

Local Market Update through April 2014

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



North Shore

Includes data from New Brighton, Snug Harbor, Livingston, Randall Manor, West Brighton, Port Richmond, Mariners Harbor, Graniteville, Arlington, Bloomfield and Elm Park

- 7.3%

Year-Over-Year Change in
New Listings

- 18.6%

Year-Over-Year Change in
Closed Sales

+ 11.2%

One-Year Change in
Median Sales Price*

Last 3 Months

Year to Date

	Thru 4-2013	Thru 4-2014	+ / -	Thru 4-2013	Thru 4-2014	+ / -
New Listings	178	165	- 7.3%	239	200	- 16.3%
Pending Sales	84	97	+ 15.5%	121	121	0.0%
Closed Sales	86	70	- 18.6%	111	97	- 12.6%
Lowest Sale Price*	\$60,000	\$57,000	- 5.0%	\$60,000	\$57,000	- 5.0%
Median Sales Price*	\$255,000	\$283,500	+ 11.2%	\$265,000	\$280,000	+ 5.7%
Highest Sale Price*	\$615,000	\$650,000	+ 5.7%	\$615,000	\$679,000	+ 10.4%
Percent of Original List Price Received*	89.5%	92.6%	+ 3.4%	89.6%	92.1%	+ 2.8%
Inventory of Homes for Sale	388	308	- 20.7%	--	--	--
Months Supply of Inventory	14.1	9.9	- 29.9%	--	--	--

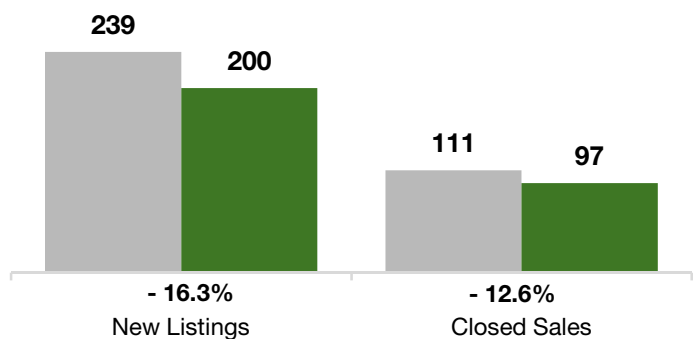
* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

Last 3 Months

■ Thru 4-2013
■ Thru 4-2014

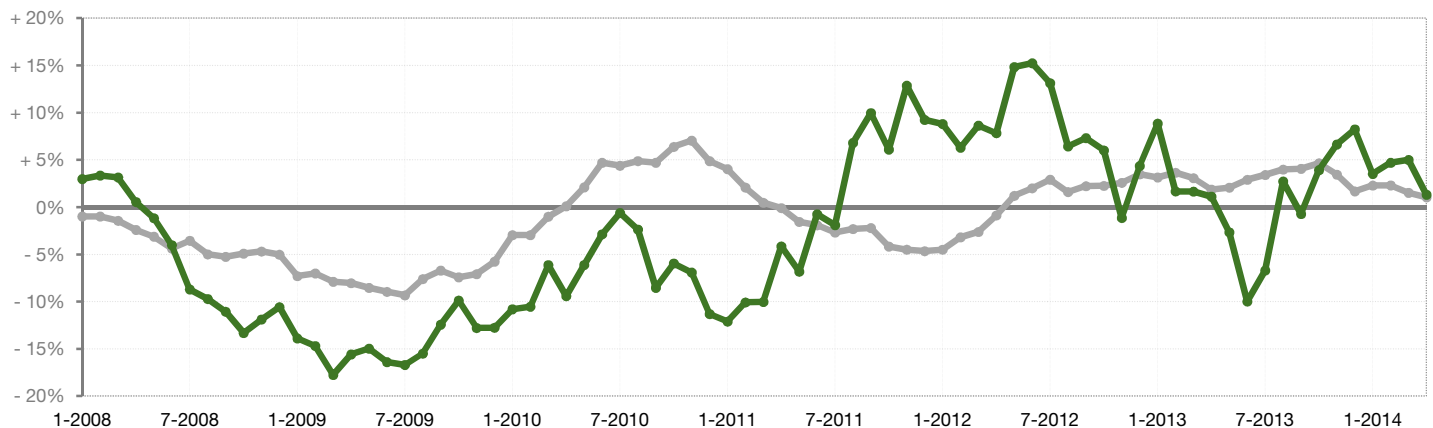
Year to Date

■ Thru 4-2013
■ Thru 4-2014



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

All MLS —
North 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 March 26, 2014. All data comes from the Staten Island Multiple Listing Service, Inc. Powered by 10K Research & Marketing.