

# Local Market Update through October 2018

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

**- 11.9%**

Year-Over-Year Change in  
New Listings

**- 29.7%**

Year-Over-Year Change in  
Closed Sales

**+ 5.5%**

One-Year Change in  
Median Sales Price\*

### Last 3 Months

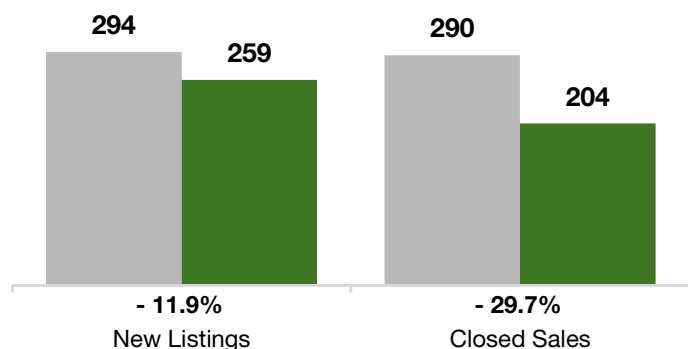
### Year to Date

	Thru 10-2017	Thru 10-2018	+ / -	Thru 10-2017	Thru 10-2018	+ / -
New Listings	294	<b>259</b>	- 11.9%	1,023	<b>959</b>	- 6.3%
Pending Sales	247	<b>196</b>	- 20.6%	758	<b>646</b>	- 14.8%
Closed Sales	290	<b>204</b>	- 29.7%	753	<b>631</b>	- 16.2%
Lowest Sale Price*	\$118,500	<b>\$130,000</b>	+ 9.7%	\$60,000	<b>\$75,000</b>	+ 25.0%
Median Sales Price*	\$545,000	<b>\$575,000</b>	+ 5.5%	\$530,000	<b>\$565,000</b>	+ 6.6%
Highest Sale Price*	\$1,100,000	<b>\$985,000</b>	- 10.5%	\$1,200,000	<b>\$1,350,000</b>	+ 12.5%
Percent of Original List Price Received*	97.3%	<b>95.9%</b>	- 1.5%	97.3%	<b>95.7%</b>	- 1.7%
Inventory of Homes for Sale	285	<b>276</b>	- 3.0%	--	--	--
Months Supply of Inventory	3.9	<b>4.2</b>	+ 8.3%	--	--	--

\* 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.

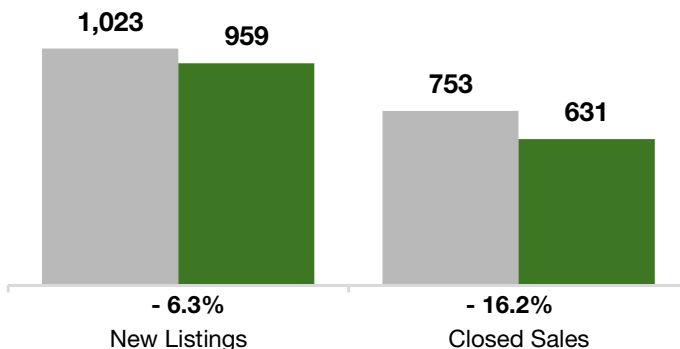
### Last 3 Months

■ Thru 10-2017  
■ Thru 10-2018



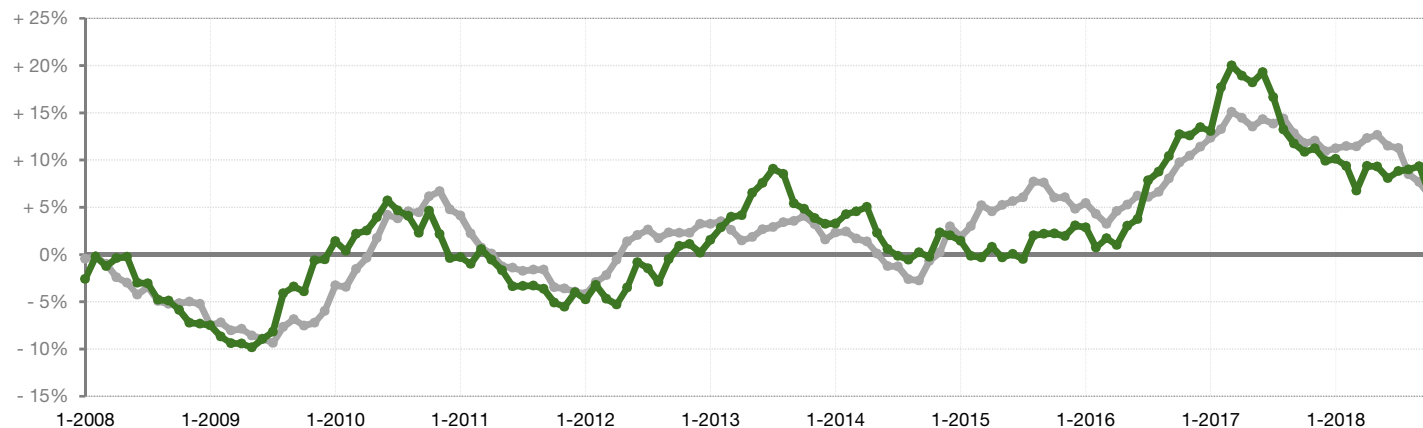
### Year to Date

■ Thru 10-2017  
■ Thru 10-2018



### 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 November 5, 2018. All data comes from the Staten Island Multiple Listing Service, Inc. Report © 2018 ShowingTime.