

# Local Market Update through May 2015

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



## South Shore

Includes data from Annadale, South East Annadale, Arden Heights, Rossville, Woodrow, Huguenot, Princess Bay, Pleasant Plains, Charleston, Richmond Valley and Tottenville

**+ 10.7%**

Year-Over-Year Change in  
New Listings

**+ 6.1%**

Year-Over-Year Change in  
Closed Sales

**- 9.7%**

One-Year Change in  
Median Sales Price\*

### Last 3 Months

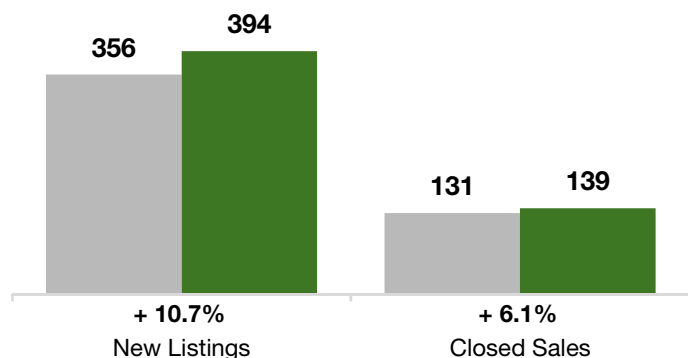
### Year to Date

	Thru 5-2014	Thru 5-2015	+ / -	Thru 5-2014	Thru 5-2015	+ / -
New Listings	356	<b>394</b>	+ 10.7%	515	<b>562</b>	+ 9.1%
Pending Sales	156	<b>220</b>	+ 41.0%	243	<b>305</b>	+ 25.5%
Closed Sales	131	<b>139</b>	+ 6.1%	212	<b>213</b>	+ 0.5%
Lowest Sale Price*	\$215,000	<b>\$194,000</b>	- 9.8%	\$165,000	<b>\$194,000</b>	+ 17.6%
Median Sales Price*	\$465,000	<b>\$420,000</b>	- 9.7%	\$466,450	<b>\$425,000</b>	- 8.9%
Highest Sale Price*	\$1,560,000	<b>\$1,245,000</b>	- 20.2%	\$1,560,000	<b>\$1,245,000</b>	- 20.2%
Percent of Original List Price Received*	92.9%	<b>93.3%</b>	+ 0.5%	92.8%	<b>92.9%</b>	+ 0.1%
Inventory of Homes for Sale	486	<b>438</b>	- 9.9%	--	--	--
Months Supply of Inventory	8.8	<b>8.1</b>	- 8.2%	--	--	--

\* 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.

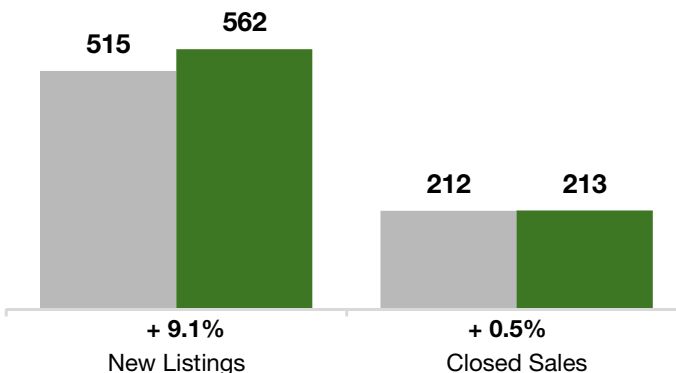
### Last 3 Months

■ Thru 5-2014  
■ Thru 5-2015



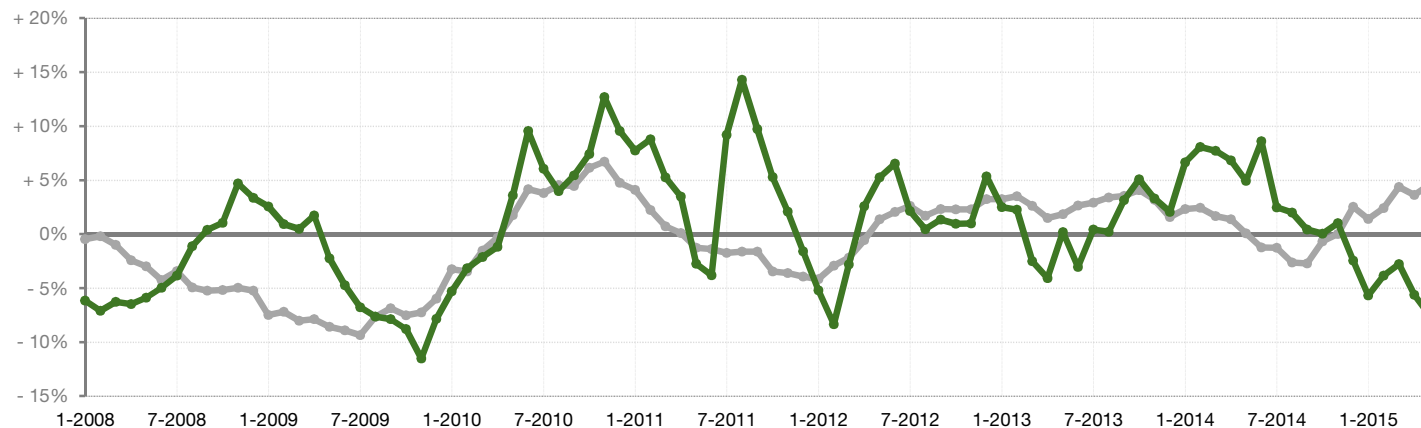
### Year to Date

■ Thru 5-2014  
■ Thru 5-2015



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

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