

# Local Market Update through September 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

**+ 1.7%**

**+ 9.0%**

**- 4.6%**

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 9-2018	Thru 9-2019	+ / -	Thru 9-2018	Thru 9-2019	+ / -
New Listings	119	<b>121</b>	+ 1.7%	398	<b>412</b>	+ 3.5%
Pending Sales	92	<b>90</b>	- 2.2%	237	<b>264</b>	+ 11.4%
Closed Sales	89	<b>97</b>	+ 9.0%	219	<b>239</b>	+ 9.1%
Lowest Sale Price*	\$150,000	<b>\$152,000</b>	+ 1.3%	\$150,000	<b>\$122,500</b>	- 18.3%
Median Sales Price*	\$592,000	<b>\$565,000</b>	- 4.6%	\$582,000	<b>\$580,000</b>	- 0.3%
Highest Sale Price*	\$1,469,750	<b>\$998,000</b>	- 32.1%	\$1,469,750	<b>\$1,850,000</b>	+ 25.9%
Percent of Original List Price Received*	94.6%	<b>93.7%</b>	- 0.9%	95.0%	<b>93.4%</b>	- 1.6%
Inventory of Homes for Sale	176	<b>163</b>	- 7.6%	--	--	--
Months Supply of Inventory	6.6	<b>5.7</b>	- 13.9%	--	--	--

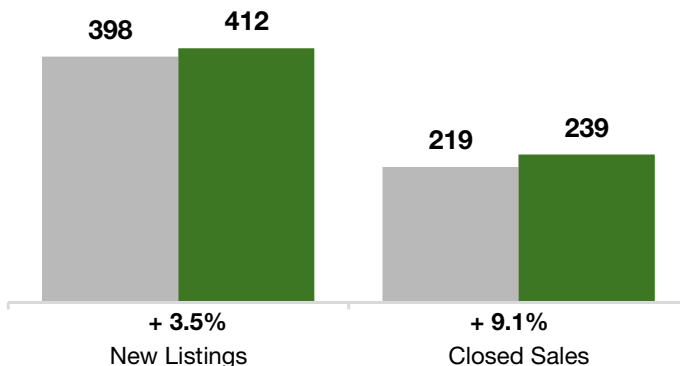
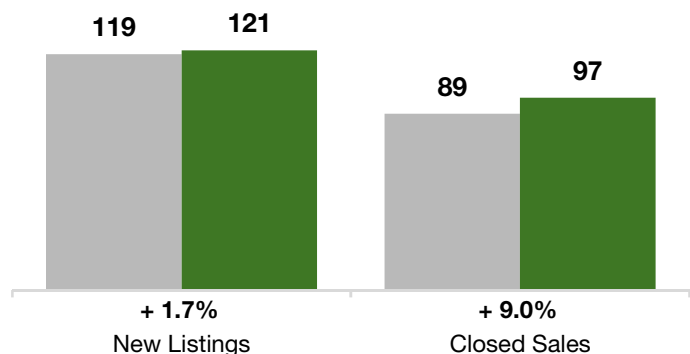
\* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

### Last 3 Months

■ Thru 9-2018  
■ Thru 9-2019

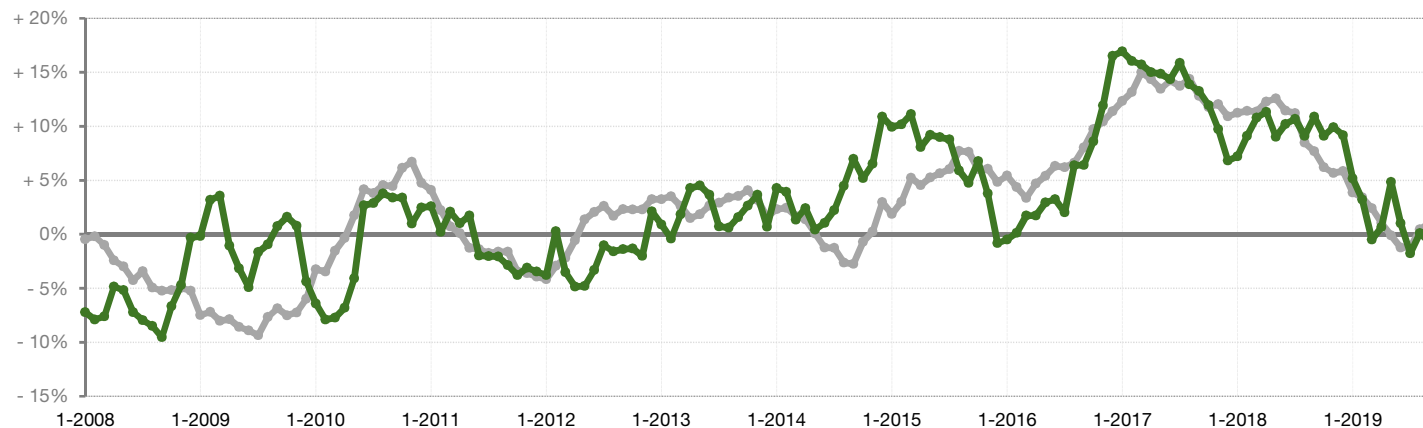
### Year to Date

■ Thru 9-2018  
■ Thru 9-2019



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