

Local Market Update through August 2019

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

0.0%

- 17.9%

- 1.7%

Year-Over-Year Change in New Listings

Year-Over-Year Change in Closed Sales

One-Year Change in Median Sales Price*

Last 3 Months

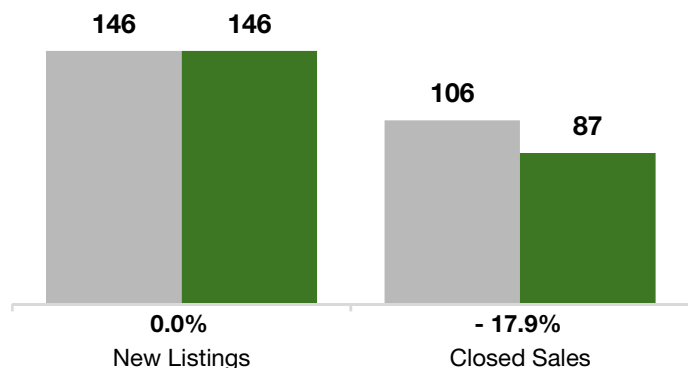
Year to Date

	Thru 8-2018	Thru 8-2019	+ / -	Thru 8-2018	Thru 8-2019	+ / -
New Listings	146	146	0.0%	391	418	+ 6.9%
Pending Sales	87	93	+ 6.9%	213	245	+ 15.0%
Closed Sales	106	87	- 17.9%	254	234	- 7.9%
Lowest Sale Price*	\$110,000	\$185,000	+ 68.2%	\$110,000	\$120,000	+ 9.1%
Median Sales Price*	\$566,500	\$557,000	- 1.7%	\$560,500	\$560,000	- 0.1%
Highest Sale Price*	\$1,350,000	\$1,775,000	+ 31.5%	\$1,475,000	\$1,775,000	+ 20.3%
Percent of Original List Price Received*	95.6%	93.0%	- 2.8%	96.1%	93.7%	- 2.6%
Inventory of Homes for Sale	186	196	+ 5.0%	--	--	--
Months Supply of Inventory	6.6	6.8	+ 3.0%	--	--	--

* 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.

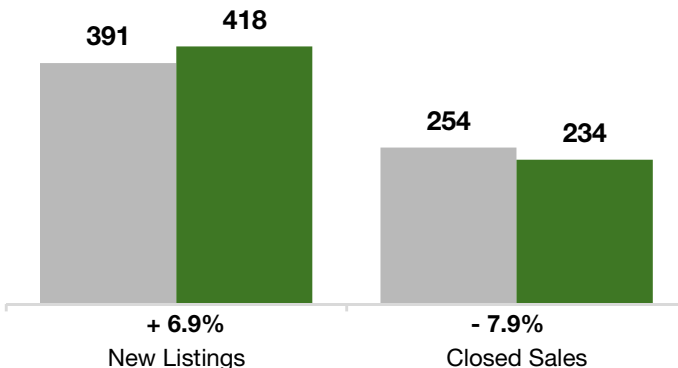
Last 3 Months

■ Thru 8-2018
■ Thru 8-2019



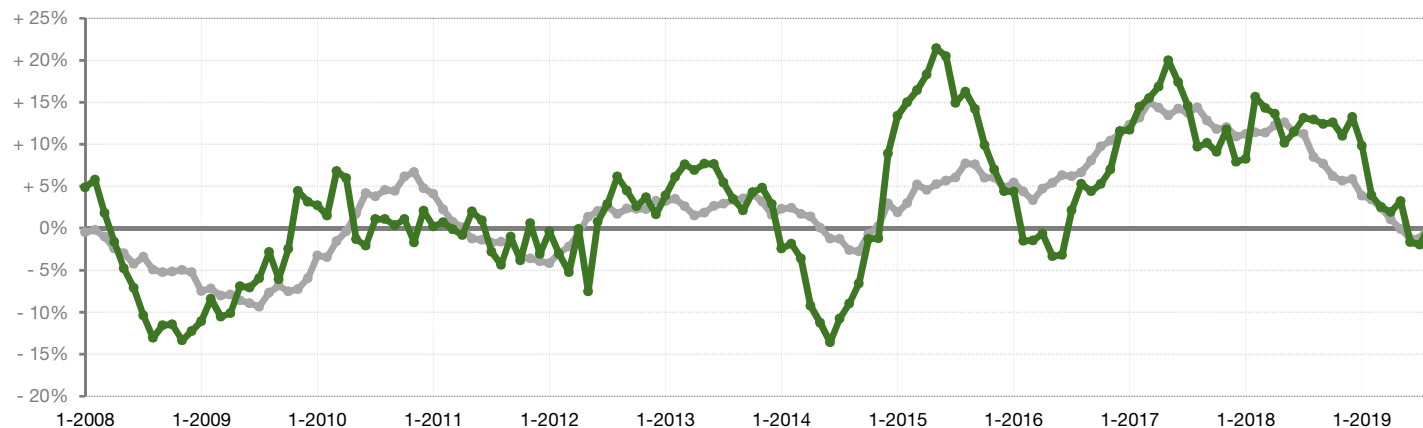
Year to Date

■ Thru 8-2018
■ Thru 8-2019



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