

Local Market Update through April 2023

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

- 19.7%

Year-Over-Year Change in New Listings

- 50.4%

Year-Over-Year Change in Closed Sales

- 3.4%

One-Year Change in Median Sales Price*

Last 3 Months

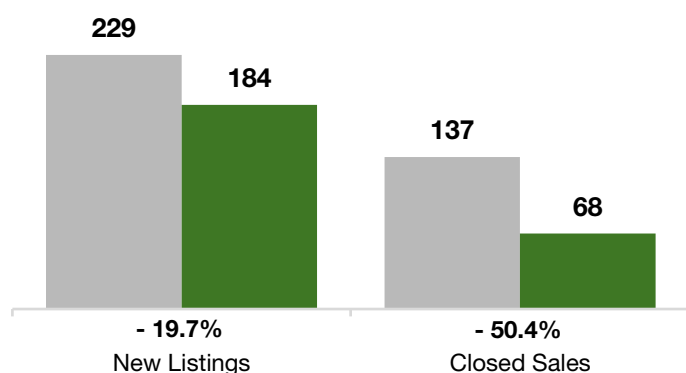
Year to Date

	Thru 4-2022	Thru 4-2023	+ / -	Thru 4-2022	Thru 4-2023	+ / -
New Listings	229	184	- 19.7%	278	245	- 11.9%
Pending Sales	154	136	- 11.7%	190	152	- 20.0%
Closed Sales	137	68	- 50.4%	195	106	- 45.6%
Lowest Sale Price*	\$210,000	\$190,000	- 9.5%	\$205,000	\$123,000	- 40.0%
Median Sales Price*	\$520,000	\$502,500	- 3.4%	\$520,000	\$507,500	- 2.4%
Highest Sale Price*	\$1,250,000	\$1,180,000	- 5.6%	\$1,250,000	\$1,180,000	- 5.6%
Percent of Original List Price Received*	96.7%	93.3%	- 3.6%	96.8%	93.5%	- 3.3%
Inventory of Homes for Sale	193	200	+ 3.6%	--	--	--
Months Supply of Inventory	4.0	5.1	+ 27.9%	--	--	--

* 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 4-2022
■ Thru 4-2023

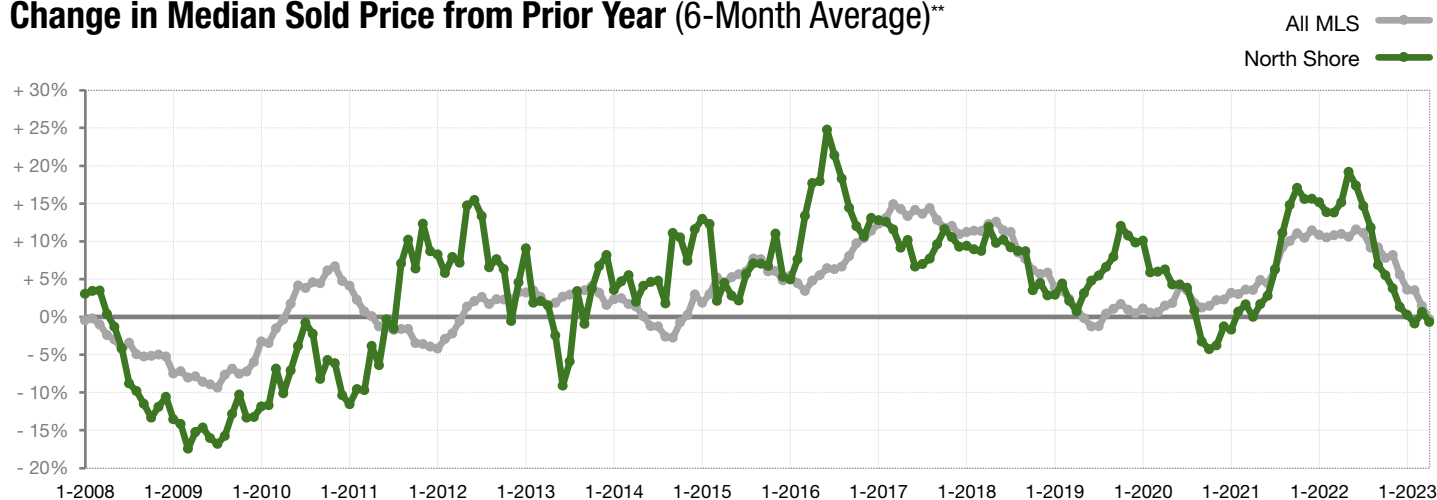


Year to Date

■ Thru 4-2022
■ Thru 4-2023



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



**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 May 5, 2023. All data comes from the Staten Island Multiple Listing Service, Inc. Report © 2023 ShowingTime.