



**With**  
*Nathan d'Auteuil*





*Nathan*

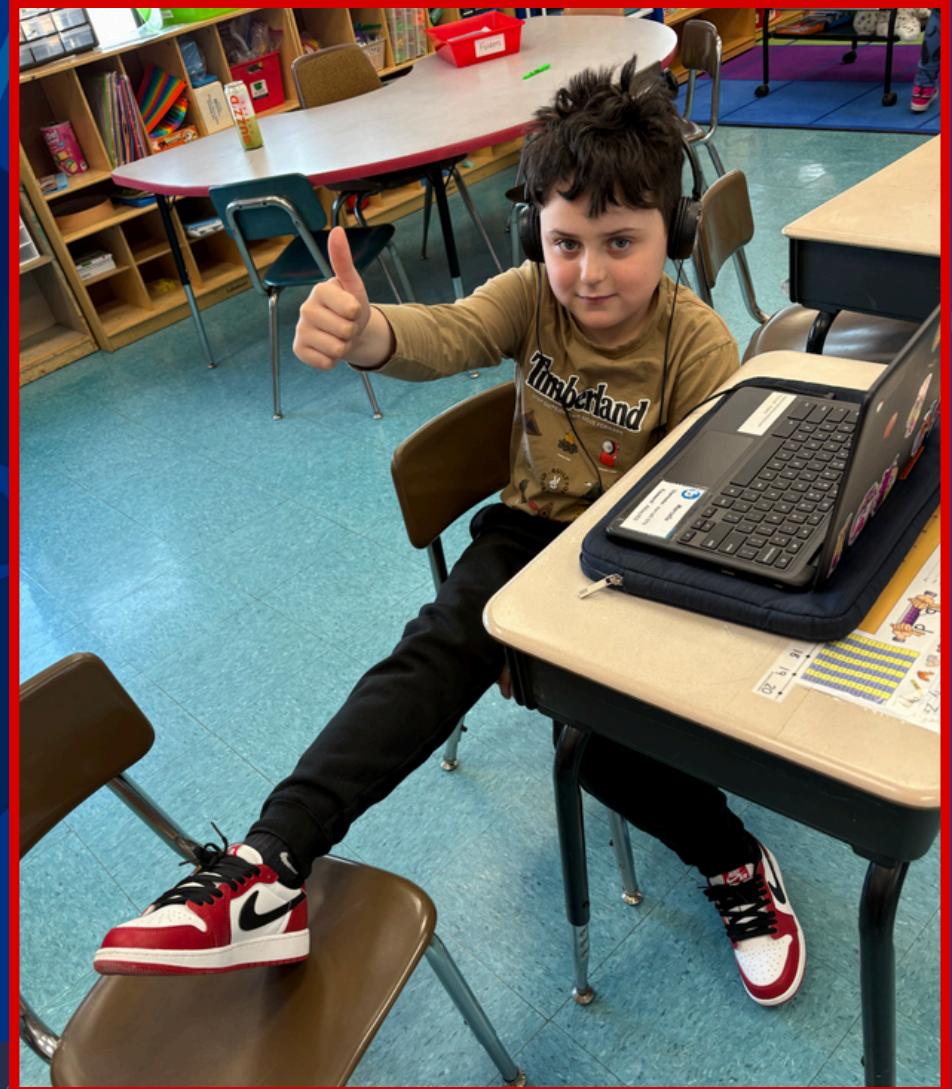


*William*

