

Local Market Update through June 2020

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



East Shore

Includes data from Arrochar, Grasmere, Old Town, South Beach, Dongan Hills, Dongan Hills Below Hylan, Grant City and Midland Beach

- 65.9%

Year-Over-Year Change in New Listings

- 58.9%

Year-Over-Year Change in Closed Sales

+ 9.2%

One-Year Change in Median Sales Price*

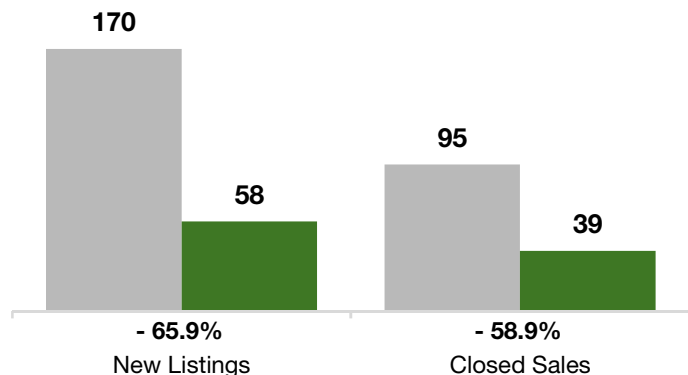
Last 3 Months

Year to Date

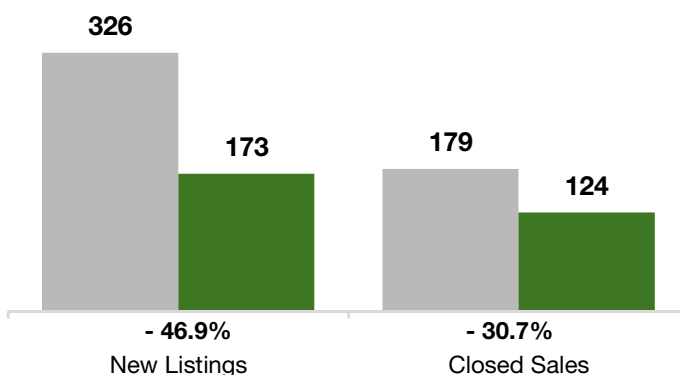
	Thru 6-2019	Thru 6-2020	+ / -	Thru 6-2019	Thru 6-2020	+ / -
New Listings	170	58	- 65.9%	326	173	- 46.9%
Pending Sales	81	26	- 67.9%	179	93	- 48.0%
Closed Sales	95	39	- 58.9%	179	124	- 30.7%
Lowest Sale Price*	\$182,000	\$279,000	+ 53.3%	\$120,000	\$170,000	+ 41.7%
Median Sales Price*	\$558,500	\$610,000	+ 9.2%	\$559,500	\$577,500	+ 3.2%
Highest Sale Price*	\$1,265,000	\$1,089,888	- 13.8%	\$1,440,000	\$2,000,000	+ 38.9%
Percent of Original List Price Received*	94.4%	94.4%	- 0.1%	94.0%	94.2%	+ 0.2%
Inventory of Homes for Sale	215	149	- 30.8%	--	--	--
Months Supply of Inventory	7.5	6.2	- 17.9%	--	--	--

* 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.

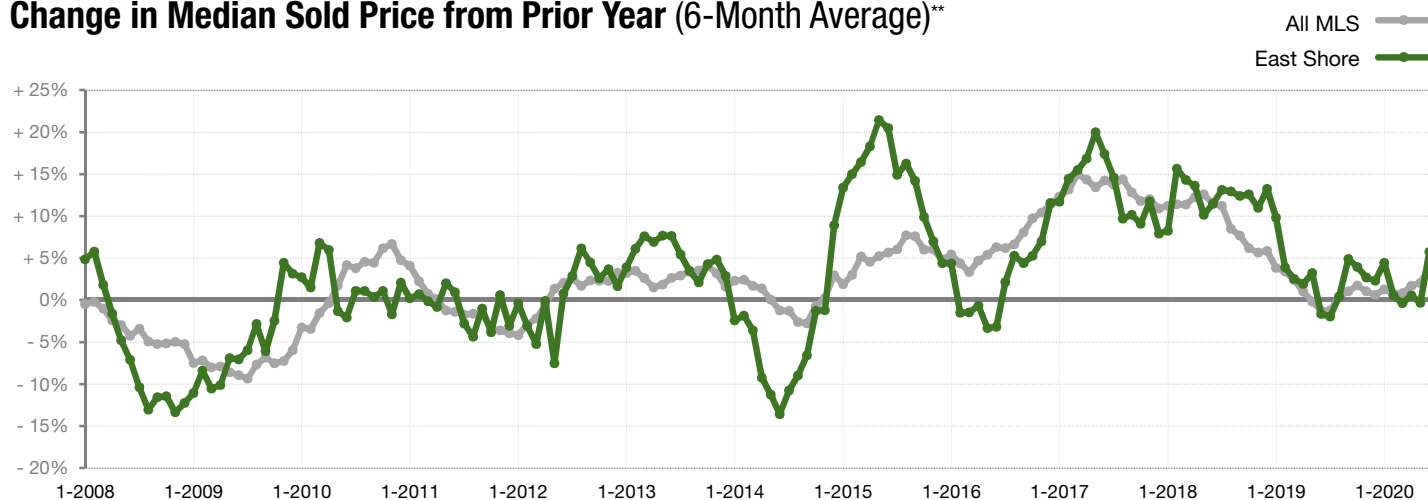
Last 3 Months



Year to Date



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