

Local Market Update through April 2020

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



The Hills

Includes data from Emerson Hill, Todt Hill, Lower Todt Hill, Light House Hill, Richmondtown, High Rock, Dongan Hills Colony, and Emerson Valley

- 52.2%

- 17.6%

+ 2.6%

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 4-2019	Thru 4-2020	+ / -	Thru 4-2019	Thru 4-2020	+ / -
New Listings	90	43	- 52.2%	113	77	- 31.9%
Pending Sales	46	31	- 32.6%	60	43	- 28.3%
Closed Sales	34	28	- 17.6%	43	40	- 7.0%
Lowest Sale Price*	\$299,000	\$380,000	+ 27.1%	\$299,000	\$380,000	+ 27.1%
Median Sales Price*	\$692,500	\$710,250	+ 2.6%	\$700,000	\$710,250	+ 1.5%
Highest Sale Price*	\$1,500,000	\$1,875,000	+ 25.0%	\$2,425,000	\$2,000,000	- 17.5%
Percent of Original List Price Received*	91.8%	91.3%	- 0.5%	92.1%	91.5%	- 0.6%
Inventory of Homes for Sale	126	103	- 18.0%	--	--	--
Months Supply of Inventory	9.0	7.8	- 13.2%	--	--	--

* 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.

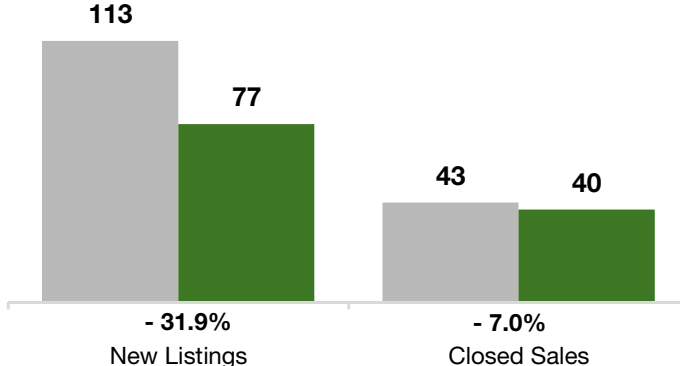
Last 3 Months

■ Thru 4-2019
■ Thru 4-2020



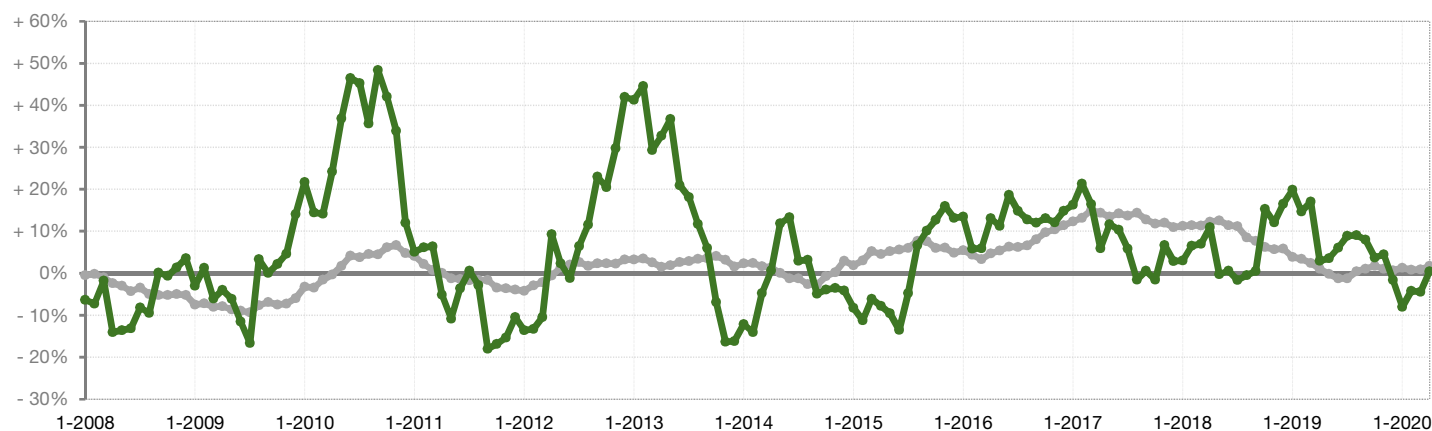
Year to Date

■ Thru 4-2019
■ Thru 4-2020



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

All MLS —
The Hills —



**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.