

# Local Market Update through July 2016

A Research Tool Provided by the Staten Island Board of REALTORS®, Inc.



## Gateway

Includes data from New Dorp, Oakwood, Oakwood Beach, Oakwood Heights, Bay Terrace, Great Kills and Eltingville

**- 0.3%**

**+ 22.2%**

**+ 11.4%**

Year-Over-Year Change in New Listings

Year-Over-Year Change in Closed Sales

One-Year Change in Median Sales Price\*

### Last 3 Months

### Year to Date

	Thru 7-2015	Thru 7-2016	+ / -	Thru 7-2015	Thru 7-2016	+ / -
New Listings	293	<b>292</b>	- 0.3%	605	<b>616</b>	+ 1.8%
Pending Sales	192	<b>223</b>	+ 16.1%	384	<b>462</b>	+ 20.3%
Closed Sales	162	<b>198</b>	+ 22.2%	329	<b>417</b>	+ 26.7%
Lowest Sale Price*	\$125,000	<b>\$60,000</b>	- 52.0%	\$55,000	<b>\$60,000</b>	+ 9.1%
Median Sales Price*	\$420,000	<b>\$467,700</b>	+ 11.4%	\$425,000	<b>\$450,000</b>	+ 5.9%
Highest Sale Price*	\$975,000	<b>\$999,000</b>	+ 2.5%	\$975,000	<b>\$1,200,000</b>	+ 23.1%
Percent of Original List Price Received*	95.5%	<b>95.5%</b>	0.0%	93.6%	<b>94.4%</b>	+ 0.8%
Inventory of Homes for Sale	343	<b>241</b>	- 29.8%	--	--	--
Months Supply of Inventory	6.6	<b>3.8</b>	- 41.9%	--	--	--

\* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

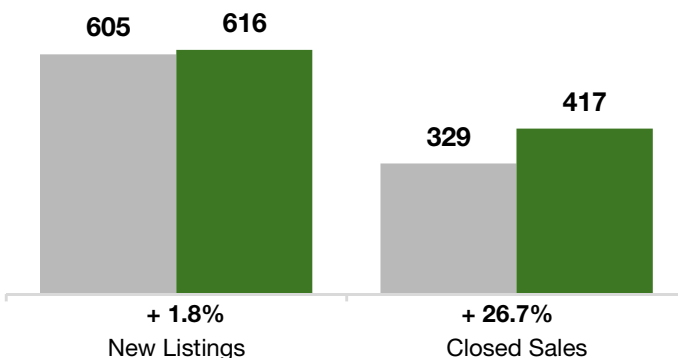
### Last 3 Months

■ Thru 7-2015  
■ Thru 7-2016



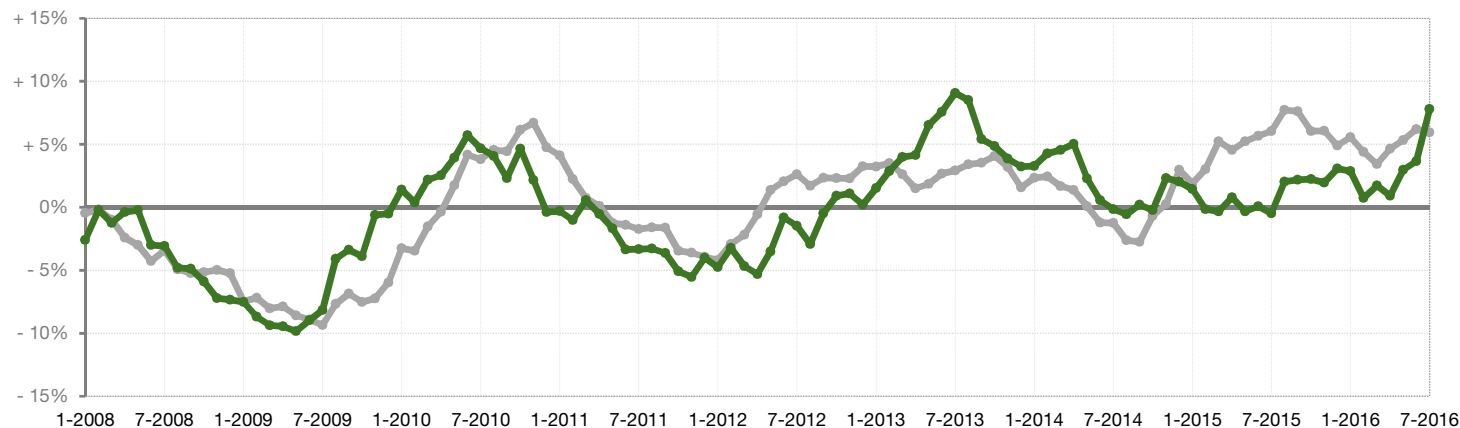
### Year to Date

■ Thru 7-2015  
■ Thru 7-2016



### Change in Median Sold Price from Prior Year (6-Month Average)\*\*

All MLS —  
Gateway —



\*\*Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period. | Current as of August 5, 2016. All data comes from the Staten Island Multiple Listing Service, Inc. Report © 2016 ShowingTime.