

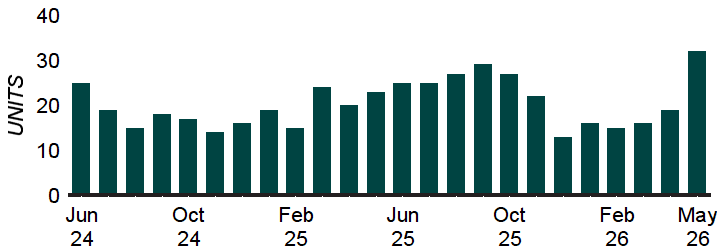
# MAY 2026 MARKET REPORT

Putnam Valley  
Single Family

	May 2026	CHANGE FROM April 2026	CHANGE FROM May 2025
MEDIAN SALE PRICE	\$700,000	▲ 32.80%	▲ 17.60%
AVERAGE SALE PRICE	\$680,800	▲ 16.70%	▲ 27.30%
UNITS SOLD	5	0.00%	0.00%
AVERAGE DAYS ON MARKET	58	▼ -19.40%	▲ 123.10%
% OF SALES PRICE	100.03	▼ -2.30%	▼ -5.10%
UNITS FOR SALE	32	▲ 68.40%	▲ 28.00%
MONTHS OF INVENTORY	6.40	▲ 68.40%	▲ 28.00%

