

# Local Market Update through September 2022

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



## North Shore

Includes data from New Brighton, Snug Harbor, Livingston, Randall Manor, West Brighton, Port Richmond, Mariners Harbor, Graniteville, Arlington, Bloomfield and Elm Park

**- 10.9%**

**+ 10.4%**

**0.0%**

Year-Over-Year Change in New Listings

Year-Over-Year Change in Closed Sales

One-Year Change in Median Sales Price\*

### Last 3 Months

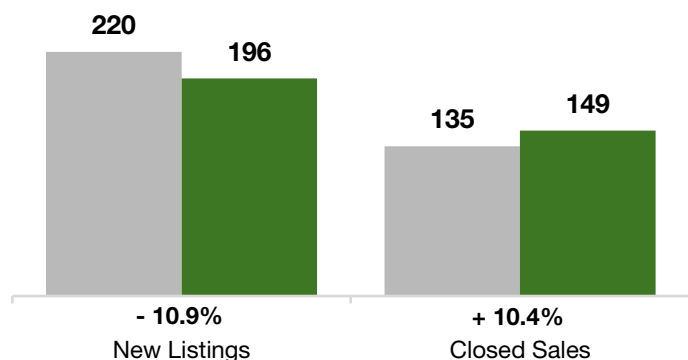
### Year to Date

	Thru 9-2021	Thru 9-2022	+ / -	Thru 9-2021	Thru 9-2022	+ / -
New Listings	220	<b>196</b>	- 10.9%	582	<b>630</b>	+ 8.2%
Pending Sales	149	<b>127</b>	- 14.8%	411	<b>412</b>	+ 0.2%
Closed Sales	135	<b>149</b>	+ 10.4%	378	<b>439</b>	+ 16.1%
Lowest Sale Price*	\$160,000	<b>\$81,000</b>	- 49.4%	\$129,900	<b>\$81,000</b>	- 37.6%
Median Sales Price*	\$515,000	<b>\$515,000</b>	0.0%	\$477,500	<b>\$530,000</b>	+ 11.0%
Highest Sale Price*	\$1,175,000	<b>\$1,200,000</b>	+ 2.1%	\$1,175,000	<b>\$1,250,000</b>	+ 6.4%
Percent of Original List Price Received*	97.8%	<b>96.8%</b>	- 1.0%	96.1%	<b>97.2%</b>	+ 1.2%
Inventory of Homes for Sale	211	<b>222</b>	+ 5.2%	--	--	--
Months Supply of Inventory	4.5	<b>4.7</b>	+ 3.7%	--	--	--

\* 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.

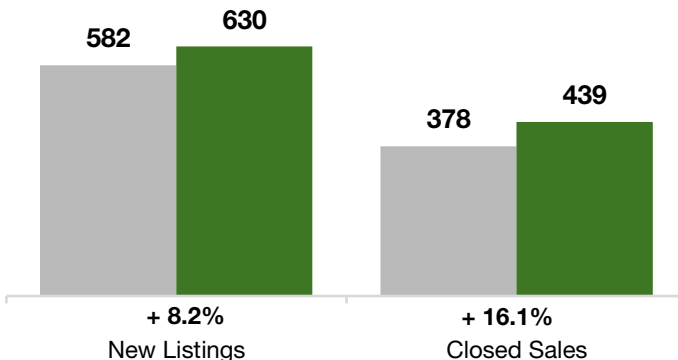
### Last 3 Months

■ Thru 9-2021  
■ Thru 9-2022



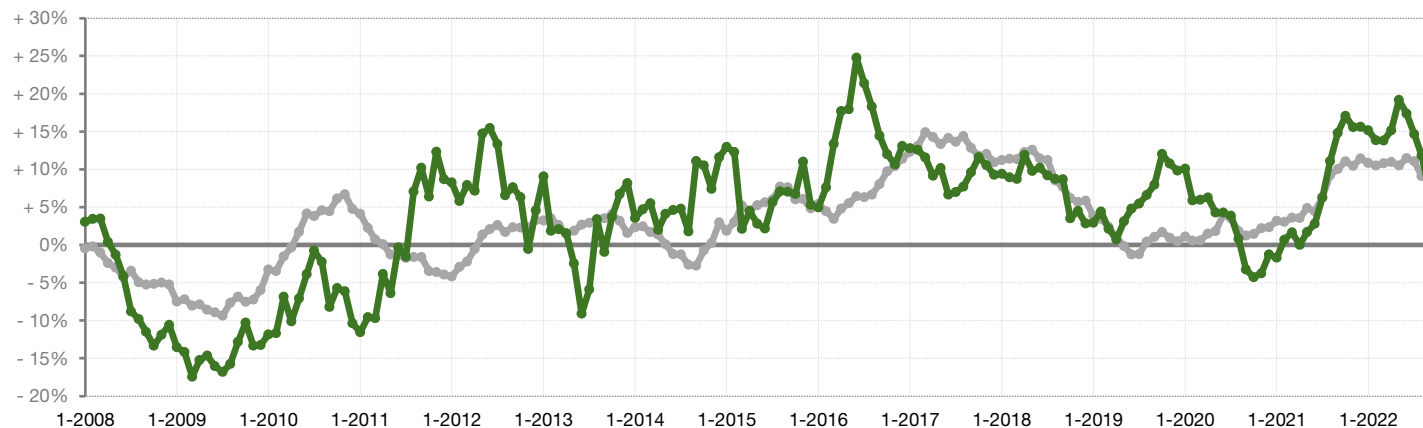
### Year to Date

■ Thru 9-2021  
■ Thru 9-2022



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

All MLS —  
North 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 October 5, 2022. All data comes from the Staten Island Multiple Listing Service, Inc. Report © 2022 ShowingTime.