

# Local Market Update through October 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

**- 9.7%**

**- 16.4%**

**- 7.6%**

Year-Over-Year Change in  
New Listings

Year-Over-Year Change in  
Closed Sales

One-Year Change in  
Median Sales Price\*

### Last 3 Months

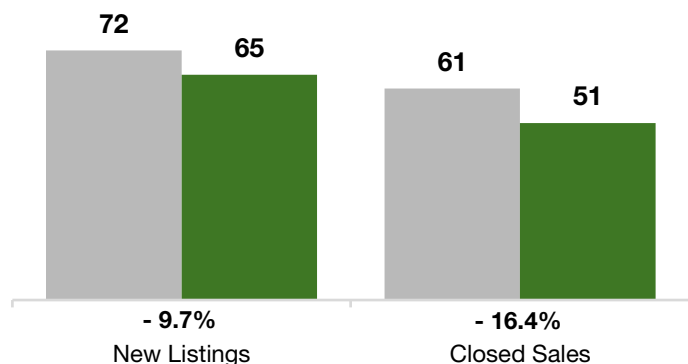
### Year to Date

	Thru 10-2022	Thru 10-2023	+ / -	Thru 10-2022	Thru 10-2023	+ / -
New Listings	72	65	- 9.7%	267	213	- 20.2%
Pending Sales	42	52	+ 23.8%	171	155	- 9.4%
Closed Sales	61	51	- 16.4%	183	143	- 21.9%
Lowest Sale Price*	\$410,000	<b>\$222,000</b>	- 45.9%	\$399,999	<b>\$222,000</b>	- 44.5%
Median Sales Price*	\$920,000	<b>\$850,000</b>	- 7.6%	\$940,000	<b>\$893,000</b>	- 5.0%
Highest Sale Price*	\$2,250,000	<b>\$4,600,000</b>	+ 104.4%	\$3,000,000	<b>\$4,600,000</b>	+ 53.3%
Percent of Original List Price Received*	94.8%	92.3%	- 2.6%	95.3%	92.6%	- 2.9%
Inventory of Homes for Sale	110	74	- 32.5%	--	--	--
Months Supply of Inventory	6.3	5.0	- 20.4%	--	--	--

\* 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.

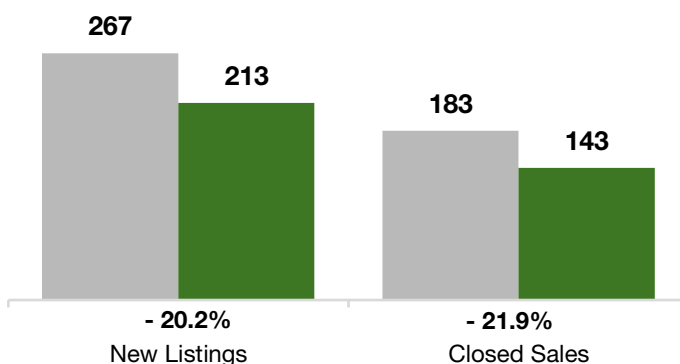
### Last 3 Months

■ Thru 10-2022  
■ Thru 10-2023



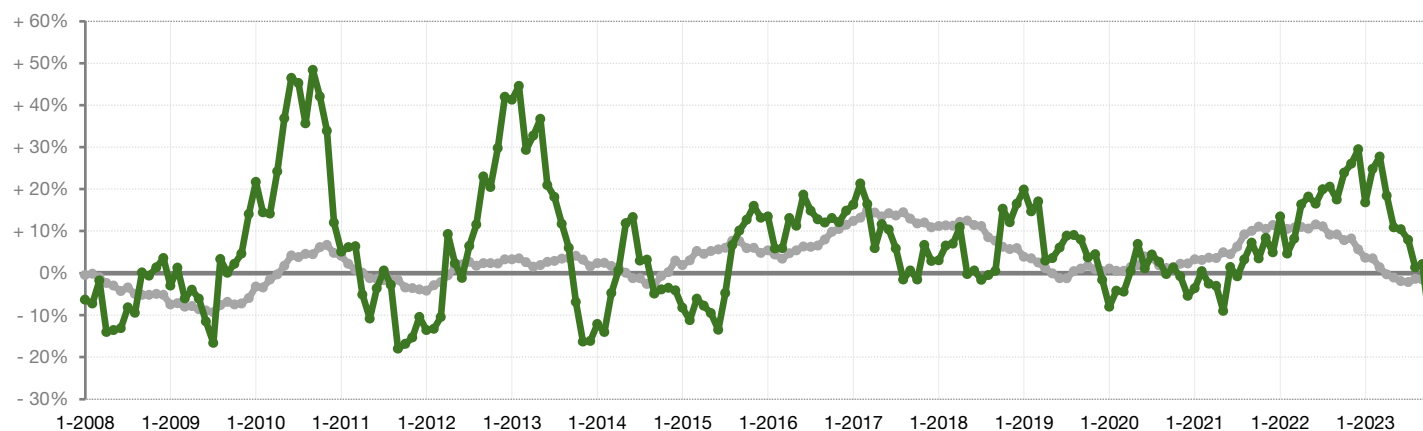
### Year to Date

■ Thru 10-2022  
■ Thru 10-2023



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