

Local Market Update through September 2020

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



Greater St. George

Includes data from Ft Wadsworth, Concord, Shore Acres, Rosebank, Clifton, Stapleton, Thomkinsville, St George, Ward Hill, Park Hill and Grymes Hill

+ 25.2%

- 46.7%

+ 0.1%

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 9-2019	Thru 9-2020	+ / -	Thru 9-2019	Thru 9-2020	+ / -
New Listings	163	204	+ 25.2%	543	423	- 22.1%
Pending Sales	78	85	+ 9.0%	239	183	- 23.4%
Closed Sales	75	40	- 46.7%	217	155	- 28.6%
Lowest Sale Price*	\$155,000	\$165,000	+ 6.5%	\$155,000	\$150,000	- 3.2%
Median Sales Price*	\$482,000	\$482,500	+ 0.1%	\$465,000	\$465,000	0.0%
Highest Sale Price*	\$1,290,000	\$1,455,000	+ 12.8%	\$1,290,000	\$1,825,000	+ 41.5%
Percent of Original List Price Received*	93.8%	93.7%	- 0.1%	92.7%	93.0%	+ 0.3%
Inventory of Homes for Sale	254	252	- 0.9%	--	--	--
Months Supply of Inventory	9.6	12.4	+ 28.6%	--	--	--

* 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.

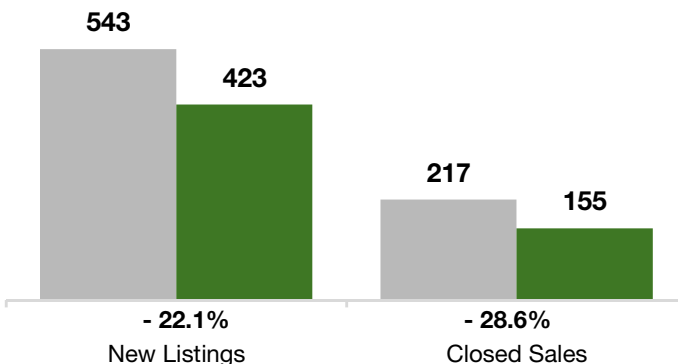
Last 3 Months

■ Thru 9-2019
■ Thru 9-2020



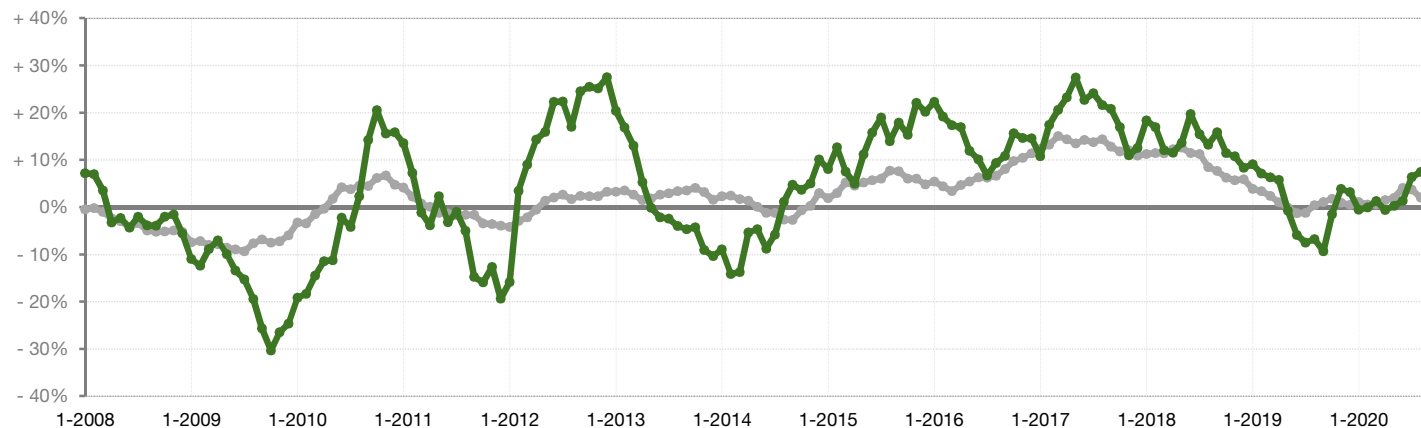
Year to Date

■ Thru 9-2019
■ Thru 9-2020



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

All MLS —
Greater St. George —



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