Increase in \$ Sales
2012	635,000	79	67	-	-
2013	760,000	98	86	19.7	24.6
2014	882,000	133	66	16.1	35.6
2015	785,200	88	80	-11.	-34.2
2016	875,000	110	87	11.4	24.9

Comparative Market Figures, 2012 thru 2016

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