

Local Market Update through February 2024

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

- 5.6%

- 1.5%

- 4.9%

Year-Over-Year Change in New Listings

Year-Over-Year Change in Closed Sales

One-Year Change in Median Sales Price*

Last 3 Months

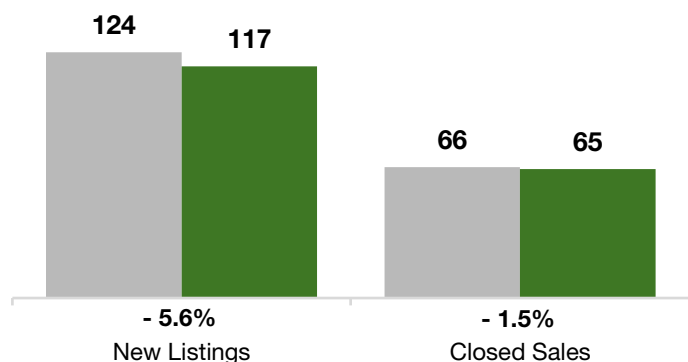
Year to Date

	Thru 2-2023	Thru 2-2024	+ / -	Thru 2-2023	Thru 2-2024	+ / -
New Listings	124	117	- 5.6%	85	88	+ 3.5%
Pending Sales	61	69	+ 13.1%	45	54	+ 20.0%
Closed Sales	66	65	- 1.5%	30	41	+ 36.7%
Lowest Sale Price*	\$145,000	\$163,000	+ 12.4%	\$145,000	\$163,000	+ 12.4%
Median Sales Price*	\$504,500	\$480,000	- 4.9%	\$519,500	\$410,000	- 21.1%
Highest Sale Price*	\$1,150,000	\$1,975,000	+ 71.7%	\$998,500	\$1,975,000	+ 97.8%
Percent of Original List Price Received*	92.0%	93.1%	+ 1.2%	89.9%	92.8%	+ 3.2%
Inventory of Homes for Sale	194	138	- 29.2%	--	--	--
Months Supply of Inventory	7.4	4.9	- 33.9%	--	--	--

* 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.

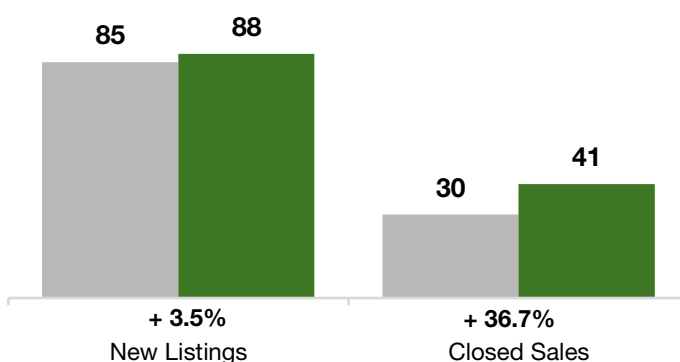
Last 3 Months

■ Thru 2-2023
■ Thru 2-2024



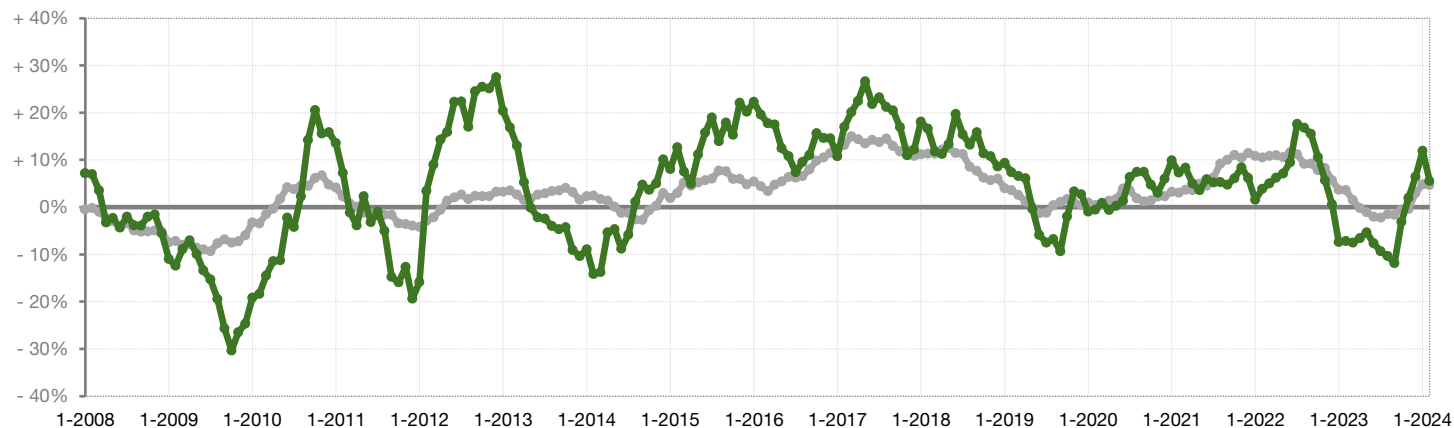
Year to Date

■ Thru 2-2023
■ Thru 2-2024



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 March 5, 2024. All data comes from the Staten Island Multiple Listing Service, Inc. Report © 2024 ShowingTime.