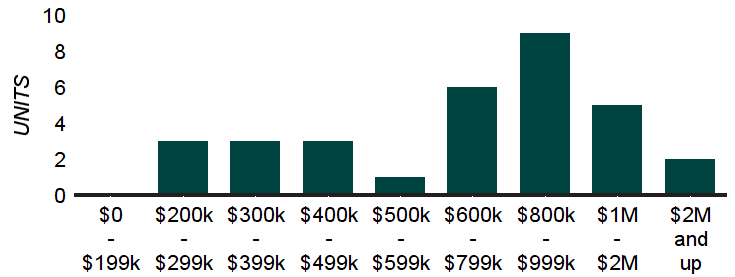
## HOMES FOR SALE

Number of homes listed for sale, end of month



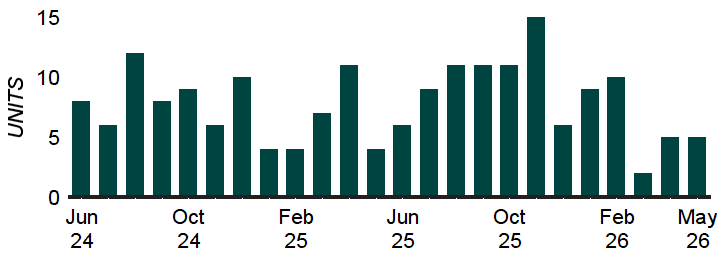
## HOMES FOR SALE BY PRICE RANGE

Number of homes listed for sale at the end of month



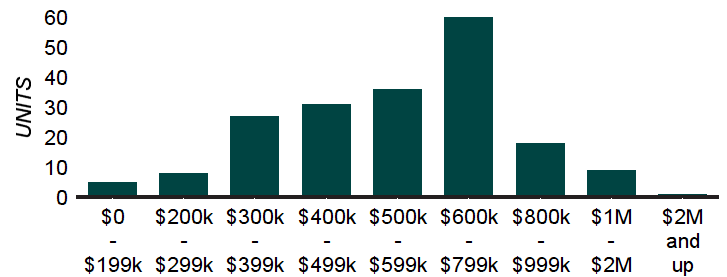
## HOMES SOLD

Number of homes sold



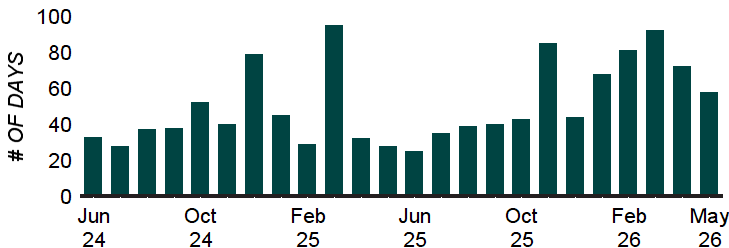
## HOMES SOLD BY PRICE RANGE

Number of homes sold in the previous two years



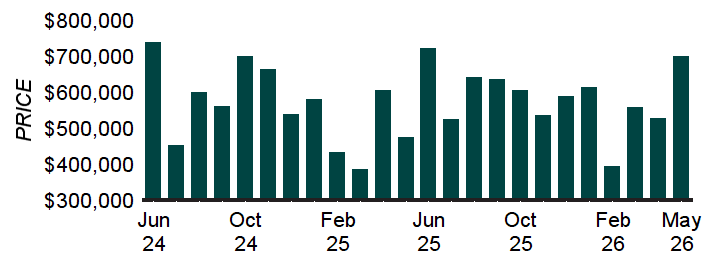
## DAYS ON MARKET - SOLDS

Average days on market for all homes sold



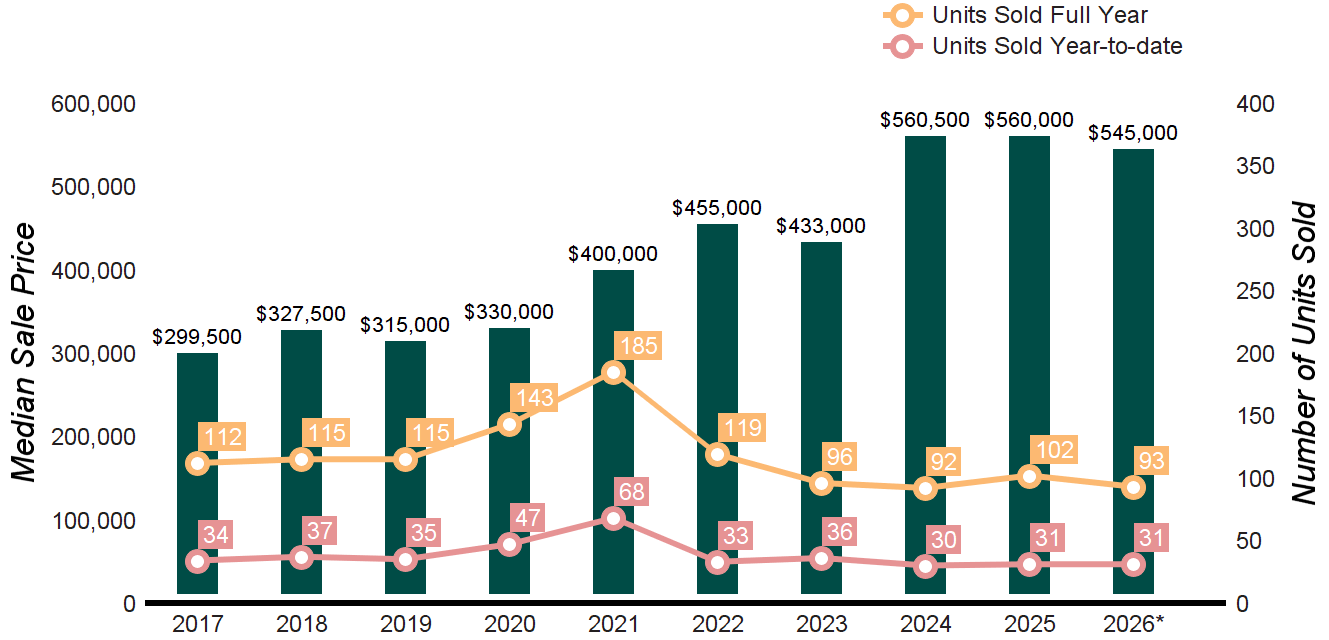
## MEDIAN SALE PRICE

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



# TEN-YEAR MARKET HISTORY

Putnam Valley  
Single Family



	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026*
<b>UNITS SOLD</b>	112	115	115	143	185	119	96	92	102	93
	▼ 16%	▲ 3%	0%	▲ 24%	▲ 29%	▼ 36%	▼ 19%	▼ 4%	▲ 11%	▼ 9%
<b>MEDIAN SOLD PRICE</b>	\$299,500	\$327,500	\$315,000	\$330,000	\$400,000	\$455,000	\$433,000	\$560,500	\$560,000	\$545,000
	▲ 16%	▲ 9%	▼ 4%	▲ 5%	▲ 21%	▲ 14%	▼ 5%	▲ 29%	0%	▼ 3%

Data source: Onekey MLS, Single Family Homes. Information believed to be accurate but not warranted.  
Copyright ©2026 Houlihan Lawrence. All rights reserved.  
\*2026 year-to-date Homes and Median Price are through 5/31/2026  
For 2026, Homes on Full-Year Line Graph are annualized based on actual sales year-to-date