

Local Market Update through March 2021

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



South Shore

Includes data from Annadale, South East Annadale, Arden Heights, Rossville, Woodrow, Huguenot, Princess Bay, Pleasant Plains, Charleston, Richmond Valley and Tottenville

- 1.5%

+ 54.7%

+ 8.7%

Year-Over-Year Change in New Listings

Year-Over-Year Change in Closed Sales

One-Year Change in Median Sales Price*

Last 3 Months

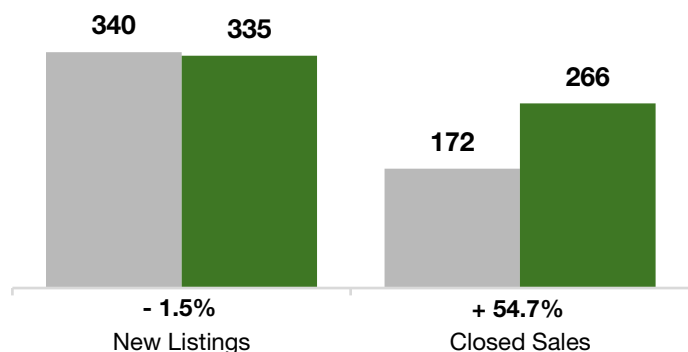
Year to Date

	Thru 3-2020	Thru 3-2021	+ / -	Thru 3-2020	Thru 3-2021	+ / -
New Listings	340	335	- 1.5%	340	335	- 1.5%
Pending Sales	173	283	+ 63.6%	173	283	+ 63.6%
Closed Sales	172	266	+ 54.7%	172	266	+ 54.7%
Lowest Sale Price*	\$225,000	\$280,000	+ 24.4%	\$225,000	\$280,000	+ 24.4%
Median Sales Price*	\$572,500	\$622,500	+ 8.7%	\$572,500	\$622,500	+ 8.7%
Highest Sale Price*	\$1,250,000	\$2,900,000	+ 132.0%	\$1,250,000	\$2,900,000	+ 132.0%
Percent of Original List Price Received*	94.0%	94.4%	+ 0.4%	94.0%	94.4%	+ 0.4%
Inventory of Homes for Sale	439	296	- 32.5%	--	--	--
Months Supply of Inventory	6.3	3.6	- 43.3%	--	--	--

* 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.

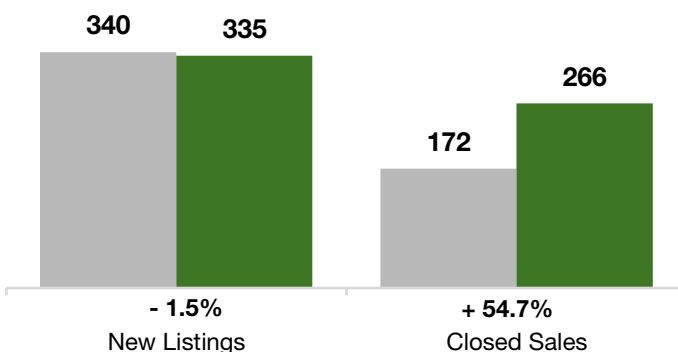
Last 3 Months

■ Thru 3-2020
■ Thru 3-2021

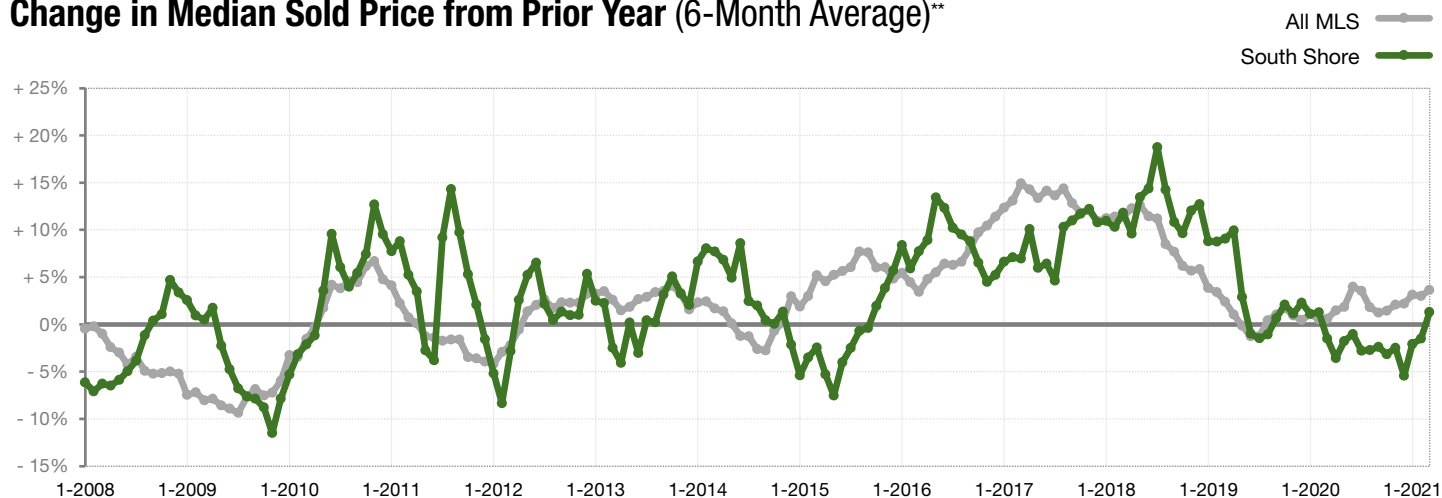


Year to Date

■ Thru 3-2020
■ Thru 3-2021



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