

Local Market Update through December 2018

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



East Shore

Includes data from Arrochar, Grasmere, Old Town, South Beach, Dongan Hills, Dongan Hills Below Hylan, Grant City and Midland Beach

+ 27.5%

- 17.9%

+ 10.1%

Year-Over-Year Change in New Listings

Year-Over-Year Change in Closed Sales

One-Year Change in Median Sales Price*

Last 3 Months

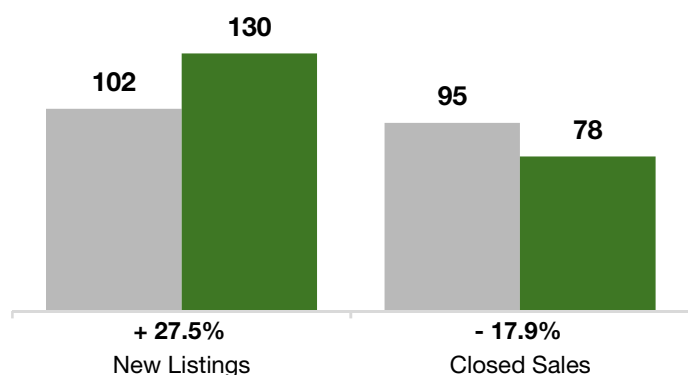
Year to Date

	Thru 12-2017	Thru 12-2018	+ / -	Thru 12-2017	Thru 12-2018	+ / -
New Listings	102	130	+ 27.5%	496	566	+ 14.1%
Pending Sales	94	73	- 22.3%	354	321	- 9.3%
Closed Sales	95	78	- 17.9%	345	353	+ 2.3%
Lowest Sale Price*	\$105,000	\$190,000	+ 81.0%	\$2,500	\$110,000	+ 4300.0%
Median Sales Price*	\$545,000	\$599,950	+ 10.1%	\$519,950	\$570,000	+ 9.6%
Highest Sale Price*	\$940,000	\$1,200,000	+ 27.7%	\$1,450,000	\$1,475,000	+ 1.7%
Percent of Original List Price Received*	96.6%	94.0%	- 2.7%	97.9%	95.7%	- 2.2%
Inventory of Homes for Sale	129	179	+ 38.8%	--	--	--
Months Supply of Inventory	4.5	6.5	+ 45.7%	--	--	--

* 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.

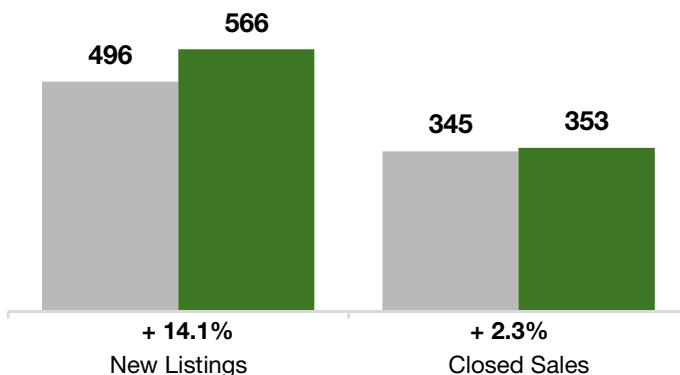
Last 3 Months

■ Thru 12-2017
■ Thru 12-2018



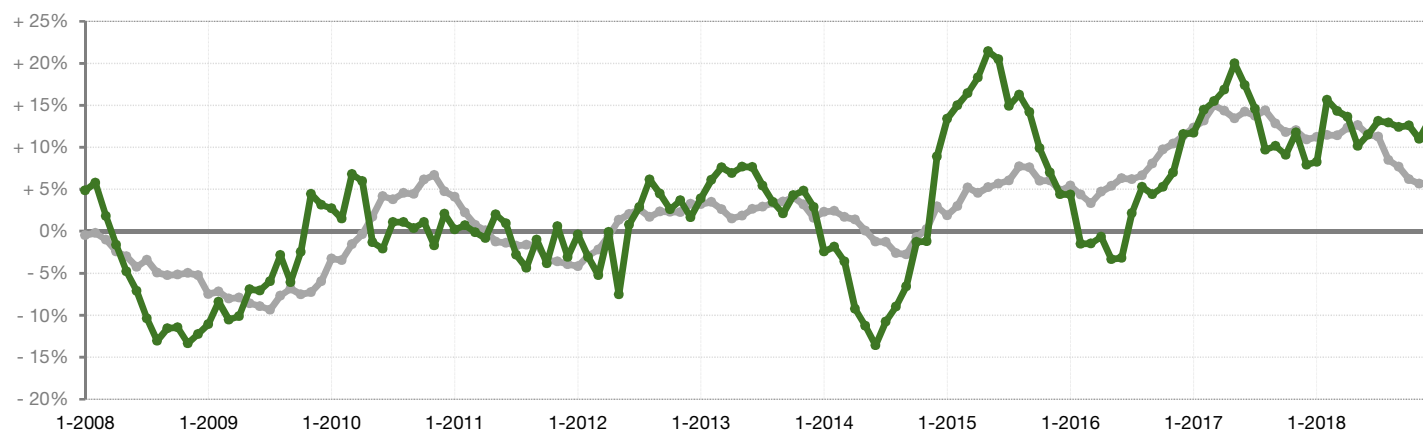
Year to Date

■ Thru 12-2017
■ Thru 12-2018



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

All MLS —
East Shore —



**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 January 5, 2019. All data comes from the Staten Island Multiple Listing Service, Inc. Report © 2018 ShowingTime.