

# Local Market Update through August 2023

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



## Greater St. George

Includes data from Ft Wadsworth, Concord, Shore Acres, Rosebank, Clifton, Stapleton, Thomkinsville, St George, Ward Hill, Park Hill and Grymes Hill

**- 13.1%**

Year-Over-Year Change in  
New Listings

**- 4.9%**

Year-Over-Year Change in  
Closed Sales

**- 10.6%**

One-Year Change in  
Median Sales Price\*

### Last 3 Months

### Year to Date

	Thru 8-2022	Thru 8-2023	+ / -	Thru 8-2022	Thru 8-2023	+ / -
New Listings	160	139	- 13.1%	432	366	- 15.3%
Pending Sales	72	88	+ 22.2%	228	243	+ 6.6%
Closed Sales	102	97	- 4.9%	279	205	- 26.5%
Lowest Sale Price*	\$130,000	\$150,000	+ 15.4%	\$130,000	\$145,000	+ 11.5%
Median Sales Price*	\$615,000	\$550,000	- 10.6%	\$569,500	\$535,000	- 6.1%
Highest Sale Price*	\$2,100,000	\$2,150,000	+ 2.4%	\$2,100,000	\$2,150,000	+ 2.4%
Percent of Original List Price Received*	97.4%	93.6%	- 4.0%	95.9%	92.3%	- 3.8%
Inventory of Homes for Sale	219	167	- 23.5%	--	--	--
Months Supply of Inventory	6.8	6.0	- 11.7%	--	--	--

\* 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.

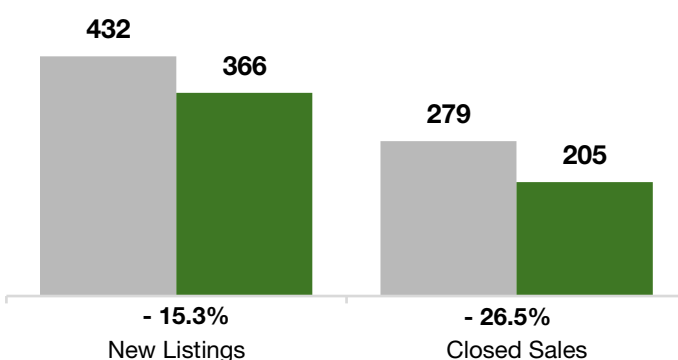
### Last 3 Months

■ Thru 8-2022  
■ Thru 8-2023



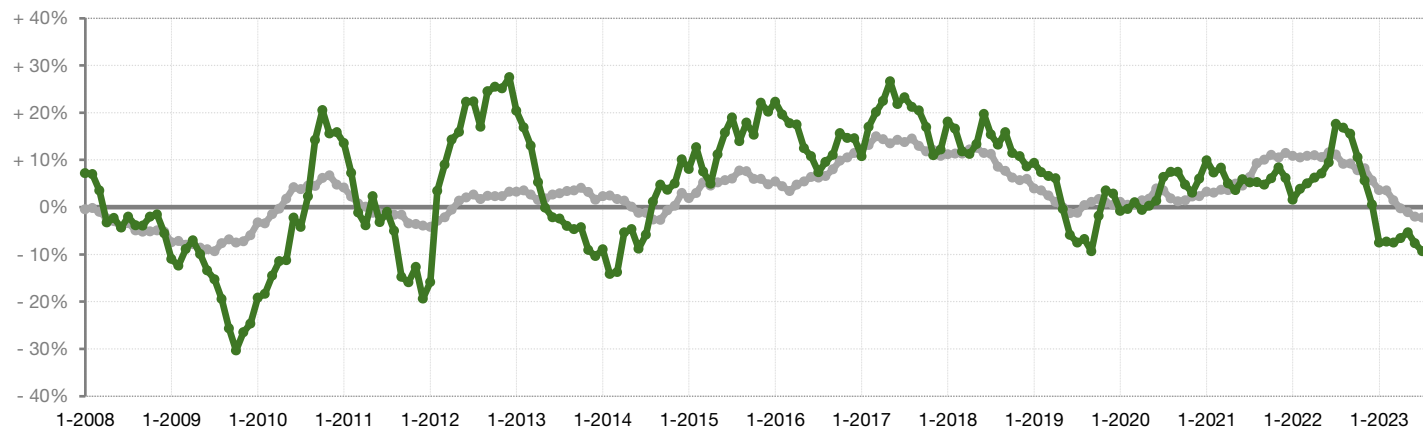
### Year to Date

■ Thru 8-2022  
■ Thru 8-2023



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

All MLS —  
Greater St. George —



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