

Local Market Update through May 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

- 55.3%

- 42.5%

- 2.2%

Year-Over-Year Change in New Listings

Year-Over-Year Change in Closed Sales

One-Year Change in Median Sales Price*

Last 3 Months

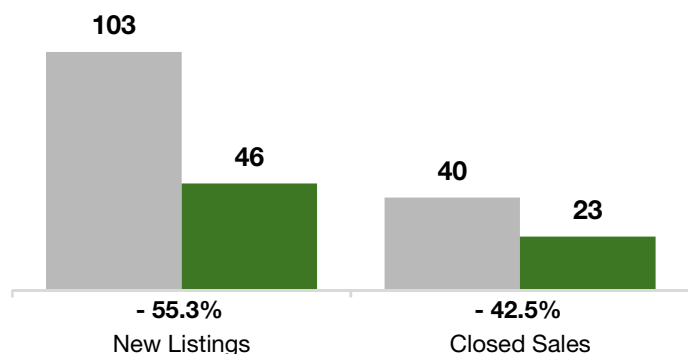
Year to Date

	Thru 5-2019	Thru 5-2020	+ / -	Thru 5-2019	Thru 5-2020	+ / -
New Listings	103	46	- 55.3%	148	95	- 35.8%
Pending Sales	51	21	- 58.8%	79	46	- 41.8%
Closed Sales	40	23	- 42.5%	60	49	- 18.3%
Lowest Sale Price*	\$360,000	\$515,000	+ 43.1%	\$299,000	\$380,000	+ 27.1%
Median Sales Price*	\$742,500	\$726,500	- 2.2%	\$742,500	\$720,000	- 3.0%
Highest Sale Price*	\$4,500,000	\$3,450,000	- 23.3%	\$4,500,000	\$3,450,000	- 23.3%
Percent of Original List Price Received*	92.2%	90.5%	- 1.9%	92.5%	91.7%	- 0.9%
Inventory of Homes for Sale	134	103	- 23.3%	--	--	--
Months Supply of Inventory	9.3	8.6	- 7.4%	--	--	--

* 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.

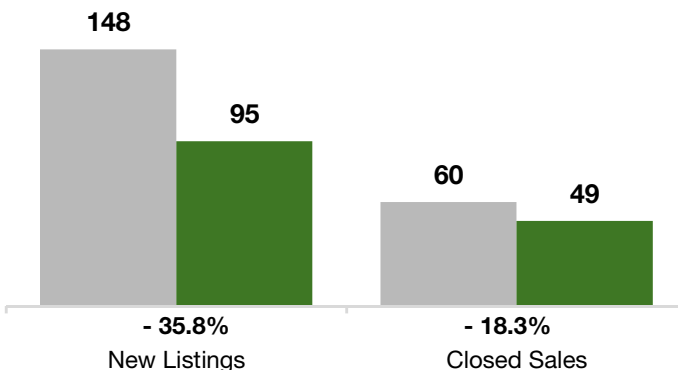
Last 3 Months

■ Thru 5-2019
■ Thru 5-2020



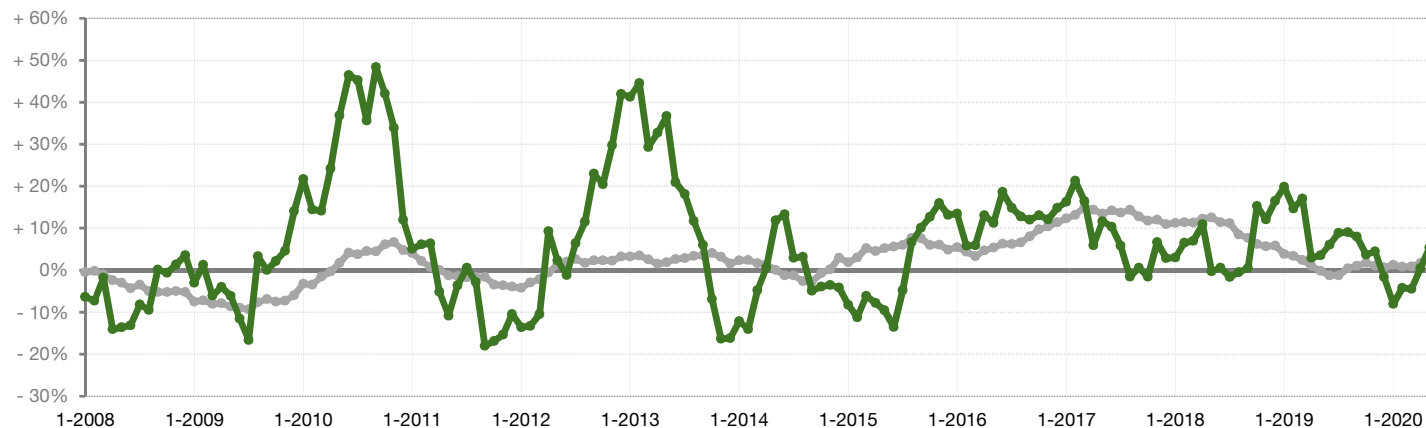
Year to Date

■ Thru 5-2019
■ Thru 5-2020



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

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