

Local Market Update through May 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

- 2.8% **- 11.5%** **+ 10.7%**

Year-Over-Year Change in New Listings Year-Over-Year Change in Closed Sales One-Year Change in Median Sales Price*

Last 3 Months

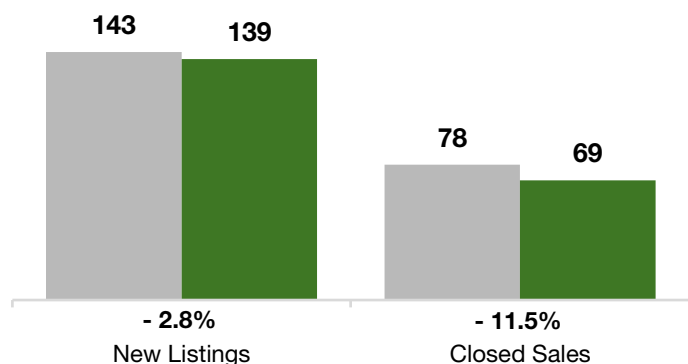
Year to Date

	Thru 5-2023	Thru 5-2024	+ / -	Thru 5-2023	Thru 5-2024	+ / -
New Listings	143	139	- 2.8%	228	227	- 0.4%
Pending Sales	108	88	- 18.5%	153	140	- 8.5%
Closed Sales	78	69	- 11.5%	108	110	+ 1.9%
Lowest Sale Price*	\$160,000	\$169,000	+ 5.6%	\$145,000	\$163,000	+ 12.4%
Median Sales Price*	\$492,500	\$545,000	+ 10.7%	\$497,000	\$520,000	+ 4.6%
Highest Sale Price*	\$1,254,500	\$1,350,000	+ 7.6%	\$1,254,500	\$1,975,000	+ 57.4%
Percent of Original List Price Received*	91.5%	93.3%	+ 1.9%	91.1%	93.1%	+ 2.2%
Inventory of Homes for Sale	180	155	- 13.9%	--	--	--
Months Supply of Inventory	6.8	6.0	- 12.8%	--	--	--

* 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 5-2023
■ Thru 5-2024



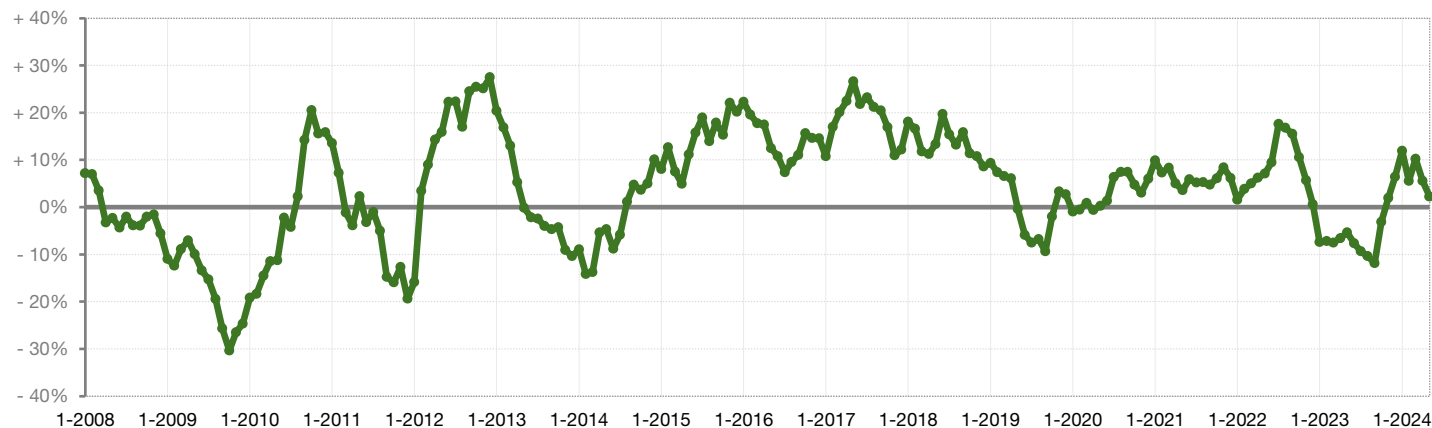
Year to Date

■ Thru 5-2023
■ Thru 5-2024



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