

Local Market Update through June 2024

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

+ 49.2%

- 31.1%

- 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 6-2023	Thru 6-2024	+ / -	Thru 6-2023	Thru 6-2024	+ / -
New Listings	59	88	+ 49.2%	125	130	+ 4.0%
Pending Sales	39	50	+ 28.2%	82	81	- 1.2%
Closed Sales	45	31	- 31.1%	81	65	- 19.8%
Lowest Sale Price*	\$455,000	\$500,000	+ 9.9%	\$310,000	\$380,000	+ 22.6%
Median Sales Price*	\$925,000	\$880,000	- 4.9%	\$950,000	\$888,000	- 6.5%
Highest Sale Price*	\$2,395,000	\$2,200,000	- 8.1%	\$2,395,000	\$3,500,000	+ 46.1%
Percent of Original List Price Received*	92.6%	93.9%	+ 1.4%	92.3%	92.2%	- 0.1%
Inventory of Homes for Sale	91	70	- 22.4%	--	--	--
Months Supply of Inventory	6.3	5.1	- 19.7%	--	--	--

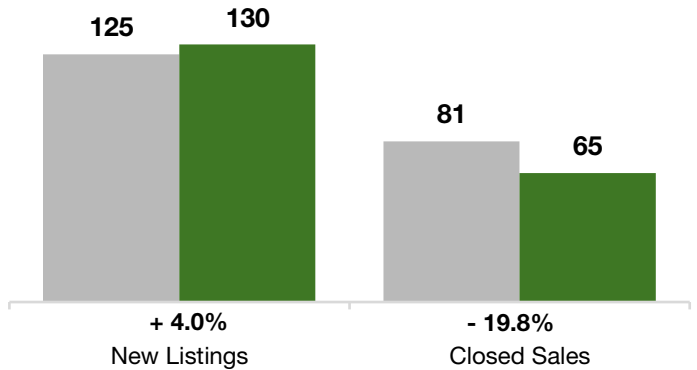
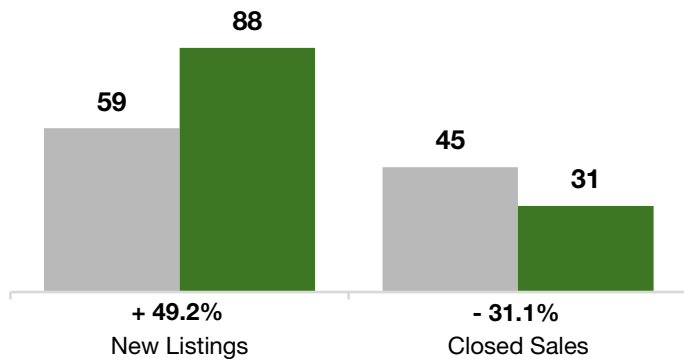
* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

Last 3 Months

■ Thru 6-2023
■ Thru 6-2024

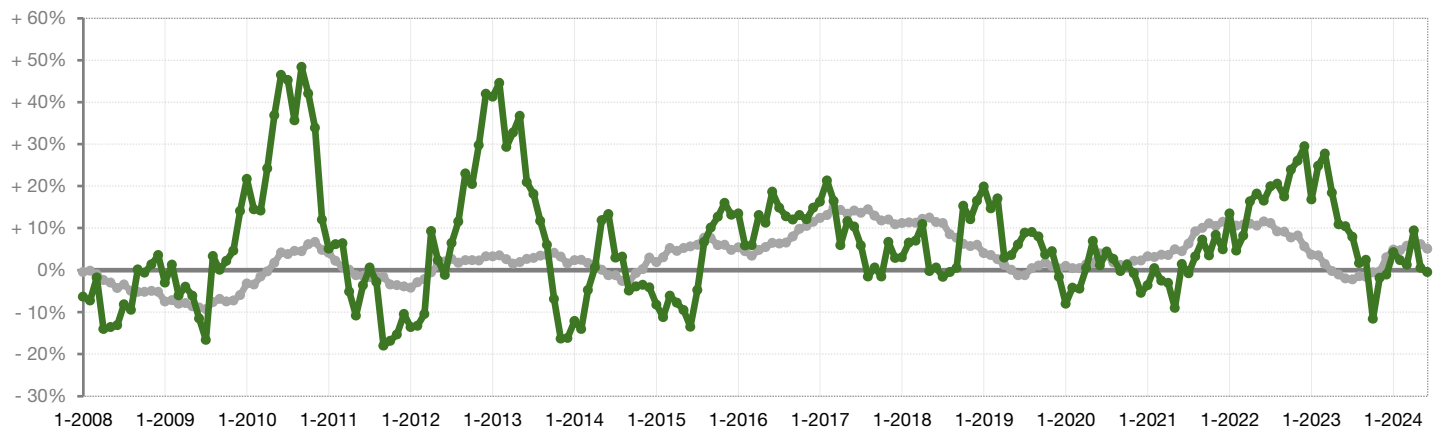
Year to Date

■ Thru 6-2023
■ Thru 6-2024



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

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