

Local Market Update through October 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

- 5.4%

+ 44.0%

+ 6.8%

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 10-2014	Thru 10-2015	+ / -	Thru 10-2014	Thru 10-2015	+ / -
New Listings	279	264	- 5.4%	997	1,040	+ 4.3%
Pending Sales	151	221	+ 46.4%	508	675	+ 32.9%
Closed Sales	159	229	+ 44.0%	491	578	+ 17.7%
Lowest Sale Price*	\$160,000	\$120,000	- 25.0%	\$160,000	\$120,000	- 25.0%
Median Sales Price*	\$440,000	\$470,000	+ 6.8%	\$455,000	\$450,000	- 1.1%
Highest Sale Price*	\$1,200,000	\$1,575,000	+ 31.3%	\$1,560,000	\$1,575,000	+ 1.0%
Percent of Original List Price Received*	93.8%	94.3%	+ 0.6%	93.4%	93.9%	+ 0.5%
Inventory of Homes for Sale	539	425	- 21.1%	--	--	--
Months Supply of Inventory	10.4	7.0	- 33.0%	--	--	--

* 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.

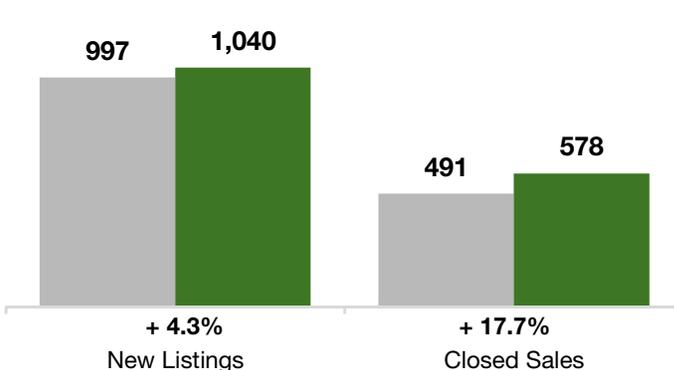
Last 3 Months

■ Thru 10-2014
■ Thru 10-2015



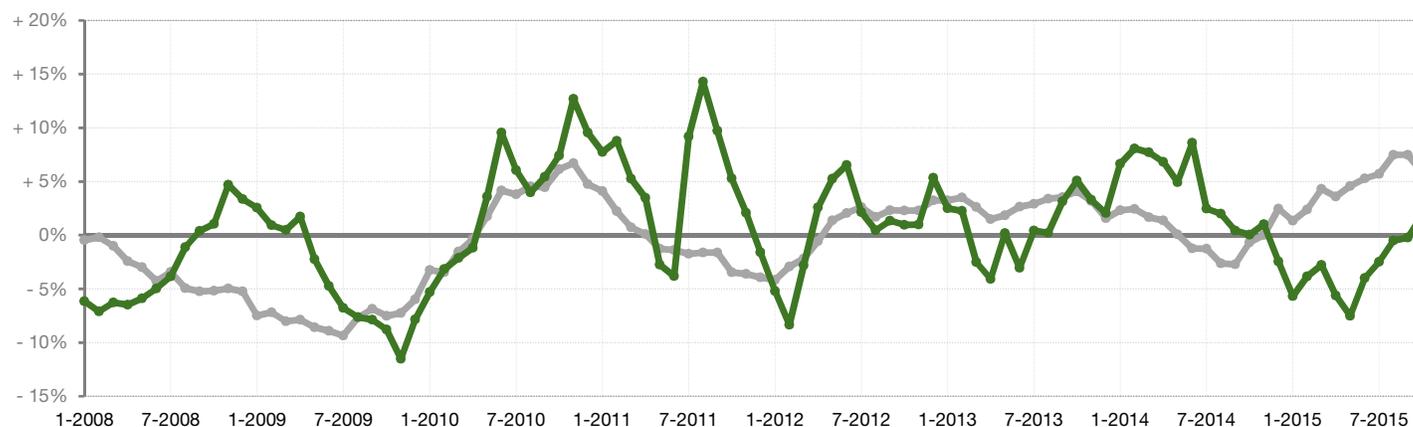
Year to Date

■ Thru 10-2014
■ Thru 10-2015



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 November 5, 2015. All data comes from the Staten Island Multiple Listing Service, Inc. Powered by 10K Research & Marketing.