

Local Market Update through April 2015

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



The Lakes

Includes data from Westerleigh, Sunset Hill, Sunnyside, Royal Oak, Silver Lake, Clove Lakes and Castleton Corners

- 16.4%

+ 1.6%

+ 5.7%

Year-Over-Year Change in
New Listings

Year-Over-Year Change in
Closed Sales

One-Year Change in
Median Sales Price*

Last 3 Months

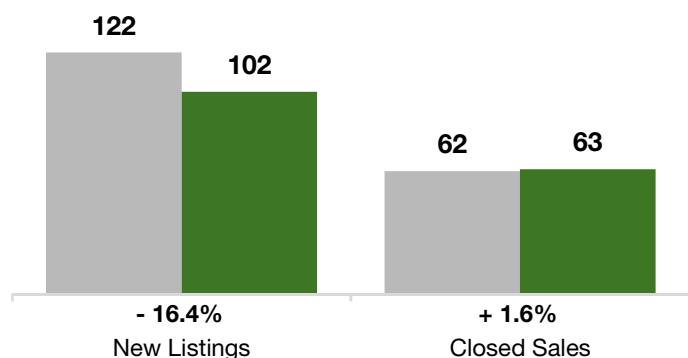
Year to Date

	Thru 4-2014	Thru 4-2015	+ / -	Thru 4-2014	Thru 4-2015	+ / -
New Listings	122	102	- 16.4%	148	142	- 4.1%
Pending Sales	75	83	+ 10.7%	90	103	+ 14.4%
Closed Sales	62	63	+ 1.6%	90	82	- 8.9%
Lowest Sale Price*	\$110,000	\$66,000	- 40.0%	\$70,000	\$66,000	- 5.7%
Median Sales Price*	\$409,000	\$432,500	+ 5.7%	\$413,500	\$436,250	+ 5.5%
Highest Sale Price*	\$735,000	\$830,000	+ 12.9%	\$735,000	\$990,000	+ 34.7%
Percent of Original List Price Received*	90.5%	92.3%	+ 2.0%	91.5%	91.9%	+ 0.4%
Inventory of Homes for Sale	158	124	- 21.1%	--	--	--
Months Supply of Inventory	5.8	4.7	- 19.1%	--	--	--

* 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.

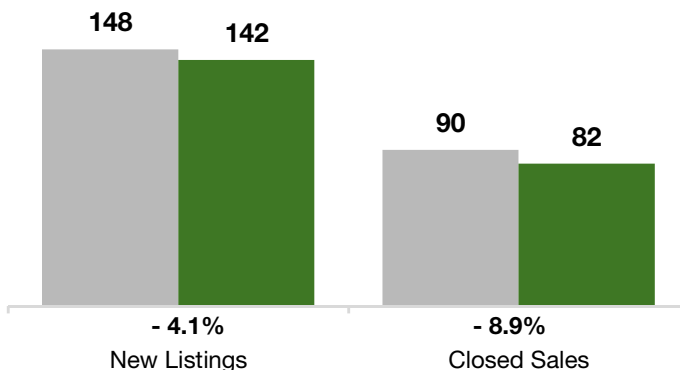
Last 3 Months

■ Thru 4-2014
■ Thru 4-2015



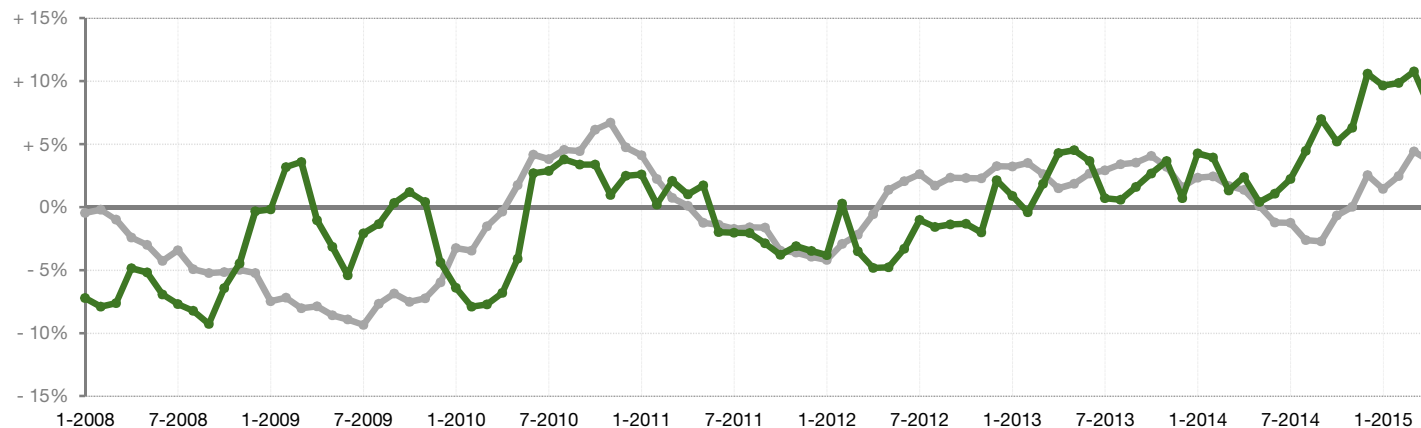
Year to Date

■ Thru 4-2014
■ Thru 4-2015



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

All MLS —
The Lakes —



**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 April 14, 2015. All data comes from the Staten Island Multiple Listing Service, Inc. Powered by 10K Research & Marketing.