

Local Market Update through March 2019

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



South Shore

Includes data from Annadale, South East Annadale, Arden Heights, Rossville, Woodrow, Huguenot, Princess Bay, Pleasant Plains, Charleston, Richmond Valley and Tottenville

- 0.9%

- 2.8%

+ 1.5%

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 3-2018	Thru 3-2019	+ / -	Thru 3-2018	Thru 3-2019	+ / -
New Listings	344	341	- 0.9%	344	341	- 0.9%
Pending Sales	202	167	- 17.3%	202	167	- 17.3%
Closed Sales	176	171	- 2.8%	176	171	- 2.8%
Lowest Sale Price*	\$306,000	\$211,500	- 30.9%	\$306,000	\$211,500	- 30.9%
Median Sales Price*	\$600,000	\$609,000	+ 1.5%	\$600,000	\$609,000	+ 1.5%
Highest Sale Price*	\$2,400,000	\$1,650,000	- 31.3%	\$2,400,000	\$1,650,000	- 31.3%
Percent of Original List Price Received*	95.9%	94.6%	- 1.4%	95.9%	94.6%	- 1.4%
Inventory of Homes for Sale	352	381	+ 8.1%	--	--	--
Months Supply of Inventory	4.8	5.3	+ 10.9%	--	--	--

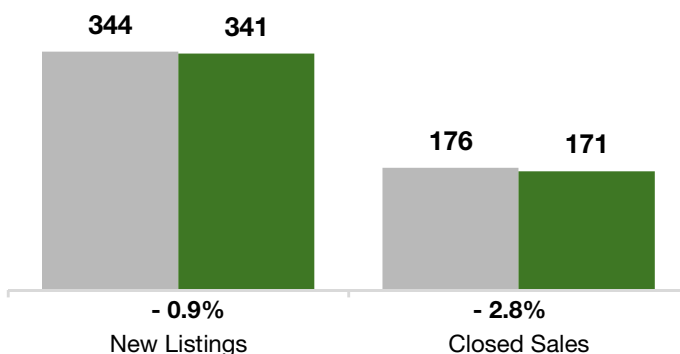
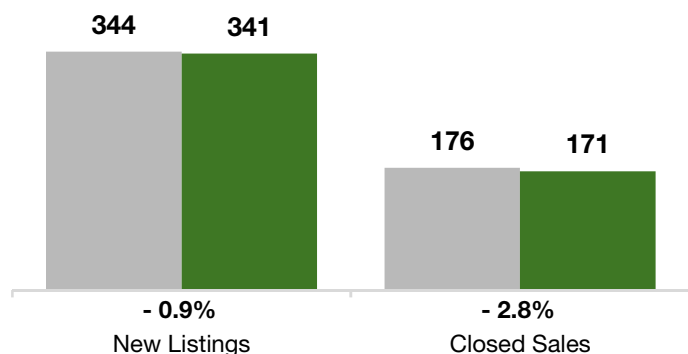
* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

Last 3 Months

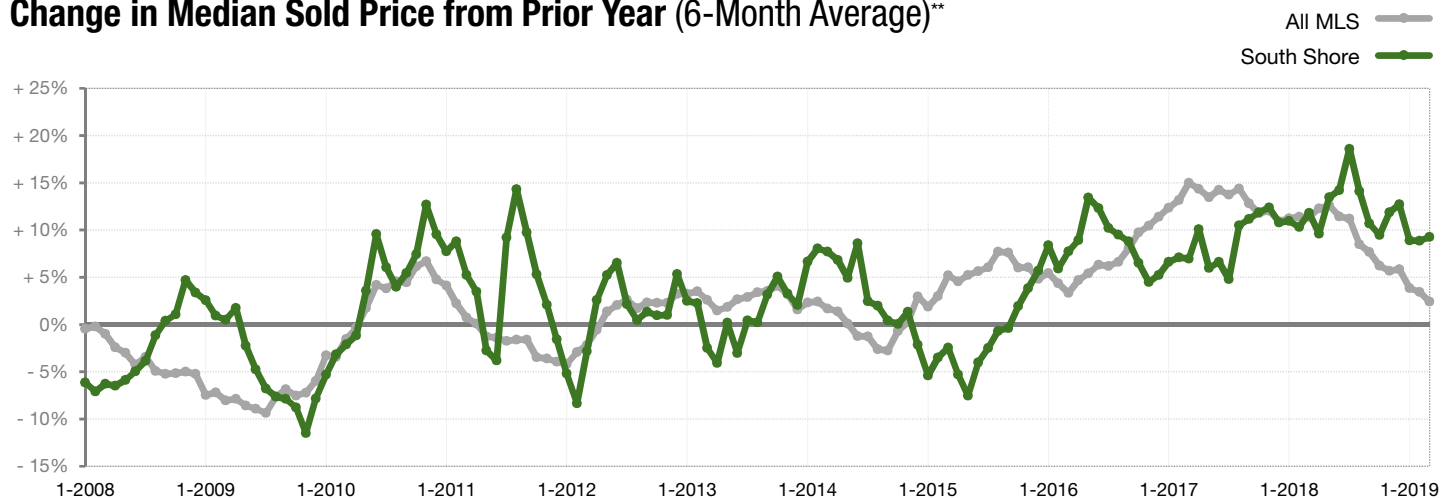
■ Thru 3-2018
■ Thru 3-2019

Year to Date

■ Thru 3-2018
■ Thru 3-2019



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



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