

Local Market Update through March 2023

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



Heartland

Includes data from Willowbrook, Manor Heights, Bulls Head, New Springville, Heartland Village, Travis and Latourette

- 20.7%

Year-Over-Year Change in New Listings

- 29.8%

Year-Over-Year Change in Closed Sales

+ 4.7%

One-Year Change in Median Sales Price*

Last 3 Months

Year to Date

	Thru 3-2022	Thru 3-2023	+ / -	Thru 3-2022	Thru 3-2023	+ / -
New Listings	164	130	- 20.7%	164	130	- 20.7%
Pending Sales	110	116	+ 5.5%	110	116	+ 5.5%
Closed Sales	124	87	- 29.8%	124	87	- 29.8%
Lowest Sale Price*	\$215,000	\$222,500	+ 3.5%	\$215,000	\$222,500	+ 3.5%
Median Sales Price*	\$611,000	\$640,000	+ 4.7%	\$611,000	\$640,000	+ 4.7%
Highest Sale Price*	\$1,370,000	\$1,280,000	- 6.6%	\$1,370,000	\$1,280,000	- 6.6%
Percent of Original List Price Received*	99.3%	94.1%	- 5.2%	99.3%	94.1%	- 5.2%
Inventory of Homes for Sale	107	129	+ 20.5%	--	--	--
Months Supply of Inventory	2.2	3.3	+ 49.4%	--	--	--

* 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 3-2022
■ Thru 3-2023

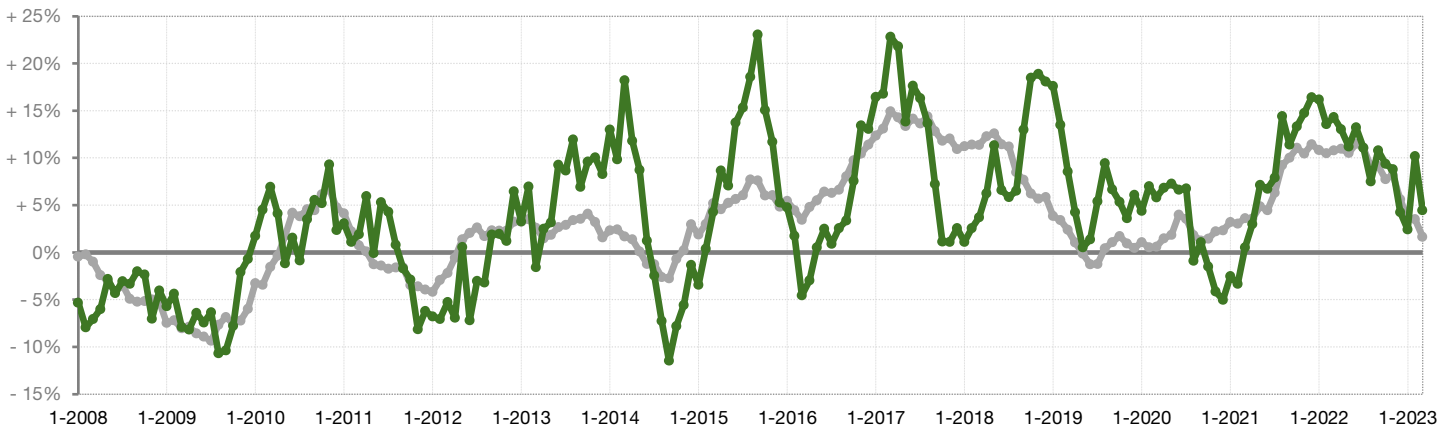
Year to Date

■ Thru 3-2022
■ Thru 3-2023



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

All MLS —
Heartland —



**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, 2023. All data comes from the Staten Island Multiple Listing Service, Inc. Report © 2023 ShowingTime.