

# Local Market Update through April 2019

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

**+ 9.1%**

**- 24.2%**

**- 2.7%**

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 4-2018	Thru 4-2019	+ / -	Thru 4-2018	Thru 4-2019	+ / -
New Listings	298	<b>325</b>	+ 9.1%	371	<b>419</b>	+ 12.9%
Pending Sales	178	<b>180</b>	+ 1.1%	225	<b>221</b>	- 1.8%
Closed Sales	165	<b>125</b>	- 24.2%	244	<b>182</b>	- 25.4%
Lowest Sale Price*	\$110,000	<b>\$235,000</b>	+ 113.6%	\$75,000	<b>\$180,000</b>	+ 140.0%
Median Sales Price*	\$565,000	<b>\$550,000</b>	- 2.7%	\$558,880	<b>\$550,000</b>	- 1.6%
Highest Sale Price*	\$990,000	<b>\$1,100,000</b>	+ 11.1%	\$1,350,000	<b>\$1,100,000</b>	- 18.5%
Percent of Original List Price Received*	95.6%	<b>94.1%</b>	- 1.5%	95.5%	<b>94.2%</b>	- 1.3%
Inventory of Homes for Sale	264	<b>305</b>	+ 15.5%	--	--	--
Months Supply of Inventory	3.6	<b>5.0</b>	+ 38.9%	--	--	--

\* 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.

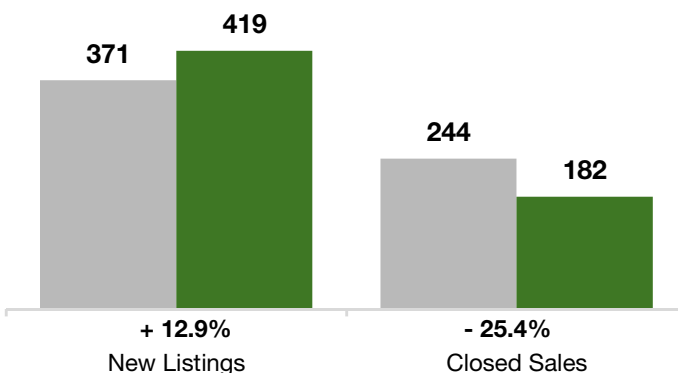
### Last 3 Months

■ Thru 4-2018  
■ Thru 4-2019



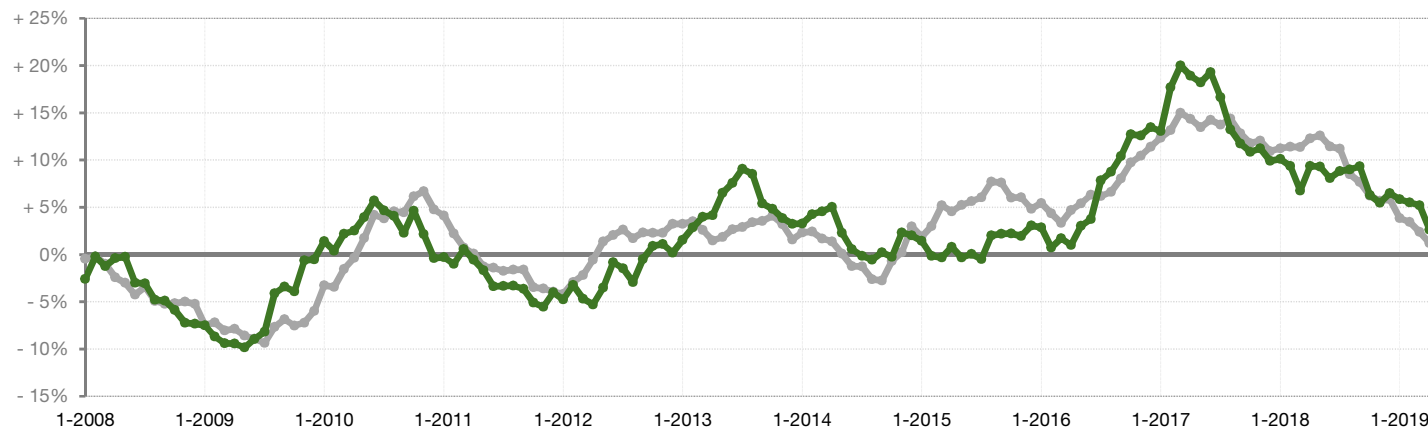
### Year to Date

■ Thru 4-2018  
■ Thru 4-2019



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