

# Local Market Update through February 2020

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

**+ 10.7%**

Year-Over-Year Change in New Listings

**+ 7.1%**

Year-Over-Year Change in Closed Sales

**- 0.6%**

One-Year Change in Median Sales Price\*

### Last 3 Months

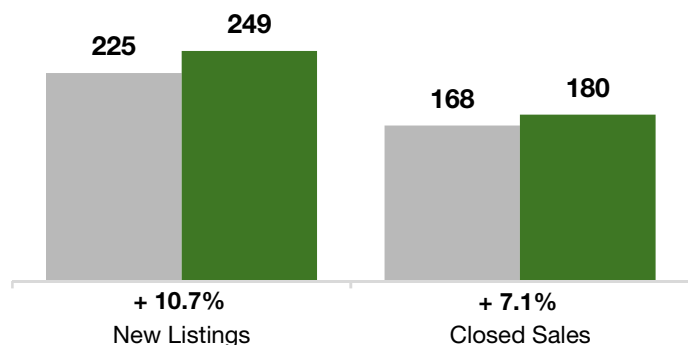
### Year to Date

	Thru 2-2019	Thru 2-2020	+ / -	Thru 2-2019	Thru 2-2020	+ / -
New Listings	225	<b>249</b>	+ 10.7%	184	<b>201</b>	+ 9.2%
Pending Sales	125	<b>178</b>	+ 42.4%	83	<b>116</b>	+ 39.8%
Closed Sales	168	<b>180</b>	+ 7.1%	92	<b>117</b>	+ 27.2%
Lowest Sale Price*	\$180,000	<b>\$86,500</b>	- 51.9%	\$180,000	<b>\$86,500</b>	- 51.9%
Median Sales Price*	\$582,500	<b>\$579,000</b>	- 0.6%	\$568,500	<b>\$585,000</b>	+ 2.9%
Highest Sale Price*	\$988,000	<b>\$1,194,800</b>	+ 20.9%	\$978,000	<b>\$1,194,800</b>	+ 22.2%
Percent of Original List Price Received*	93.6%	<b>93.9%</b>	+ 0.2%	94.1%	<b>93.8%</b>	- 0.3%
Inventory of Homes for Sale	286	<b>290</b>	+ 1.6%	--	--	--
Months Supply of Inventory	4.7	<b>4.4</b>	- 6.0%	--	--	--

\* 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.

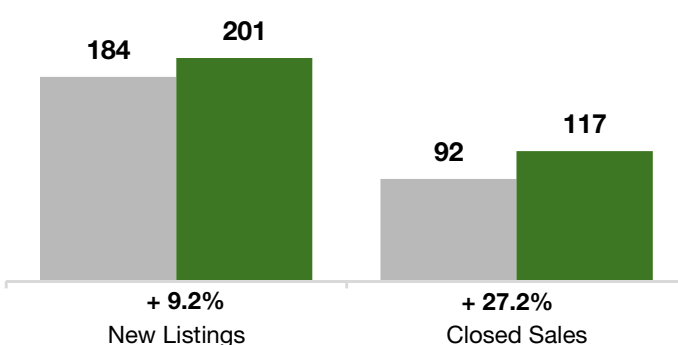
### Last 3 Months

■ Thru 2-2019  
■ Thru 2-2020



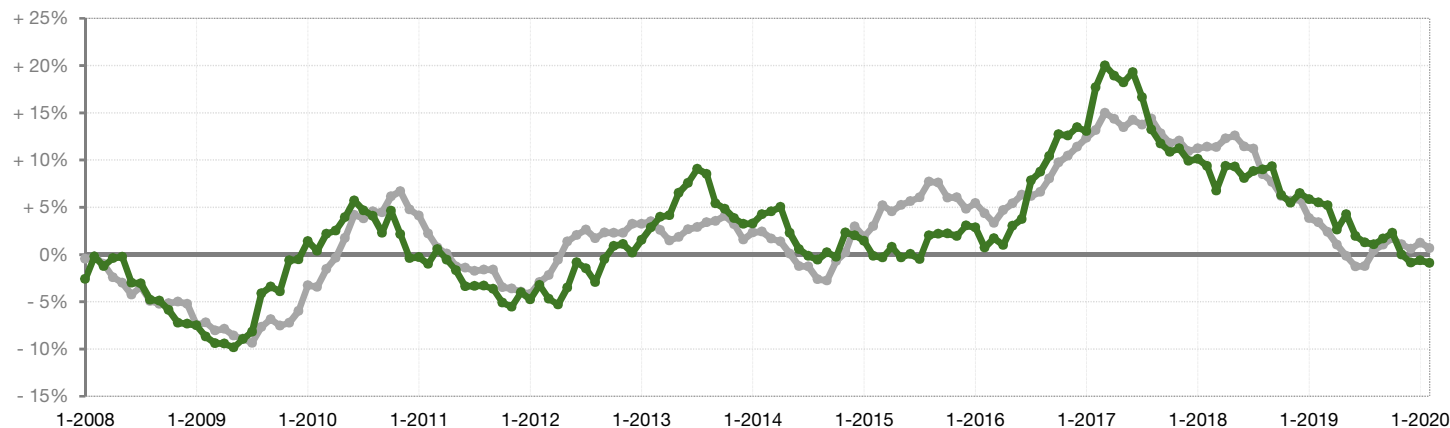
### Year to Date

■ Thru 2-2019  
■ Thru 2-2020



### 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 March 5, 2020. All data comes from the Staten Island Multiple Listing Service, Inc. Report © 2020 ShowingTime.