

# Local Market Update through January 2022

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



## Gateway

Includes data from New Dorp, Oakwood, Oakwood Beach, Oakwood Heights, Bay Terrace, Great Kills and Eltingville

**- 7.4%**

**- 27.9%**

**+ 7.1%**

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 1-2021	Thru 1-2022	+ / -	Thru 1-2021	Thru 1-2022	+ / -
New Listings	216	200	- 7.4%	93	83	- 10.8%
Pending Sales	221	217	- 1.8%	70	71	+ 1.4%
Closed Sales	326	235	- 27.9%	107	84	- 21.5%
Lowest Sale Price*	\$188,000	\$190,000	+ 1.1%	\$188,000	\$190,000	+ 1.1%
Median Sales Price*	\$605,000	\$648,000	+ 7.1%	\$600,000	\$676,500	+ 12.8%
Highest Sale Price*	\$1,737,500	\$1,300,000	- 25.2%	\$1,265,000	\$1,300,000	+ 2.8%
Percent of Original List Price Received*	95.2%	97.9%	+ 2.9%	94.3%	97.8%	+ 3.7%
Inventory of Homes for Sale	296	173	- 41.7%	--	--	--
Months Supply of Inventory	4.1	2.1	- 49.0%	--	--	--

\* 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.

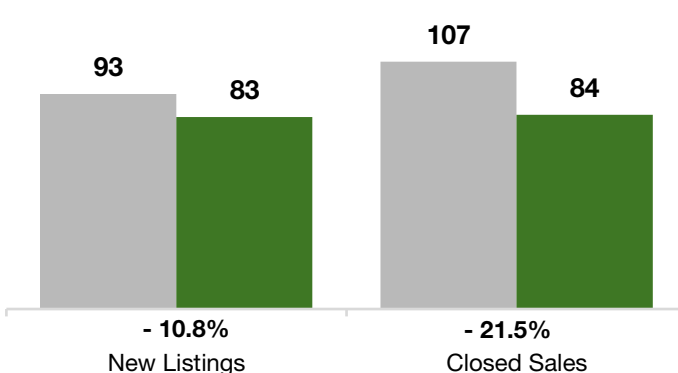
### Last 3 Months

■ Thru 1-2021  
■ Thru 1-2022



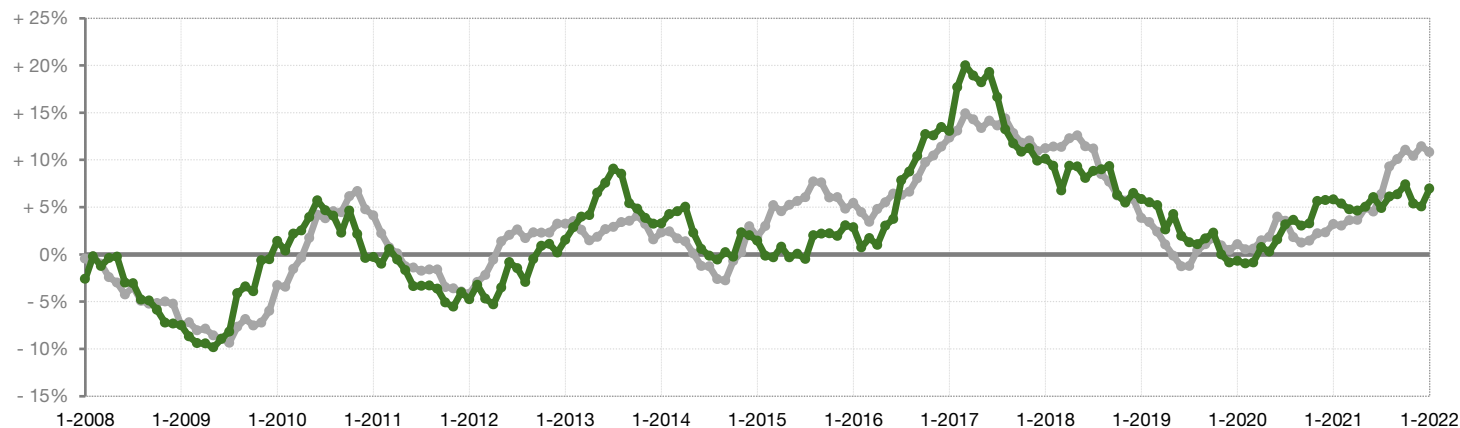
### Year to Date

■ Thru 1-2021  
■ Thru 1-2022



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

All MLS —  
Gateway —



\*\*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 February 5, 2022. All data comes from the Staten Island Multiple Listing Service, Inc. Report © 2022 ShowingTime.