

Local Market Update through February 2021

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



Heartland

Includes data from Willowbrook, Manor Heights, Bulls Head, New Springville, Heartland Village, Travis and Latourette

- 40.9%

+ 39.7%

- 1.0%

Year-Over-Year Change in New Listings

Year-Over-Year Change in Closed Sales

One-Year Change in Median Sales Price*

Last 3 Months

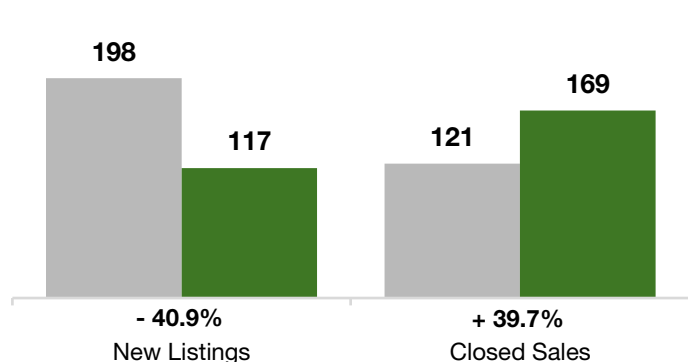
Year to Date

	Thru 2-2020	Thru 2-2021	+ / -	Thru 2-2020	Thru 2-2021	+ / -
New Listings	198	117	- 40.9%	160	84	- 47.5%
Pending Sales	110	135	+ 22.7%	71	84	+ 18.3%
Closed Sales	121	169	+ 39.7%	68	106	+ 55.9%
Lowest Sale Price*	\$226,500	\$260,000	+ 14.8%	\$240,000	\$275,000	+ 14.6%
Median Sales Price*	\$525,000	\$520,000	- 1.0%	\$488,750	\$504,000	+ 3.1%
Highest Sale Price*	\$910,000	\$900,000	- 1.1%	\$910,000	\$900,000	- 1.1%
Percent of Original List Price Received*	93.4%	95.6%	+ 2.4%	93.6%	96.0%	+ 2.6%
Inventory of Homes for Sale	255	142	- 44.5%	--	--	--
Months Supply of Inventory	6.4	3.0	- 52.8%	--	--	--

* 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.

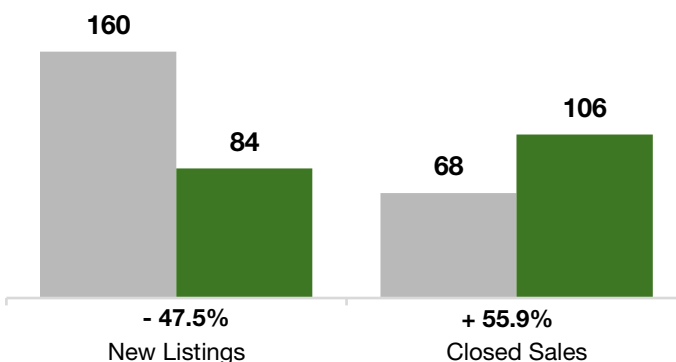
Last 3 Months

■ Thru 2-2020
■ Thru 2-2021



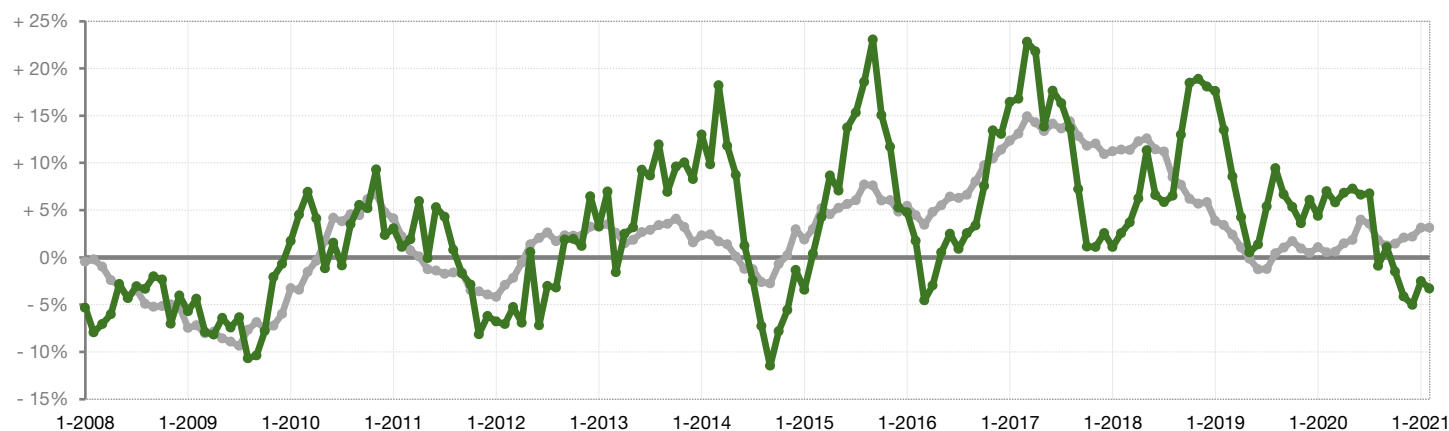
Year to Date

■ Thru 2-2020
■ Thru 2-2021



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

— All MLS
— Heartland



**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 March 5, 2021. All data comes from the Staten Island Multiple Listing Service, Inc. Report © 2021ShowingTime.