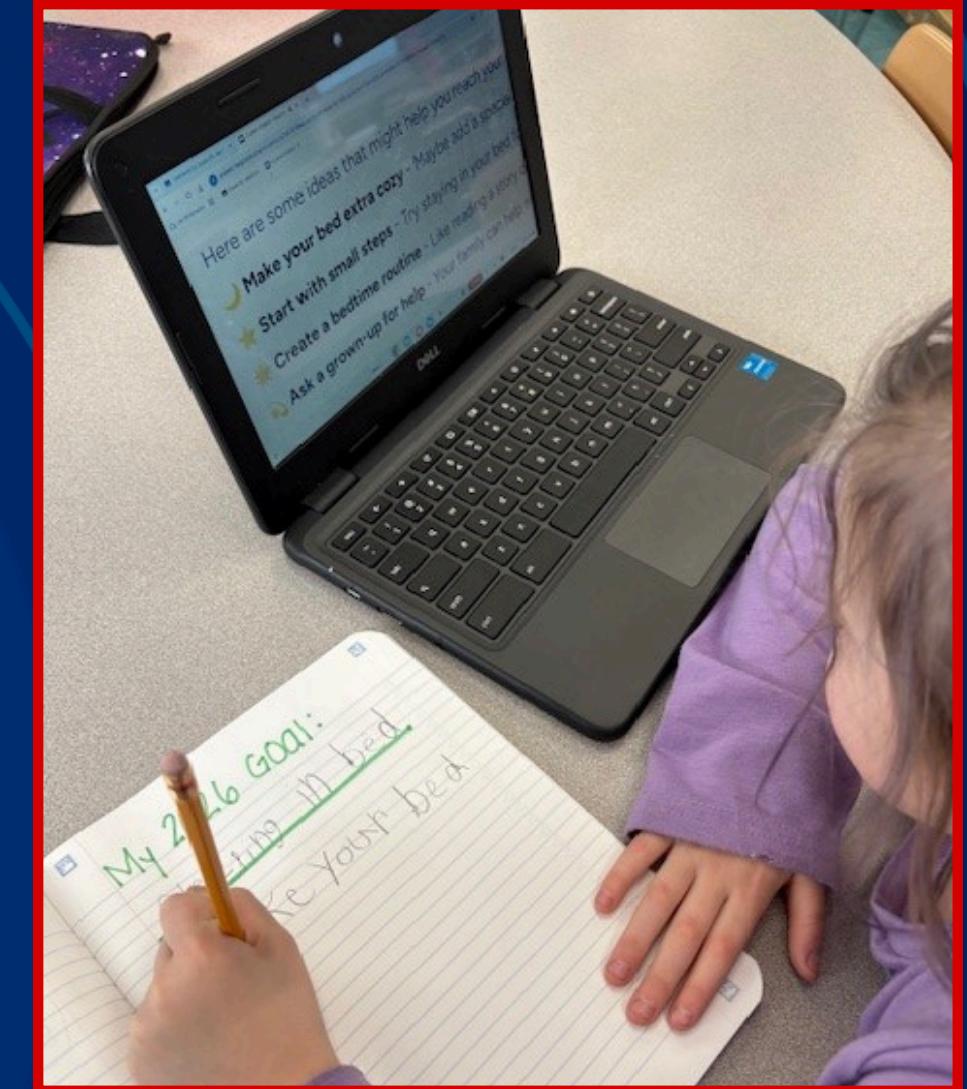


**CREW**

**Miss. Taylor Mastromonica**  
*Abbey Lane Elementary*



