

Local Market Update through March 2019

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



The Lakes

Includes data from Westerleigh, Sunset Hill, Sunnyside, Royal Oak, Silver Lake, Clove Lakes and Castleton Corners

+ 12.1%

Year-Over-Year Change in New Listings

+ 15.0%

Year-Over-Year Change in Closed Sales

- 3.2%

One-Year Change in Median Sales Price*

Last 3 Months

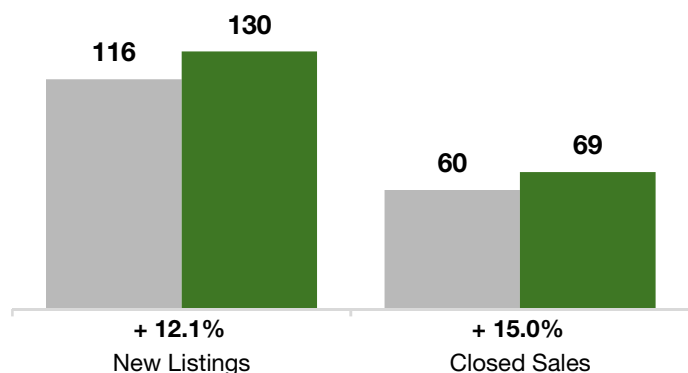
Year to Date

	Thru 3-2018	Thru 3-2019	+ / -	Thru 3-2018	Thru 3-2019	+ / -
New Listings	116	130	+ 12.1%	116	130	+ 12.1%
Pending Sales	59	62	+ 5.1%	59	62	+ 5.1%
Closed Sales	60	69	+ 15.0%	60	69	+ 15.0%
Lowest Sale Price*	\$169,000	\$122,500	- 27.5%	\$169,000	\$122,500	- 27.5%
Median Sales Price*	\$583,500	\$565,000	- 3.2%	\$583,500	\$565,000	- 3.2%
Highest Sale Price*	\$1,200,000	\$1,850,000	+ 54.2%	\$1,200,000	\$1,850,000	+ 54.2%
Percent of Original List Price Received*	94.9%	93.0%	- 2.0%	94.9%	93.0%	- 2.0%
Inventory of Homes for Sale	111	148	+ 33.0%	--	--	--
Months Supply of Inventory	3.8	5.6	+ 46.3%	--	--	--

* 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.

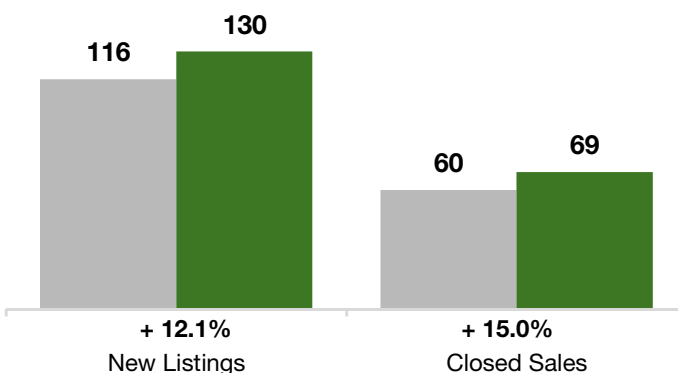
Last 3 Months

■ Thru 3-2018
■ Thru 3-2019



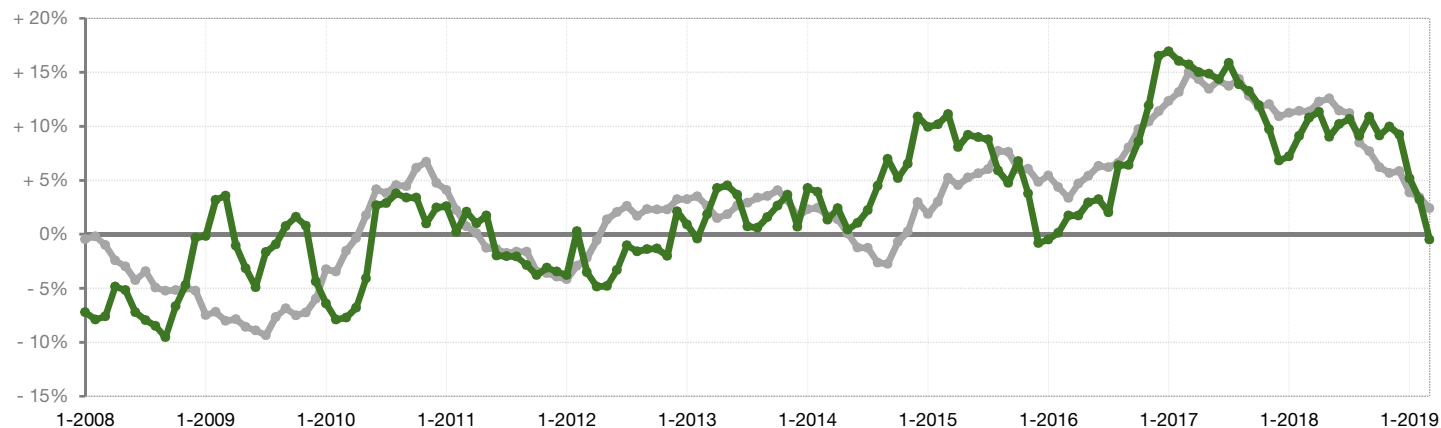
Year to Date

■ Thru 3-2018
■ Thru 3-2019



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

All MLS —
The Lakes —



**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.