

Local Market Update through April 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

- 35.1%

0.0%

+ 8.2%

Year-Over-Year Change in New Listings

Year-Over-Year Change in Closed Sales

One-Year Change in Median Sales Price*

Last 3 Months

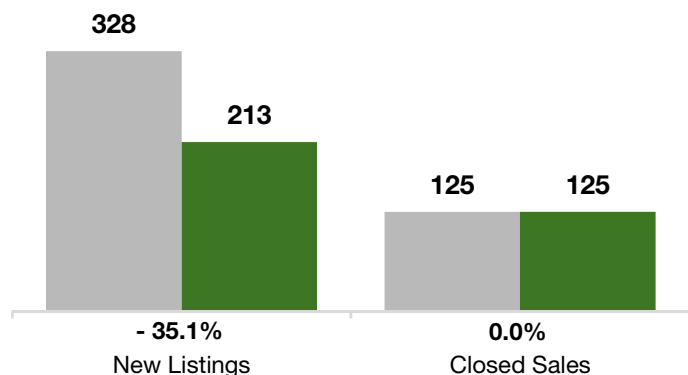
Year to Date

	Thru 4-2019	Thru 4-2020	+ / -	Thru 4-2019	Thru 4-2020	+ / -
New Listings	328	213	- 35.1%	424	298	- 29.7%
Pending Sales	175	137	- 21.7%	216	190	- 12.0%
Closed Sales	125	125	0.0%	182	192	+ 5.5%
Lowest Sale Price*	\$235,000	\$115,000	- 51.1%	\$180,000	\$86,500	- 51.9%
Median Sales Price*	\$550,000	\$595,000	+ 8.2%	\$550,000	\$582,500	+ 5.9%
Highest Sale Price*	\$1,100,000	\$999,000	- 9.2%	\$1,100,000	\$1,194,800	+ 8.6%
Percent of Original List Price Received*	94.1%	93.4%	- 0.8%	94.2%	93.4%	- 0.8%
Inventory of Homes for Sale	335	303	- 9.6%	--	--	--
Months Supply of Inventory	5.6	4.7	- 16.4%	--	--	--

* 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.

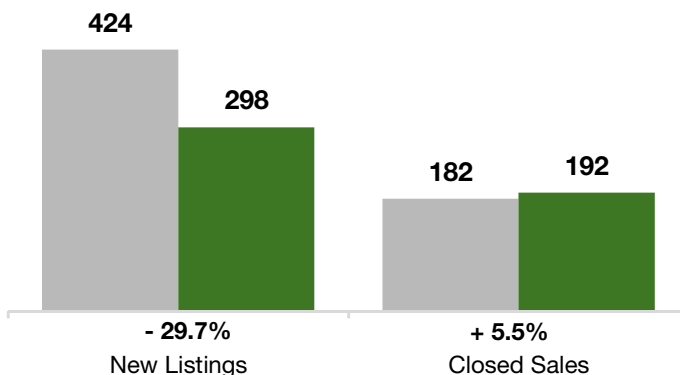
Last 3 Months

■ Thru 4-2019
■ Thru 4-2020



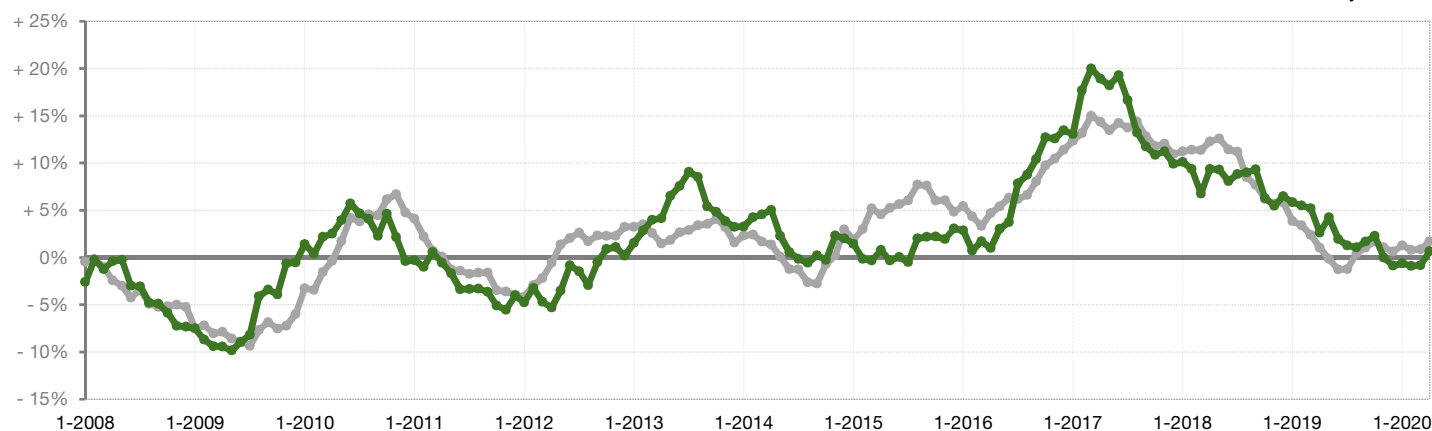
Year to Date

■ Thru 4-2019
■ Thru 4-2020



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