**Alexander Wludyka**  
*Abbey Lane Elementary*

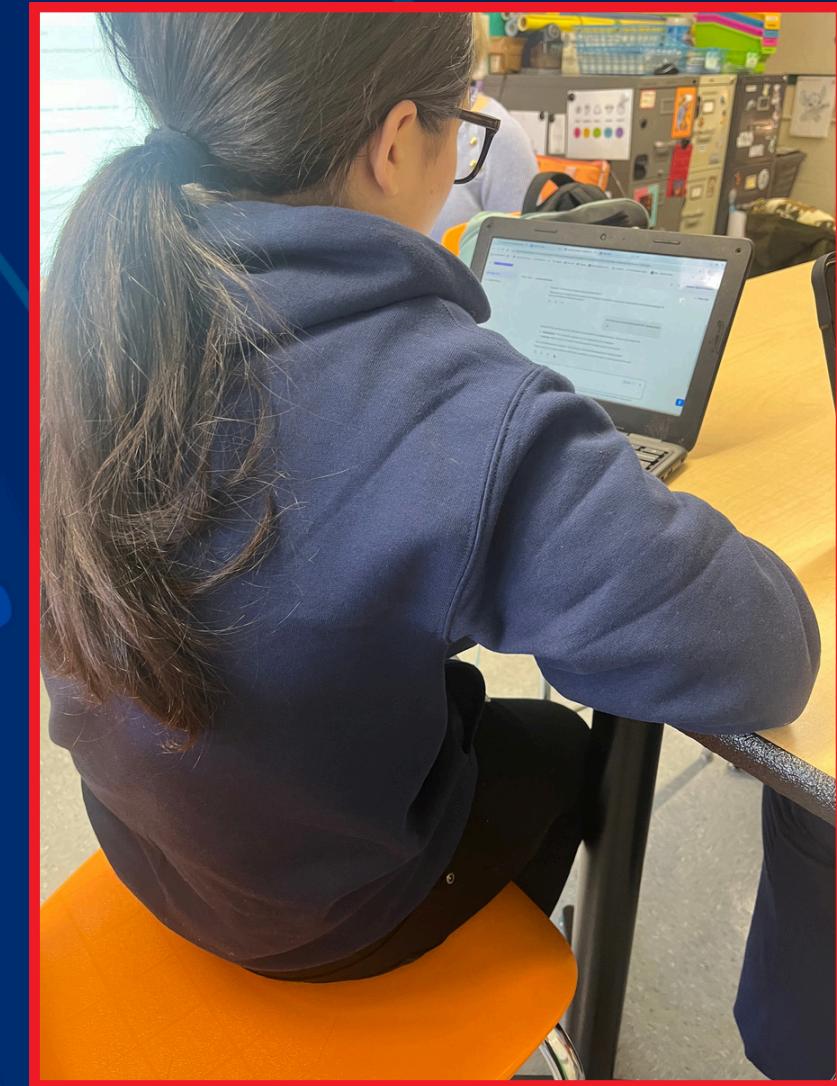
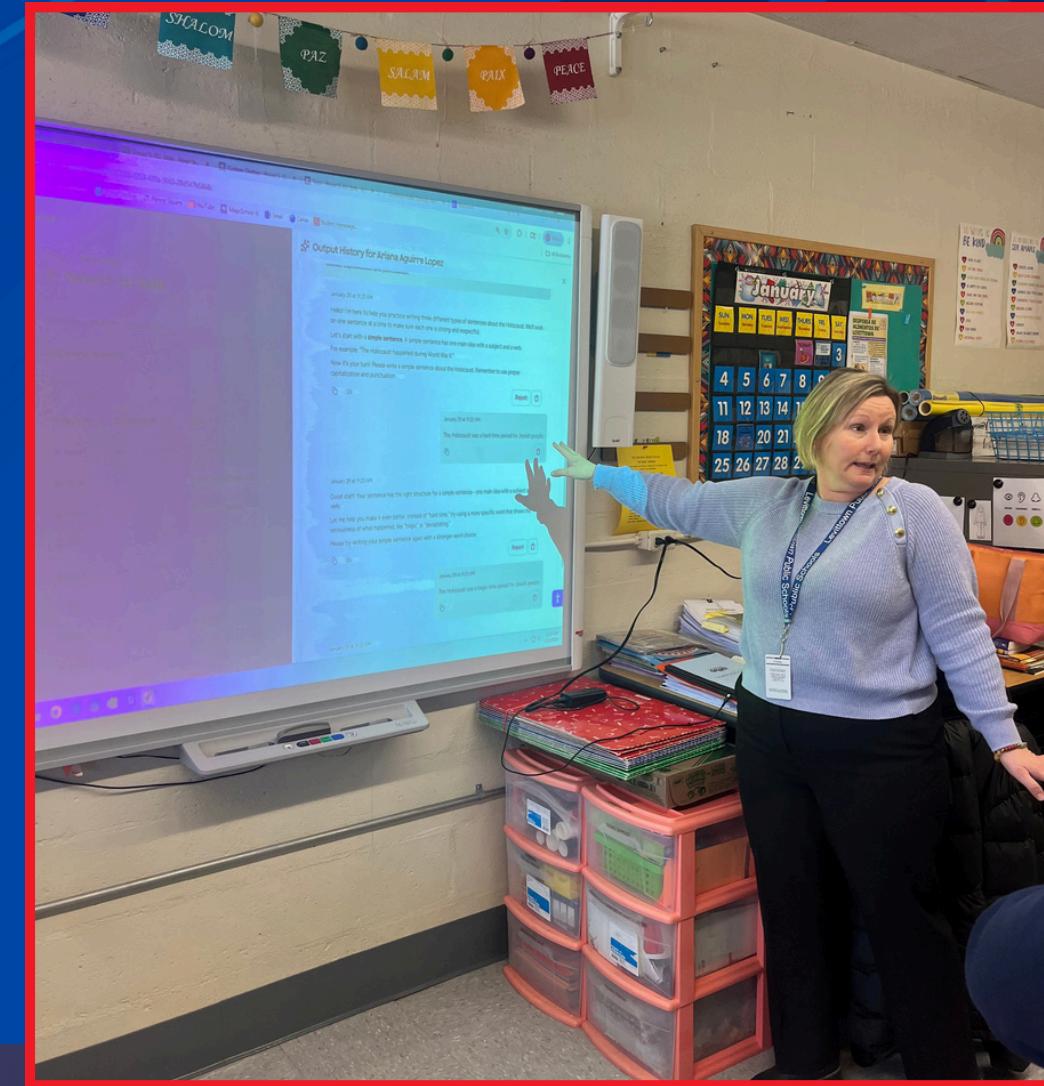


