

Local Market Update through November 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

+ 13.0%

Year-Over-Year Change in
New Listings

+ 16.7%

Year-Over-Year Change in
Closed Sales

+ 8.8%

One-Year Change in
Median Sales Price*

Last 3 Months

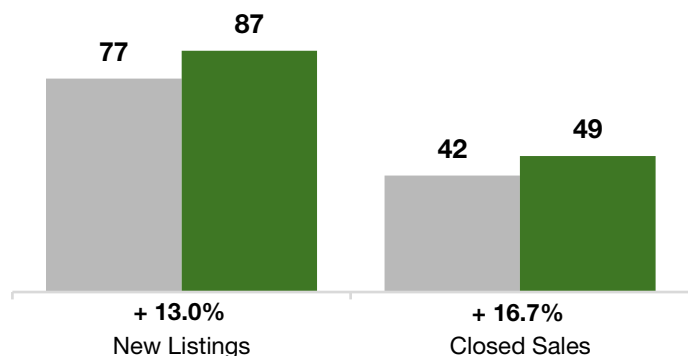
Year to Date

	Thru 11-2019	Thru 11-2020	+ / -	Thru 11-2019	Thru 11-2020	+ / -
New Listings	77	87	+ 13.0%	305	284	- 6.9%
Pending Sales	38	69	+ 81.6%	151	173	+ 14.6%
Closed Sales	42	49	+ 16.7%	148	133	- 10.1%
Lowest Sale Price*	\$355,000	\$390,000	+ 9.9%	\$254,000	\$260,000	+ 2.4%
Median Sales Price*	\$721,500	\$785,000	+ 8.8%	\$745,000	\$742,000	- 0.4%
Highest Sale Price*	\$3,800,000	\$2,875,000	- 24.3%	\$4,500,000	\$3,450,000	- 23.3%
Percent of Original List Price Received*	93.1%	93.2%	+ 0.2%	92.7%	92.5%	- 0.3%
Inventory of Homes for Sale	147	118	- 20.1%	--	--	--
Months Supply of Inventory	11.0	8.0	- 27.1%	--	--	--

* 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 11-2019
■ Thru 11-2020



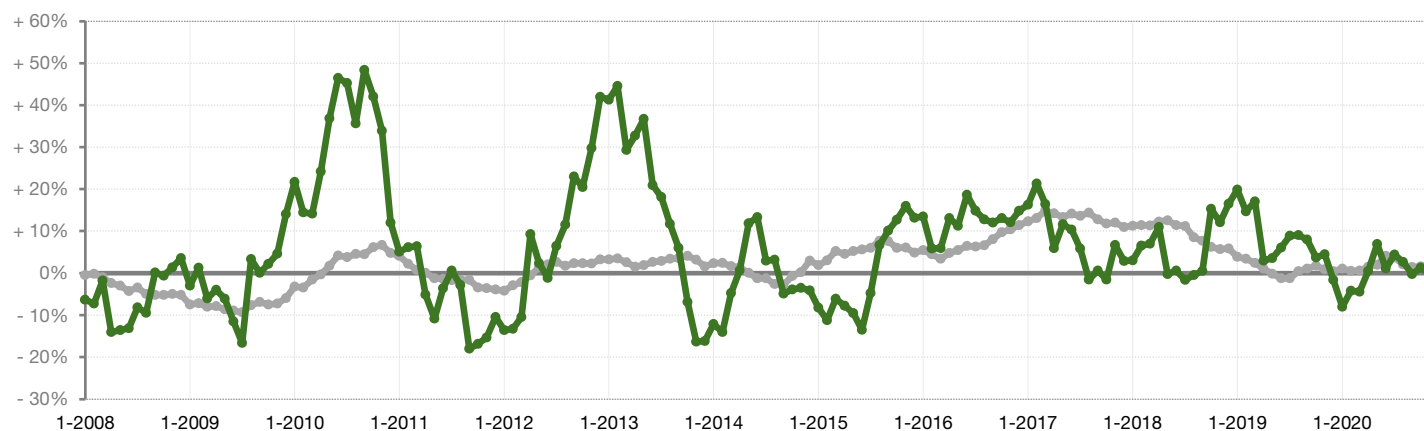
Year to Date

■ Thru 11-2019
■ Thru 11-2020



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