

Local Market Update through May 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

- 54.8%

- 12.2%

- 5.6%

Year-Over-Year Change in New Listings

Year-Over-Year Change in Closed Sales

One-Year Change in Median Sales Price*

Last 3 Months

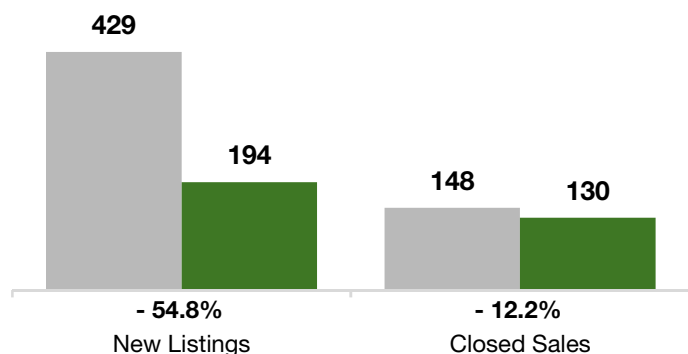
Year to Date

	Thru 5-2019	Thru 5-2020	+ / -	Thru 5-2019	Thru 5-2020	+ / -
New Listings	429	194	- 54.8%	636	433	- 31.9%
Pending Sales	222	119	- 46.4%	321	233	- 27.4%
Closed Sales	148	130	- 12.2%	269	254	- 5.6%
Lowest Sale Price*	\$211,500	\$225,000	+ 6.4%	\$211,500	\$225,000	+ 6.4%
Median Sales Price*	\$609,000	\$575,000	- 5.6%	\$599,900	\$577,500	- 3.7%
Highest Sale Price*	\$2,000,000	\$1,300,000	- 35.0%	\$2,000,000	\$1,300,000	- 35.0%
Percent of Original List Price Received*	95.1%	93.4%	- 1.8%	94.6%	93.6%	- 1.1%
Inventory of Homes for Sale	493	360	- 26.9%	--	--	--
Months Supply of Inventory	7.1	5.5	- 23.0%	--	--	--

* 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.

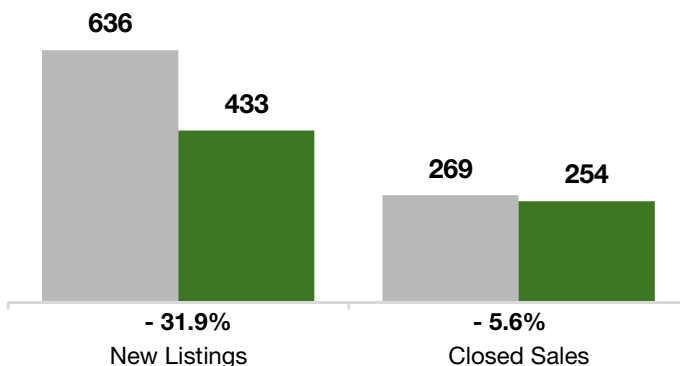
Last 3 Months

■ Thru 5-2019
■ Thru 5-2020

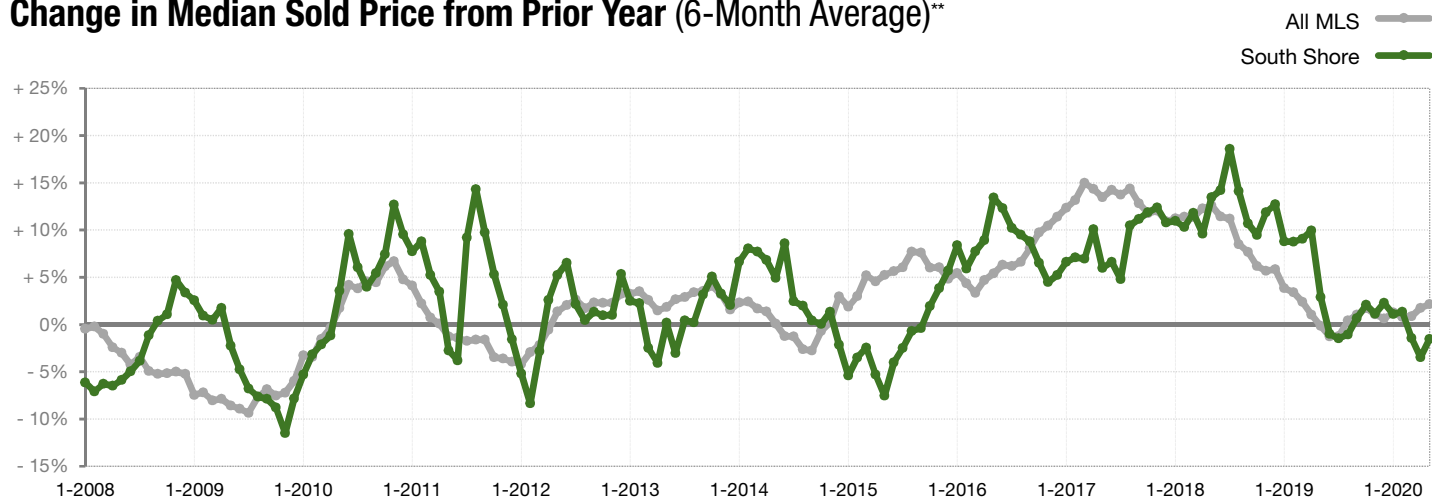


Year to Date

■ Thru 5-2019
■ Thru 5-2020



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