

Local Market Update through March 2020

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



South Shore

Includes data from Annadale, South East Annadale, Arden Heights, Rossville, Woodrow, Huguenot, Princess Bay, Pleasant Plains, Charleston, Richmond Valley and Tottenville

- 3.2%

Year-Over-Year Change in New Listings

- 1.7%

Year-Over-Year Change in Closed Sales

- 5.7%

One-Year Change in Median Sales Price*

Last 3 Months

Year to Date

	Thru 3-2019	Thru 3-2020	+ / -	Thru 3-2019	Thru 3-2020	+ / -
New Listings	349	338	- 3.2%	349	338	- 3.2%
Pending Sales	161	189	+ 17.4%	161	189	+ 17.4%
Closed Sales	173	170	- 1.7%	173	170	- 1.7%
Lowest Sale Price*	\$211,500	\$225,000	+ 6.4%	\$211,500	\$225,000	+ 6.4%
Median Sales Price*	\$607,000	\$572,500	- 5.7%	\$607,000	\$572,500	- 5.7%
Highest Sale Price*	\$1,650,000	\$1,250,000	- 24.2%	\$1,650,000	\$1,250,000	- 24.2%
Percent of Original List Price Received*	94.6%	94.0%	- 0.6%	94.6%	94.0%	- 0.6%
Inventory of Homes for Sale	423	403	- 4.6%	--	--	--
Months Supply of Inventory	5.9	5.8	- 3.1%	--	--	--

* 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 3-2019
■ Thru 3-2020

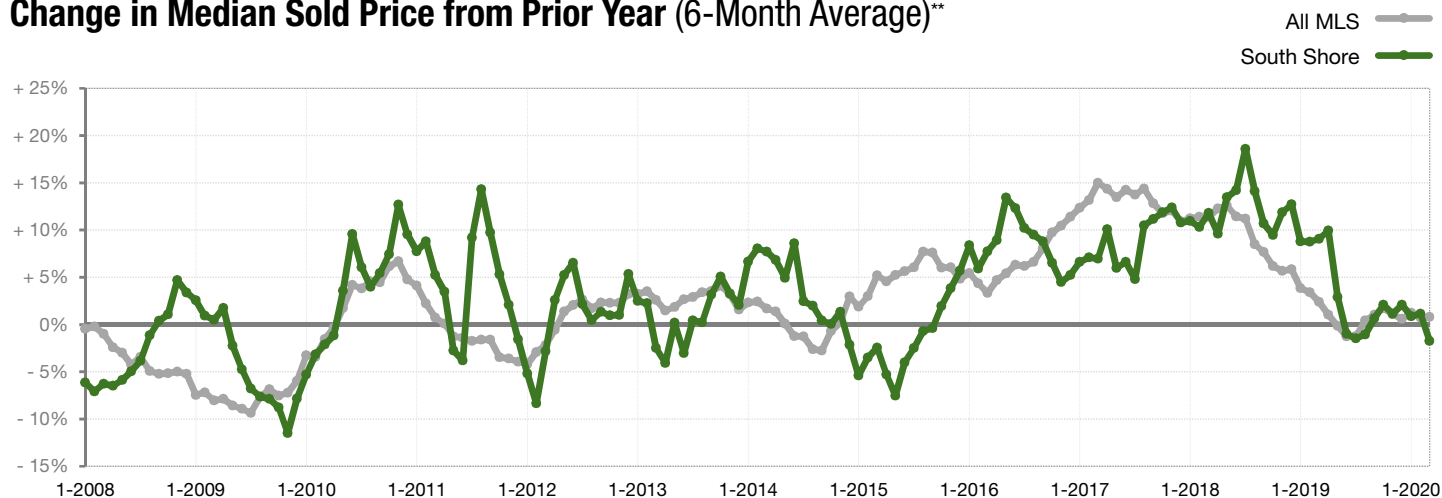


Year to Date

■ Thru 3-2019
■ Thru 3-2020



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



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