

Local Market Update through May 2019

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



The Hills

Includes data from Emerson Hill, Todt Hill, Lower Todt Hill, Light House Hill, Richmondtown, High Rock, Dongan Hills Colony, and Emerson Valley

+ 2.0%

Year-Over-Year Change in
New Listings

+ 2.6%

Year-Over-Year Change in
Closed Sales

- 5.1%

One-Year Change in
Median Sales Price*

Last 3 Months

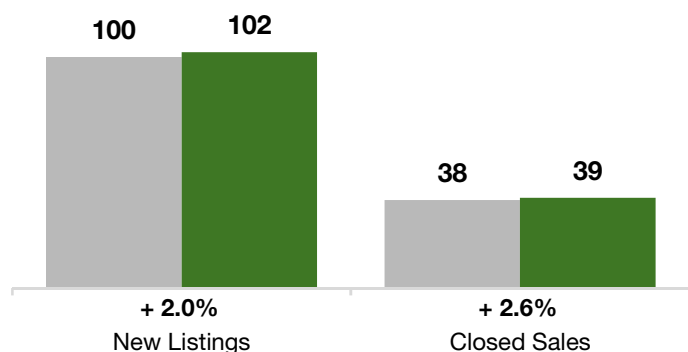
Year to Date

	Thru 5-2018	Thru 5-2019	+ / -	Thru 5-2018	Thru 5-2019	+ / -
New Listings	100	102	+ 2.0%	144	146	+ 1.4%
Pending Sales	34	50	+ 47.1%	56	79	+ 41.1%
Closed Sales	38	39	+ 2.6%	74	59	- 20.3%
Lowest Sale Price*	\$375,000	\$360,000	- 4.0%	\$349,000	\$299,000	- 14.3%
Median Sales Price*	\$785,000	\$745,000	- 5.1%	\$805,000	\$745,000	- 7.5%
Highest Sale Price*	\$2,200,000	\$4,500,000	+ 104.5%	\$2,200,000	\$4,500,000	+ 104.5%
Percent of Original List Price Received*	94.0%	92.4%	- 1.6%	93.3%	92.6%	- 0.7%
Inventory of Homes for Sale	114	121	+ 5.8%	--	--	--
Months Supply of Inventory	7.4	8.3	+ 12.2%	--	--	--

* 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.

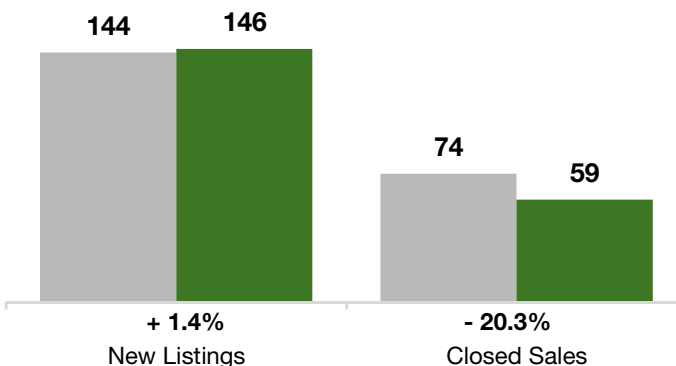
Last 3 Months

■ Thru 5-2018
■ Thru 5-2019



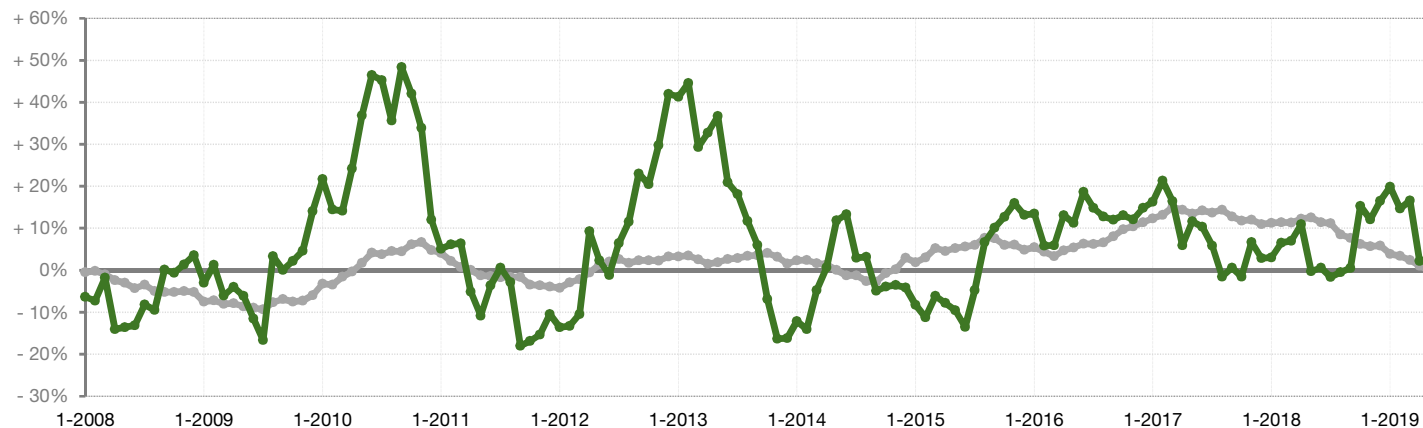
Year to Date

■ Thru 5-2018
■ Thru 5-2019



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

All MLS —
The Hills —



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