

# Local Market Update through February 2022

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

**+ 21.0%**

Year-Over-Year Change in New Listings

**- 14.9%**

Year-Over-Year Change in Closed Sales

**+ 10.5%**

One-Year Change in Median Sales Price\*

### Last 3 Months

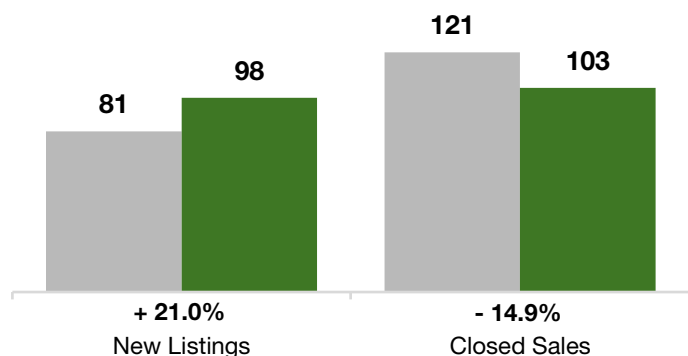
### Year to Date

	Thru 2-2021	Thru 2-2022	+ / -	Thru 2-2021	Thru 2-2022	+ / -
New Listings	81	<b>98</b>	+ 21.0%	62	<b>80</b>	+ 29.0%
Pending Sales	95	<b>89</b>	- 6.3%	59	<b>58</b>	- 1.7%
Closed Sales	121	<b>103</b>	- 14.9%	69	<b>58</b>	- 15.9%
Lowest Sale Price*	\$115,000	<b>\$75,000</b>	- 34.8%	\$115,000	<b>\$75,000</b>	- 34.8%
Median Sales Price*	\$570,000	<b>\$630,000</b>	+ 10.5%	\$565,000	<b>\$634,000</b>	+ 12.2%
Highest Sale Price*	\$1,100,000	<b>\$1,100,000</b>	0.0%	\$1,090,000	<b>\$1,100,000</b>	+ 0.9%
Percent of Original List Price Received*	93.4%	<b>95.2%</b>	+ 2.0%	93.7%	<b>94.6%</b>	+ 1.0%
Inventory of Homes for Sale	147	<b>71</b>	- 51.6%	--	--	--
Months Supply of Inventory	4.8	<b>1.9</b>	- 60.3%	--	--	--

\* 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.

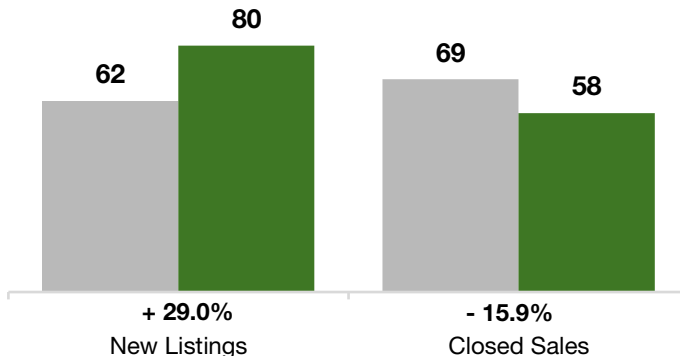
### Last 3 Months

■ Thru 2-2021  
■ Thru 2-2022



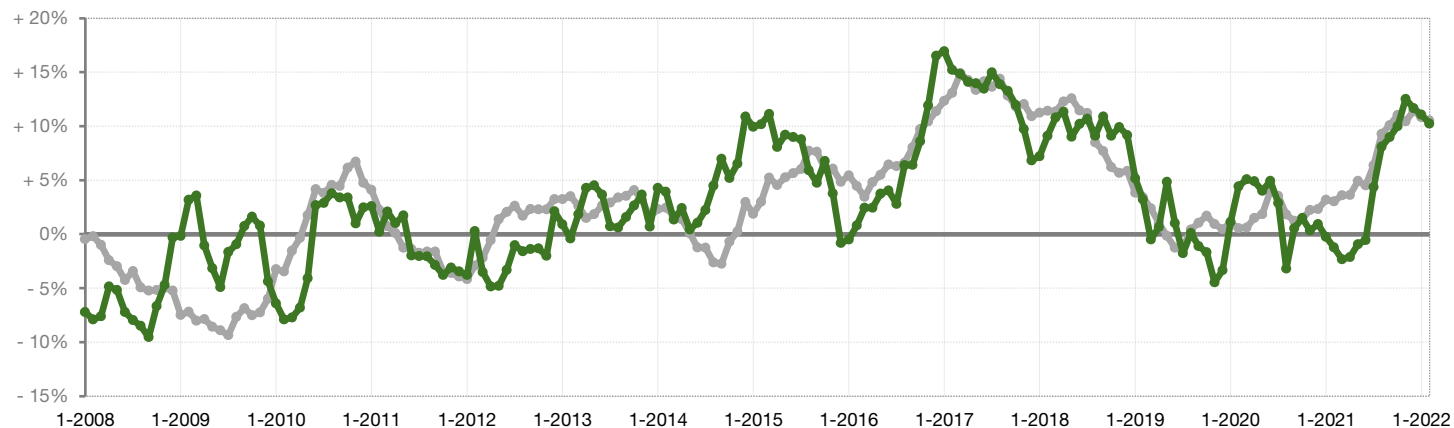
### Year to Date

■ Thru 2-2021  
■ Thru 2-2022



### 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 March 5, 2022. All data comes from the Staten Island Multiple Listing Service, Inc. Report © 2022 ShowingTime.