**TEACHING & LEARNING  
EXCELLENCE**

**Mrs. Laura McCarthy**  
*Salk Middle School*



**Julia Corbett**  
*Wisdom Lane Middle School*



**SUCCESS FOR  
EVERY STUDENT**

**Mr. Chris Leahy**  
*MacArthur High School*

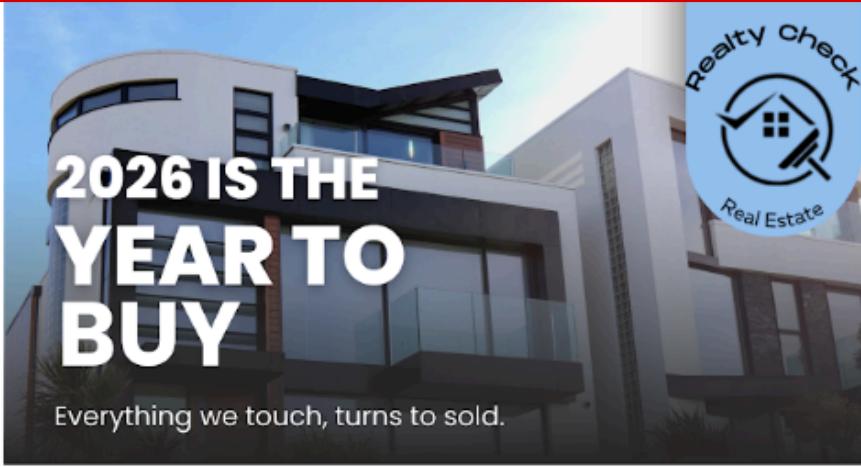
**Ava Girardi**  
*MacArthur High School*



**COLLEGE, CAREER, &  
FUTURE READINESS**

# Mr. Chris Leahy

## *MacArthur High School*



# 2026 IS THE YEAR TO BUY

Everything we touch, turns to sold.



## LONG ISLAND FACTOR



While the rest of the U.S balances out, Long Island remains a battleground, supply here is still critically low, meaning prices are typically higher.

### Interest Rates

As of late January, the federal funds rate is held between 5.9% and 6.0% they're dropping, 2026 is a great year to purchase.

### Housing Prices

Slowly increasing, national home values are projected for modest growth of around .5% to 2.2%, this slow appreciation, combined with a stronger wage growth.

### Housing Supply

Expected to increase, active listings have surged nearly 10% year-over-year. The increased inventory is shifting the market from frantic sellers conditions towards a more balanced state.

**This housing is perfect for those of you who want a modern house with easy access. What are you waiting for? Order now! limited units.**

**Call Center:** 1-800-real-tyck      **E-Mail:** [realtycheck.com](http://realtycheck.com)

# Ava Girardi

*MacArthur High School*

REAL ESTATE

MAKE YOUR DREAM HOUSE COME TRUE

## WHAT SHOULD YOU KNOW FOR THIS UPCOMING 2026 MARKET?

Tips for results that'll move you.

### INTEREST RATES STAYING THE SAME PRICES ARE STAYING THE SAME

Most experts agree interest rates are unlikely to drop dramatically to the 3% levels as seen in the pandemic era.

#### INVENTORY GOING UP

Increase in single-family housing starts, which will add new supply to the market and provide more options for buyers.

#### DEMAND IS GOING UP

Increase desire for home ownership remains strong. (30-45 yrs old)

### WHAT SHOULD YOU TAKE INTO CONSIDERATION AS A LONG ISLAND RESIDENT?

Buyers should focus on their total monthly payment and consider creative financing options like seller credits or interest rate buydowns to improve affordability.

INTERESTED?

LOCATION  
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www.reallygreatsite.com

# COLLEGE, CAREER, & FUTURE READINESS



*Nathan*



*William*

**THANK YOU FOR LISTENING!**



*With*  
***Nathan d'Auteuil***

