

Local Market Update through November 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%

+ 9.8%

- 0.8%

Year-Over-Year Change in
New Listings

Year-Over-Year Change in
Closed Sales

One-Year Change in
Median Sales Price*

Last 3 Months

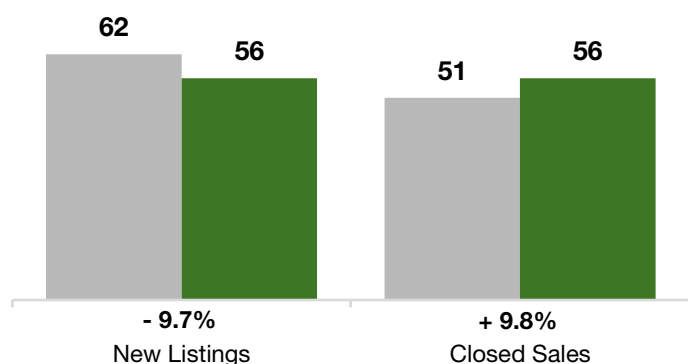
Year to Date

	Thru 11-2022	Thru 11-2023	+ / -	Thru 11-2022	Thru 11-2023	+ / -
New Listings	62	56	- 9.7%	279	224	- 19.7%
Pending Sales	40	48	+ 20.0%	184	167	- 9.2%
Closed Sales	51	56	+ 9.8%	197	166	- 15.7%
Lowest Sale Price*	\$410,000	\$222,000	- 45.9%	\$399,999	\$222,000	- 44.5%
Median Sales Price*	\$890,000	\$882,500	- 0.8%	\$930,000	\$925,000	- 0.5%
Highest Sale Price*	\$2,250,000	\$4,600,000	+ 104.4%	\$3,000,000	\$4,600,000	+ 53.3%
Percent of Original List Price Received*	92.8%	92.4%	- 0.5%	95.1%	92.5%	- 2.7%
Inventory of Homes for Sale	106	71	- 33.2%	--	--	--
Months Supply of Inventory	6.2	4.8	- 23.1%	--	--	--

* 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.

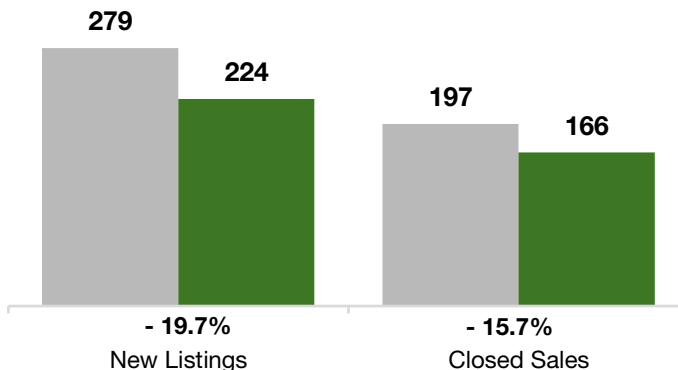
Last 3 Months

■ Thru 11-2022
■ Thru 11-2023



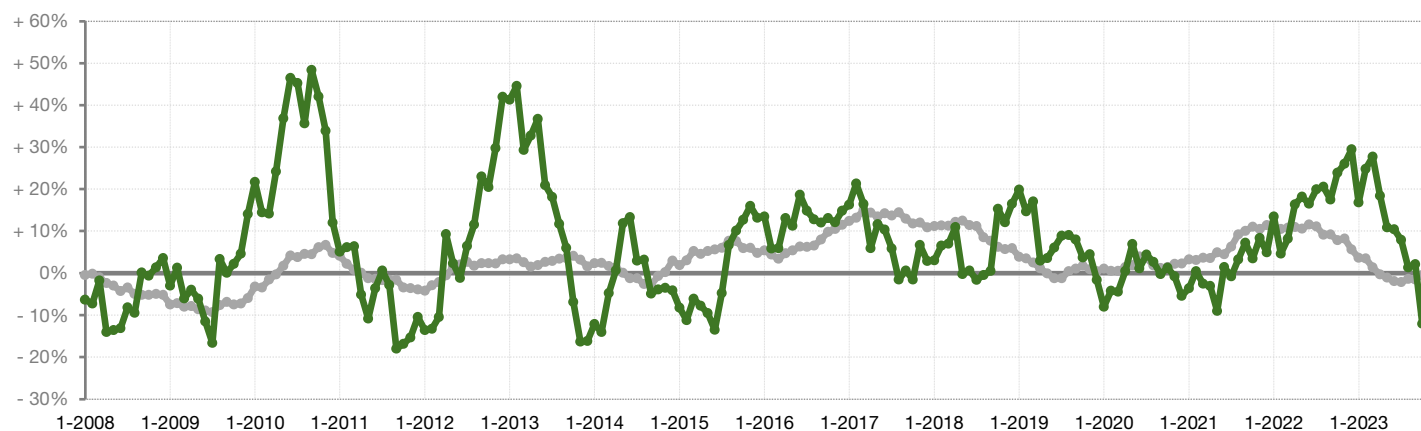
Year to Date

■ Thru 11-2022
■ Thru 11-2023



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