

Local Market Update through June 2024

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



North Shore

Includes data from New Brighton, Snug Harbor, Livingston, Randall Manor, West Brighton, Port Richmond, Mariners Harbor, Graniteville, Arlington, Bloomfield and Elm Park

- 8.0%

- 11.2%

0.0%

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 6-2023	Thru 6-2024	+ / -	Thru 6-2023	Thru 6-2024	+ / -
New Listings	162	149	- 8.0%	349	284	- 18.6%
Pending Sales	133	101	- 24.1%	227	212	- 6.6%
Closed Sales	116	103	- 11.2%	196	198	+ 1.0%
Lowest Sale Price*	\$185,000	\$115,000	- 37.8%	\$123,000	\$115,000	- 6.5%
Median Sales Price*	\$540,000	\$540,000	0.0%	\$526,500	\$539,500	+ 2.5%
Highest Sale Price*	\$1,200,000	\$993,000	- 17.3%	\$1,200,000	\$993,000	- 17.3%
Percent of Original List Price Received*	95.5%	95.6%	+ 0.1%	94.5%	95.3%	+ 0.8%
Inventory of Homes for Sale	204	137	- 33.1%	--	--	--
Months Supply of Inventory	5.6	3.9	- 29.8%	--	--	--

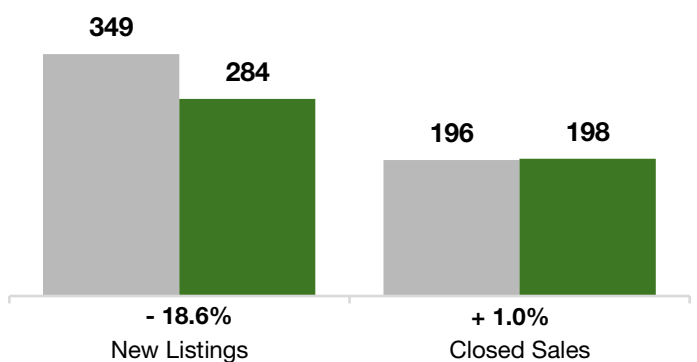
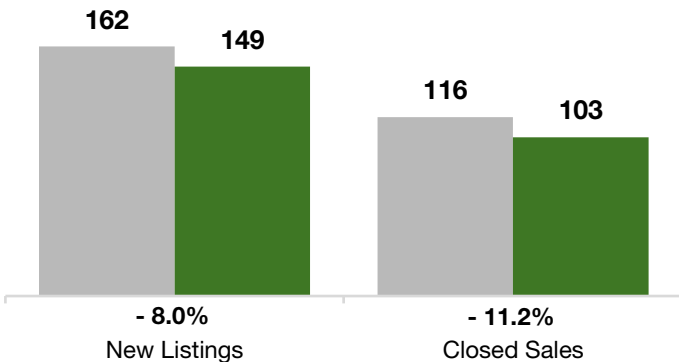
* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

Last 3 Months

■ Thru 6-2023
■ Thru 6-2024

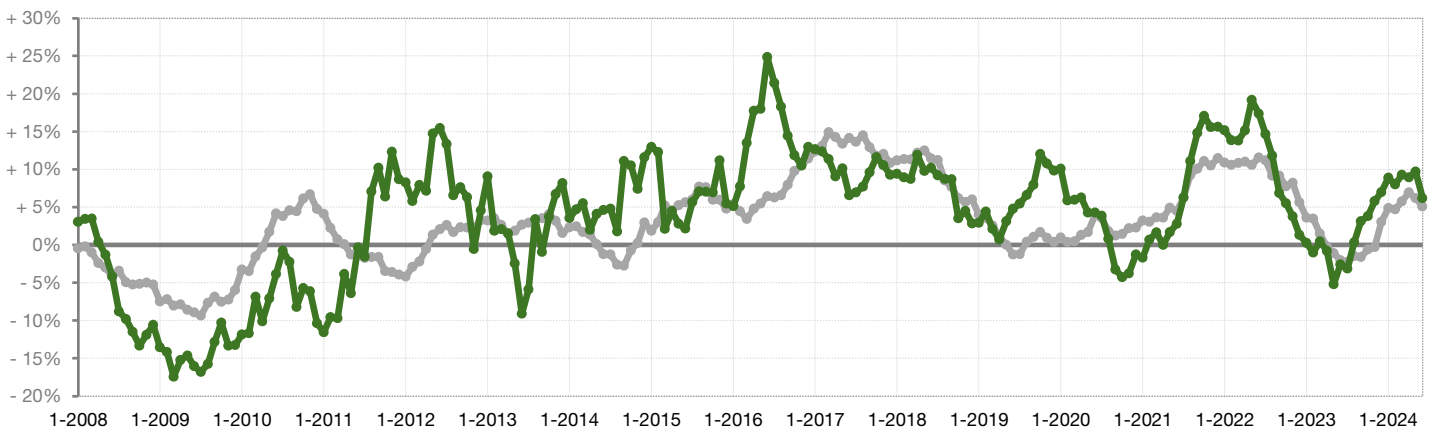
Year to Date

■ Thru 6-2023
■ Thru 6-2024



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

All MLS —
North Shore —



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