

Local Market Update through February 2016

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

+ 11.5%

Year-Over-Year Change in New Listings

+ 36.1%

Year-Over-Year Change in Closed Sales

+ 10.5%

One-Year Change in Median Sales Price*

Last 3 Months

Year to Date

	Thru 2-2015	Thru 2-2016	+ / -	Thru 2-2015	Thru 2-2016	+ / -
New Listings	209	233	+ 11.5%	168	184	+ 9.5%
Pending Sales	119	164	+ 37.8%	83	104	+ 25.3%
Closed Sales	133	181	+ 36.1%	74	112	+ 51.4%
Lowest Sale Price*	\$180,000	\$118,000	- 34.4%	\$195,000	\$118,000	- 39.5%
Median Sales Price*	\$430,000	\$475,000	+ 10.5%	\$446,250	\$479,000	+ 7.3%
Highest Sale Price*	\$999,999	\$1,500,000	+ 50.0%	\$999,999	\$1,500,000	+ 50.0%
Percent of Original List Price Received*	92.3%	94.4%	+ 2.3%	92.0%	94.4%	+ 2.6%
Inventory of Homes for Sale	428	315	- 26.3%	--	--	--
Months Supply of Inventory	8.7	4.7	- 45.7%	--	--	--

* 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.

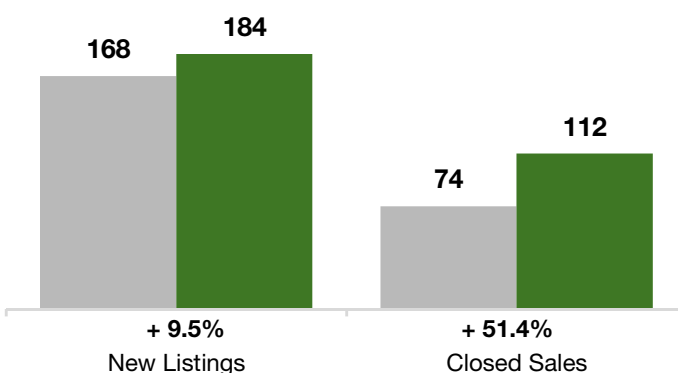
Last 3 Months

■ Thru 2-2015
■ Thru 2-2016

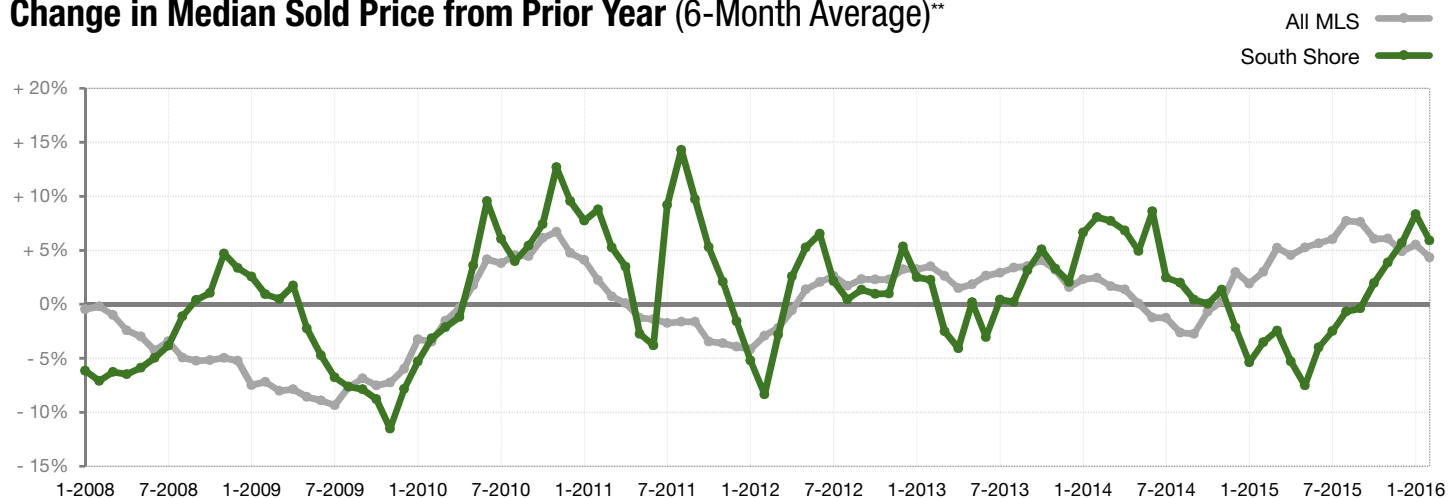


Year to Date

■ Thru 2-2015
■ Thru 2-2016



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



**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 March 7, 2016. All data comes from the Staten Island Multiple Listing Service, Inc. Powered by ShowingTime 10K.