

Local Market Update through April 2014

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

- 9.4%

Year-Over-Year Change in
New Listings

- 8.9%

Year-Over-Year Change in
Closed Sales

+ 5.0%

One-Year Change in
Median Sales Price*

Last 3 Months

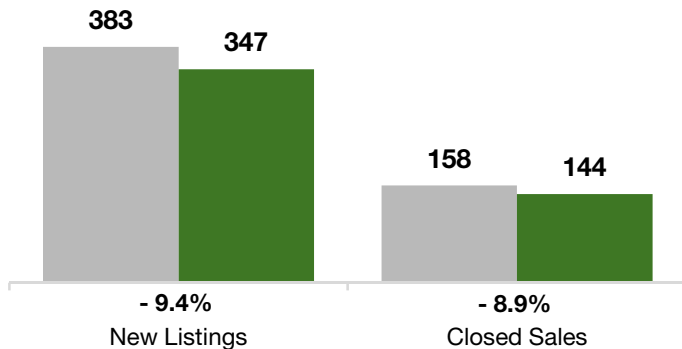
Year to Date

	Thru 4-2013	Thru 4-2014	+ / -	Thru 4-2013	Thru 4-2014	+ / -
New Listings	383	347	- 9.4%	498	462	- 7.2%
Pending Sales	203	190	- 6.4%	254	238	- 6.3%
Closed Sales	158	144	- 8.9%	207	198	- 4.3%
Lowest Sale Price*	\$167,500	\$165,000	- 1.5%	\$114,000	\$165,000	+ 44.7%
Median Sales Price*	\$450,000	\$472,500	+ 5.0%	\$445,000	\$479,750	+ 7.8%
Highest Sale Price*	\$1,600,000	\$1,560,000	- 2.5%	\$1,600,000	\$1,560,000	- 2.5%
Percent of Original List Price Received*	92.8%	92.4%	- 0.4%	92.4%	92.7%	+ 0.3%
Inventory of Homes for Sale	663	466	- 29.6%	--	--	--
Months Supply of Inventory	11.4	7.0	- 38.5%	--	--	--

* 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.

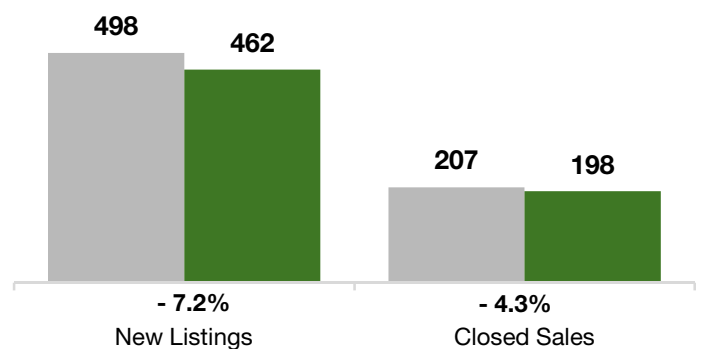
Last 3 Months

■ Thru 4-2013
■ Thru 4-2014



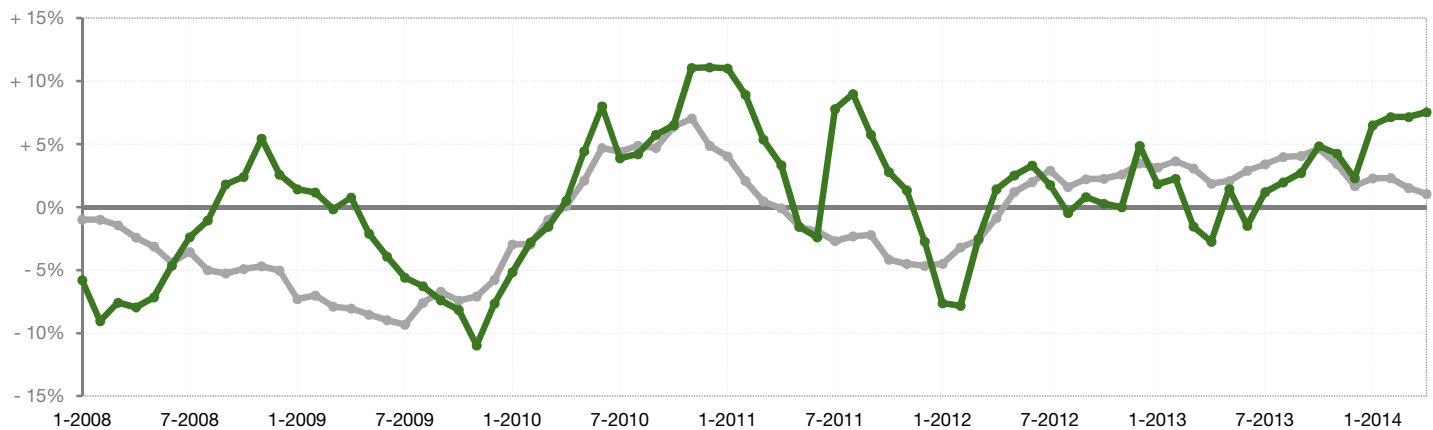
Year to Date

■ Thru 4-2013
■ Thru 4-2014



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

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