

# Local Market Update through March 2022

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



## East Shore

Includes data from Arrochar, Grasmere, Old Town, South Beach, Dongan Hills, Dongan Hills Below Hylan, Grant City and Midland Beach

**+ 4.7%**

**- 1.9%**

**+ 17.3%**

Year-Over-Year Change in New Listings

Year-Over-Year Change in Closed Sales

One-Year Change in Median Sales Price\*

### Last 3 Months

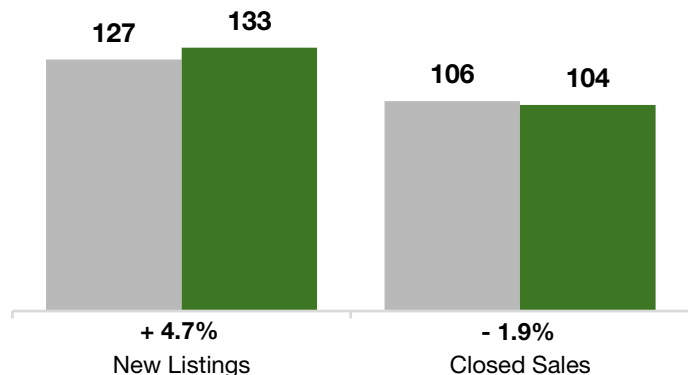
### Year to Date

	Thru 3-2021	Thru 3-2022	+ / -	Thru 3-2021	Thru 3-2022	+ / -
New Listings	127	<b>133</b>	+ 4.7%	127	<b>133</b>	+ 4.7%
Pending Sales	85	<b>99</b>	+ 16.5%	85	<b>99</b>	+ 16.5%
Closed Sales	106	<b>104</b>	- 1.9%	106	<b>104</b>	- 1.9%
Lowest Sale Price*	\$200,000	<b>\$230,000</b>	+ 15.0%	\$200,000	<b>\$230,000</b>	+ 15.0%
Median Sales Price*	\$565,000	<b>\$662,500</b>	+ 17.3%	\$565,000	<b>\$662,500</b>	+ 17.3%
Highest Sale Price*	\$1,260,000	<b>\$1,760,000</b>	+ 39.7%	\$1,260,000	<b>\$1,760,000</b>	+ 39.7%
Percent of Original List Price Received*	94.0%	<b>97.1%</b>	+ 3.3%	94.0%	<b>97.1%</b>	+ 3.3%
Inventory of Homes for Sale	151	<b>97</b>	- 36.1%	--	--	--
Months Supply of Inventory	5.7	<b>2.8</b>	- 50.9%	--	--	--

\* 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.

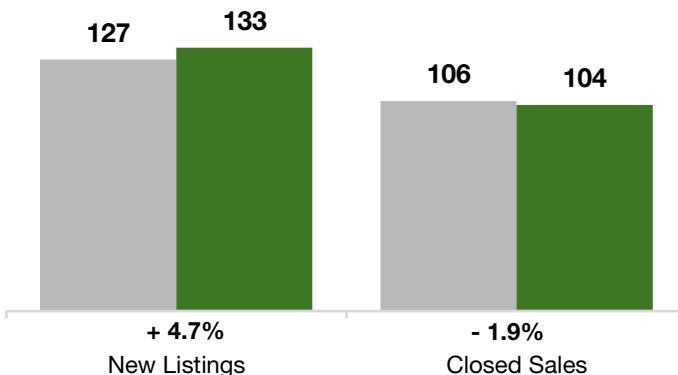
### Last 3 Months

■ Thru 3-2021  
■ Thru 3-2022



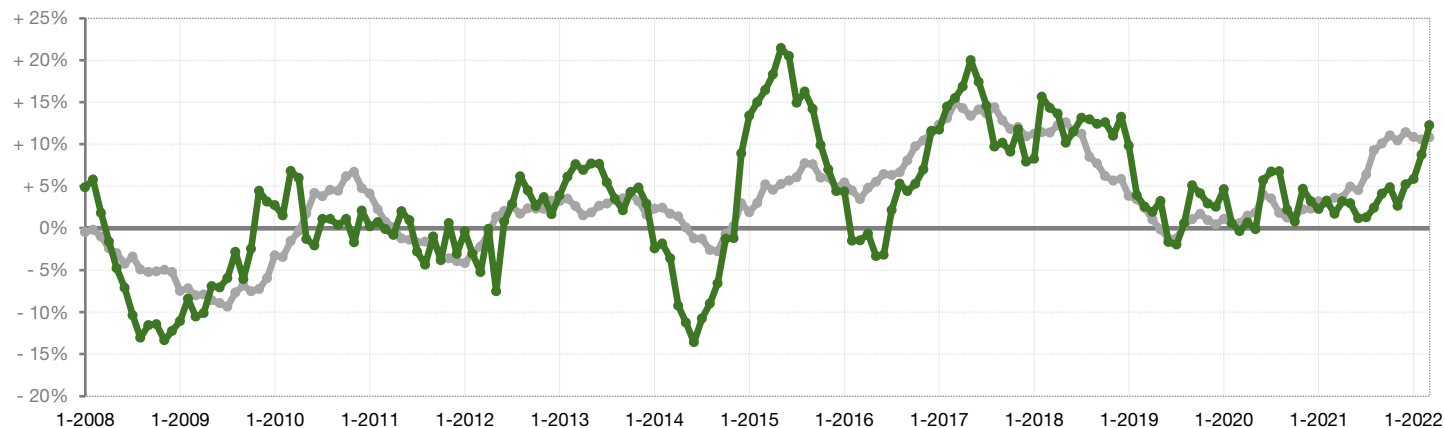
### Year to Date

■ Thru 3-2021  
■ Thru 3-2022



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

All MLS —  
East Shore —



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