

West Hempstead 11552

ZIP code · NY · New York > Nassau County > West Hempstead

BALANCED MARKET

\$734K

MEDIAN SALE PRICE

-2.5%

1-YR CHANGE

200

SALES (12 MO)

\$792K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 49 / 100



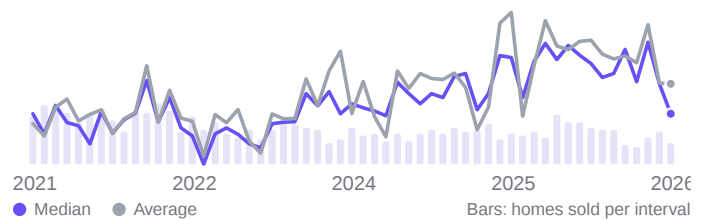
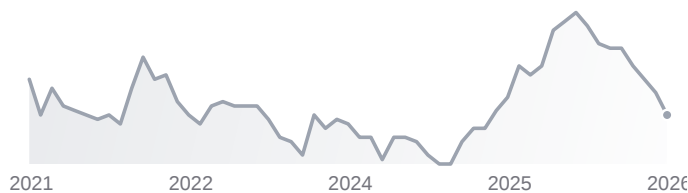
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

49 / 100

Sale prices

Median \$650K · Average \$725K

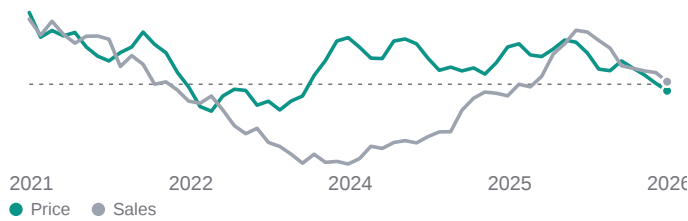


Growth (year over year)

Price -2.5% · Sales +1.0%

Price per square foot

\$482/ft²

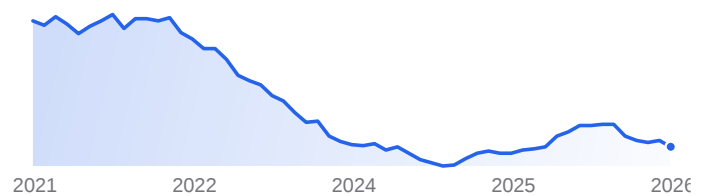
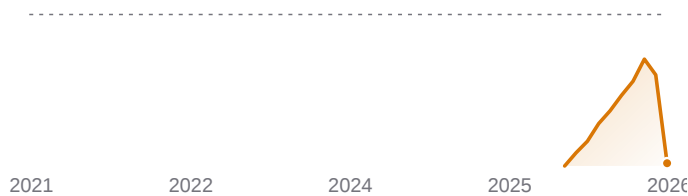


Sale premium vs estimated value

-4.6%

Annual turnover (share of homes sold)

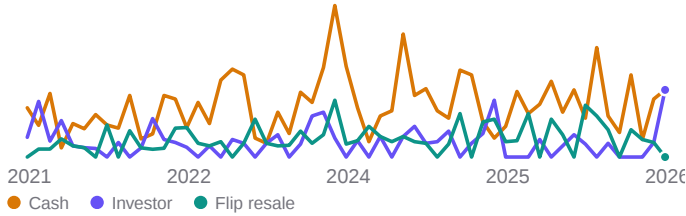
2.9%



BUYERS & OUTCOMES

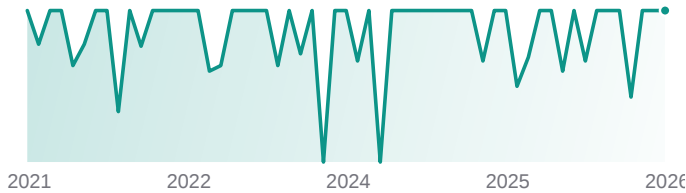
Buyer mix

Cash 27% · Investor 27% · Flip resale 0%



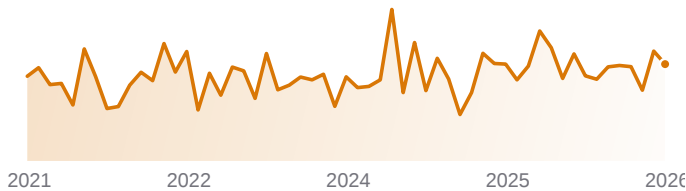
Sellers who sold at a gain

100%

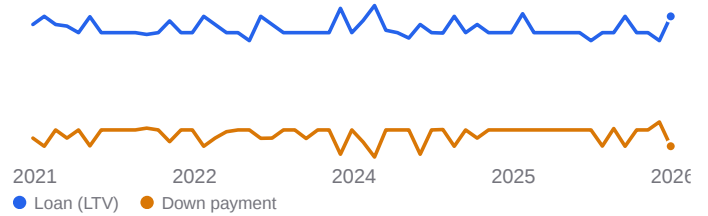


Median annualized return at resale

+6.1%

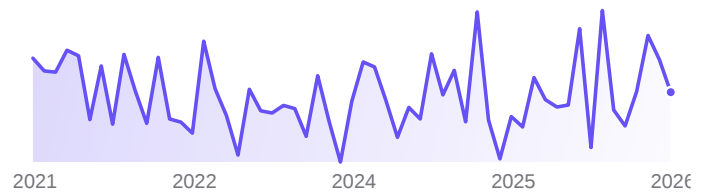


Financing (share of purchase price) Loan (LTV) 90% · Down payment 10%



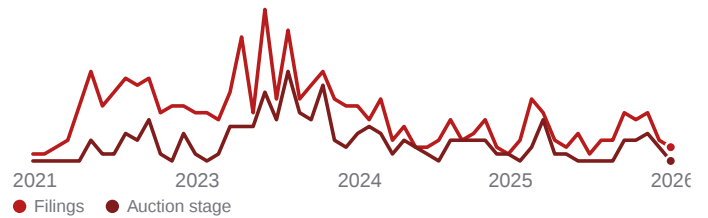
Typical hold before selling

9.3 yrs



Preforeclosure filings

Filings 2 · Auction stage 0



HOUSING STOCK

Homes	6,898
Median value (AVM)	\$792K
Median size	1,614 ft²
Median bedrooms	4
Median year built	1950
Single family	94%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	73%
Underwater (LTV 125% or more)	0.5%
Owner occupied	89%
Company owned	10%
Median loan-to-value	31%
Typical ownership tenure	20.9 yrs

COMMUNITY

Population	25,166
Density	6,828 / mi²
Median household income	\$147K
Average household income	\$167K
Crime index (US avg 100)	52
Air pollution index (US avg 100)	107
Earthquake index (US avg 100)	92
Homes occupied	97%
Bachelor's or higher	26%
Poverty rate	4.3%
Unemployment	1.0%
Average temp	54°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.