

Local Market Update through September 2023

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



The Hills

Includes data from Emerson Hill, Todt Hill, Lower Todt Hill, Light House Hill, Richmondtown, High Rock, Dongan Hills Colony, and Emerson Valley

- 17.1%

- 33.9%

- 4.3%

Year-Over-Year Change in
New Listings

Year-Over-Year Change in
Closed Sales

One-Year Change in
Median Sales Price*

Last 3 Months

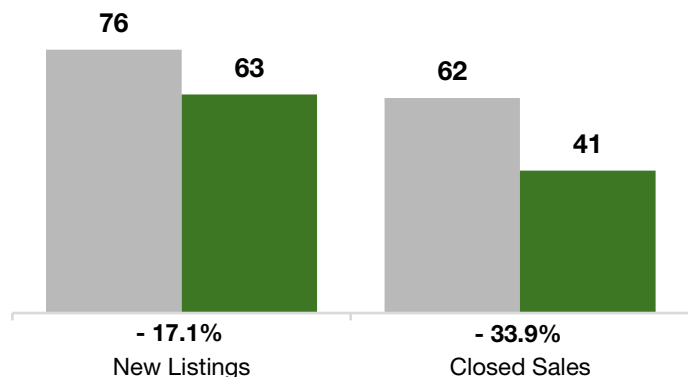
Year to Date

	Thru 9-2022	Thru 9-2023	+ / -	Thru 9-2022	Thru 9-2023	+ / -
New Listings	76	63	- 17.1%	241	186	- 22.8%
Pending Sales	42	54	+ 28.6%	155	137	- 11.6%
Closed Sales	62	41	- 33.9%	167	122	- 26.9%
Lowest Sale Price*	\$410,000	\$285,000	- 30.5%	\$399,999	\$285,000	- 28.7%
Median Sales Price*	\$920,000	\$880,000	- 4.3%	\$920,000	\$925,500	+ 0.6%
Highest Sale Price*	\$3,000,000	\$4,600,000	+ 53.3%	\$3,000,000	\$4,600,000	+ 53.3%
Percent of Original List Price Received*	95.6%	93.7%	- 1.9%	95.5%	92.8%	- 2.8%
Inventory of Homes for Sale	111	75	- 32.4%	--	--	--
Months Supply of Inventory	6.4	5.2	- 17.8%	--	--	--

* 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.

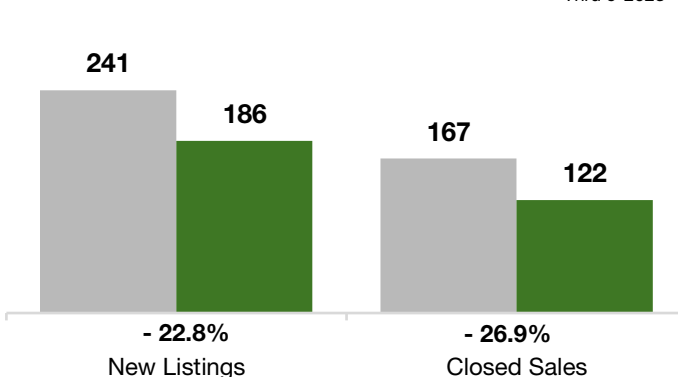
Last 3 Months

■ Thru 9-2022
■ Thru 9-2023



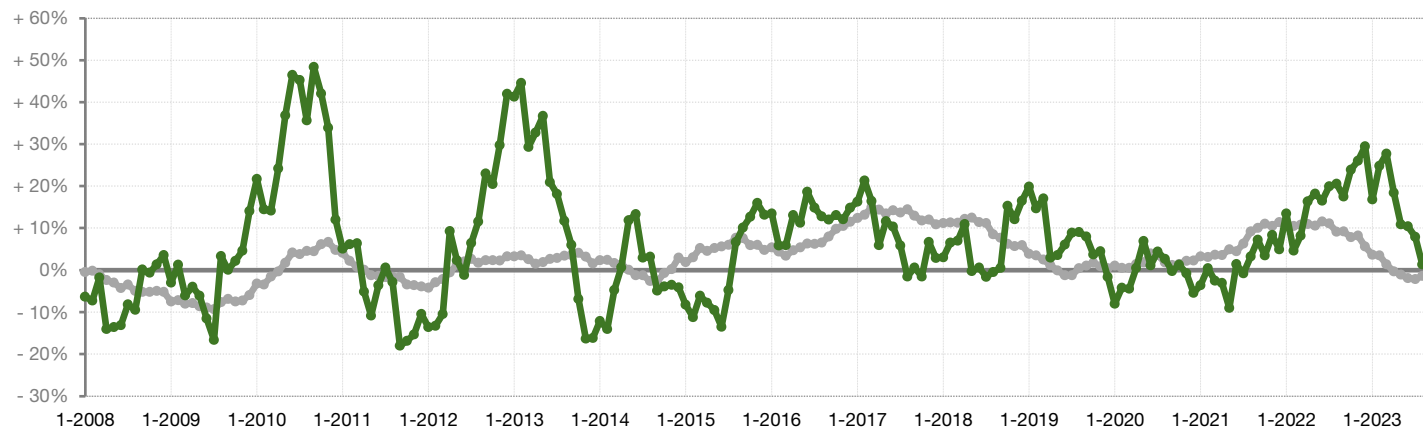
Year to Date

■ Thru 9-2022
■ Thru 9-2023



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

All MLS —
The Hills —



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