

Great Neck 11020

ZIP code · NY · New York > Nassau County > Great Neck

BALANCED MARKET

\$1.8M

MEDIAN SALE PRICE

+55.8%

1-YR CHANGE

56

SALES (12 MO)

\$1.5M

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 55 / 100



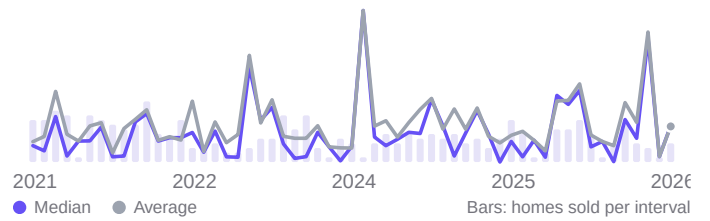
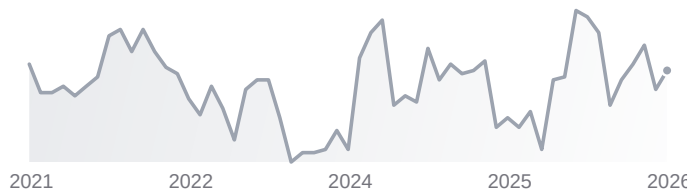
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

55 / 100

Sale prices

Median \$1.5M · Average \$1.5M

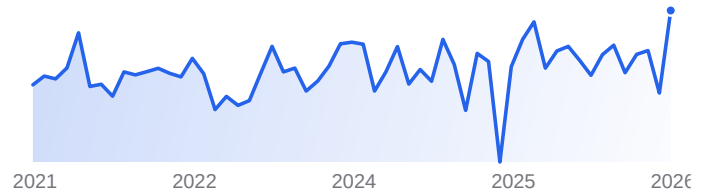
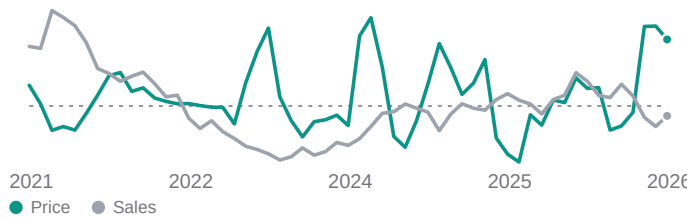


Growth (year over year)

Price +55.8% · Sales -8.2%

Price per square foot

\$858/ft²

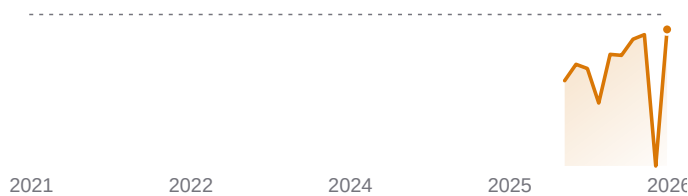


Sale premium vs estimated value

-1.4%

Annual turnover (share of homes sold)

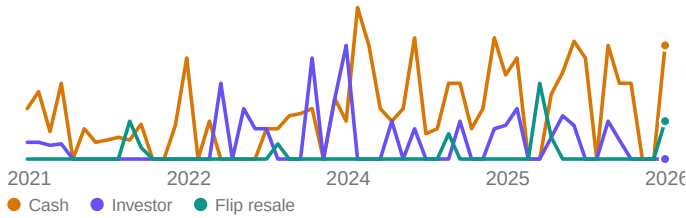
3.1%



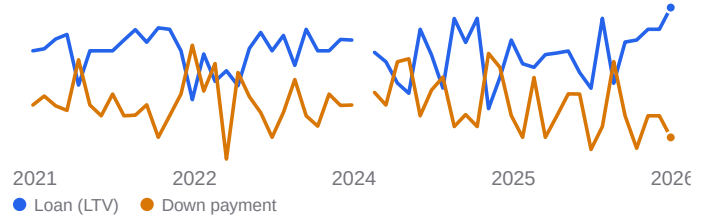
BUYERS & OUTCOMES

Buyer mix

Cash 75% · Investor 0% · Flip resale 25%

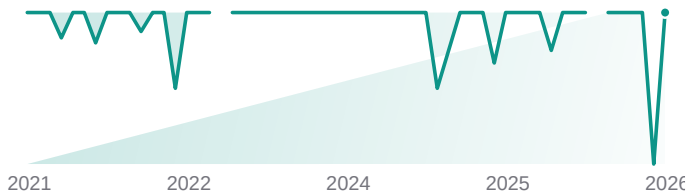


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



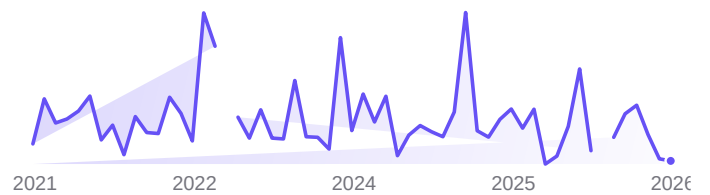
Sellers who sold at a gain

100%



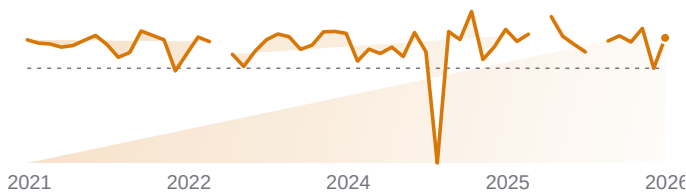
Typical hold before selling

1.0 yrs



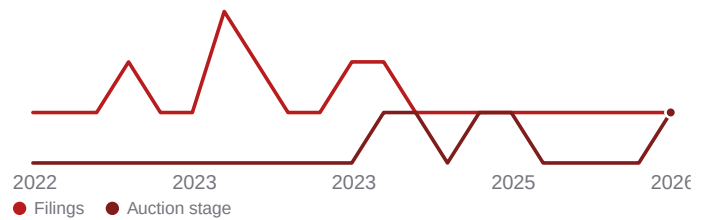
Median annualized return at resale

+4.8%



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	1,811
Median value (AVM)	\$1.5M
Median size	2,340 ft²
Median bedrooms	4
Median year built	1950
Single family	98%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	84%
Underwater (LTV 125% or more)	0.3%
Owner occupied	80%
Company owned	11%
Median loan-to-value	22%
Typical ownership tenure	18.0 yrs

COMMUNITY

Population	5,675
Density	2,801 / mi²
Median household income	\$160K
Average household income	\$196K
Crime index (US avg 100)	62
Air pollution index (US avg 100)	112
Earthquake index (US avg 100)	106
Homes occupied	96%
Bachelor's or higher	26%
Poverty rate	4.8%
Unemployment	0.9%
Average temp	53°F
Annual precip	49 in
Sunshine	56%

Market metrics are derived from recorded arms-length deeds through May 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.