

Local Market Update through September 2021

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



The Lakes

Includes data from Westerleigh, Sunset Hill, Sunnyside, Royal Oak, Silver Lake, Clove Lakes and Castleton Corners

- 29.8%

+ 101.6%

+ 10.5%

Year-Over-Year Change in New Listings

Year-Over-Year Change in Closed Sales

One-Year Change in Median Sales Price*

Last 3 Months

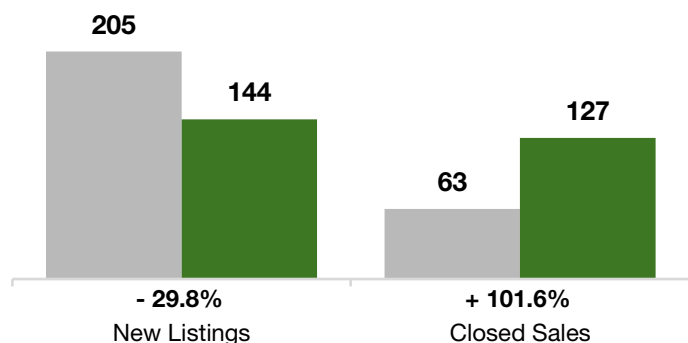
Year to Date

	Thru 9-2020	Thru 9-2021	+ / -	Thru 9-2020	Thru 9-2021	+ / -
New Listings	205	144	- 29.8%	418	418	0.0%
Pending Sales	140	119	- 15.0%	242	361	+ 49.2%
Closed Sales	63	127	+ 101.6%	191	351	+ 83.8%
Lowest Sale Price*	\$149,000	\$112,500	- 24.5%	\$149,000	\$112,500	- 24.5%
Median Sales Price*	\$569,900	\$629,500	+ 10.5%	\$590,000	\$610,000	+ 3.4%
Highest Sale Price*	\$1,150,000	\$1,150,000	0.0%	\$2,110,000	\$1,425,000	- 32.5%
Percent of Original List Price Received*	94.8%	96.6%	+ 1.9%	93.5%	94.8%	+ 1.5%
Inventory of Homes for Sale	212	114	- 46.0%	--	--	--
Months Supply of Inventory	8.9	2.8	- 69.2%	--	--	--

* 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.

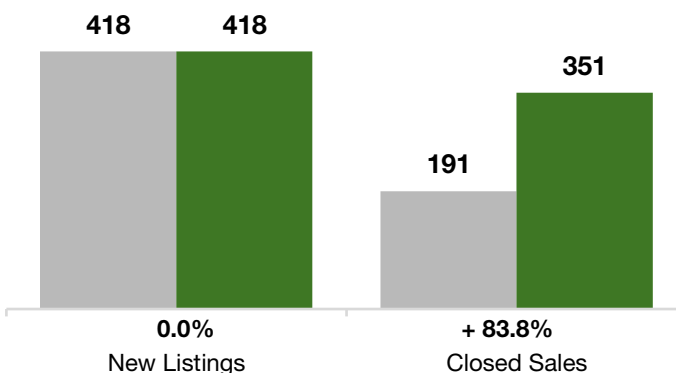
Last 3 Months

■ Thru 9-2020
■ Thru 9-2021



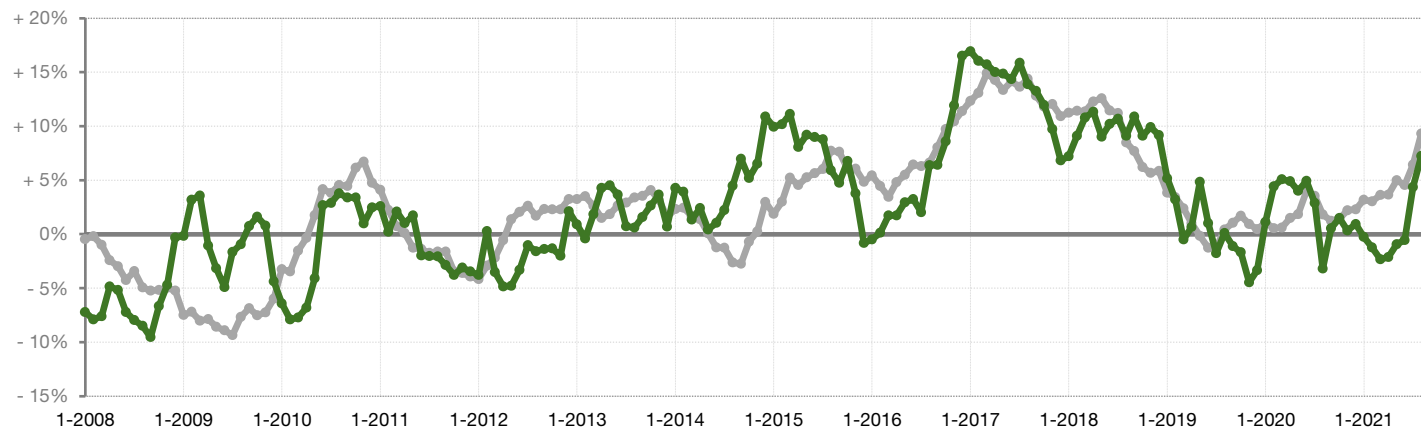
Year to Date

■ Thru 9-2020
■ Thru 9-2021



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

All MLS —
The Lakes —



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