

Local Market Update through December 2014

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



East Shore

Includes data from Arrochar, Grasmere, Old Town, South Beach, Dongan Hills, Dongan Hills Below Hylan, Grant City and Midland Beach

+ 14.3%

Year-Over-Year Change in New Listings

+ 46.6%

Year-Over-Year Change in Closed Sales

+ 8.8%

One-Year Change in Median Sales Price*

Last 3 Months

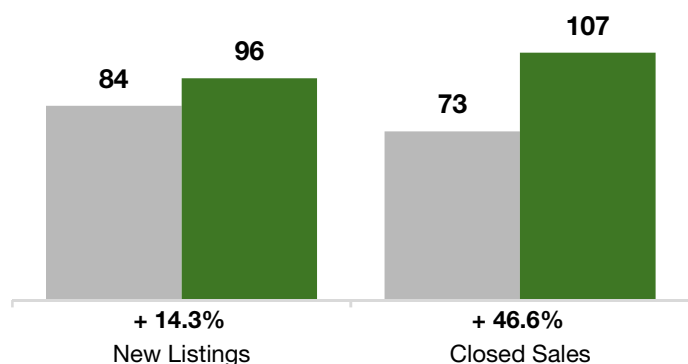
Year to Date

	Last 3 Months			Year to Date		
	Thru 12-2013	Thru 12-2014	+ / -	Thru 12-2013	Thru 12-2014	+ / -
New Listings	84	96	+ 14.3%	500	534	+ 6.8%
Pending Sales	66	84	+ 27.3%	259	338	+ 30.5%
Closed Sales	73	107	+ 46.6%	244	316	+ 29.5%
Lowest Sale Price*	\$70,000	\$120,000	+ 71.4%	\$59,000	\$61,500	+ 4.2%
Median Sales Price*	\$385,000	\$419,000	+ 8.8%	\$409,000	\$398,950	- 2.5%
Highest Sale Price*	\$1,200,000	\$965,000	- 19.6%	\$1,275,000	\$1,200,000	- 5.9%
Percent of Original List Price Received*	92.3%	92.2%	- 0.0%	91.4%	92.2%	+ 0.9%
Inventory of Homes for Sale	241	189	- 21.5%	--	--	--
Months Supply of Inventory	11.2	7.0	- 38.2%	--	--	--

* 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.

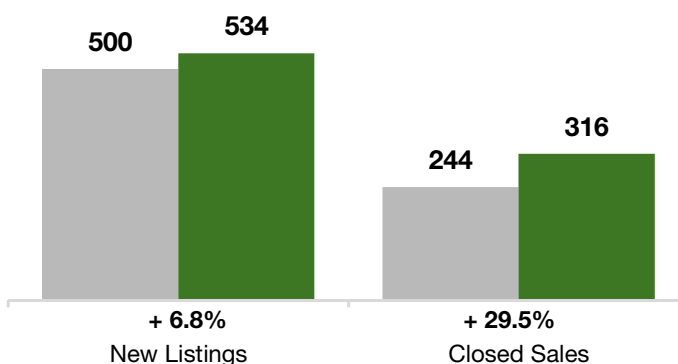
Last 3 Months

■ Thru 12-2013
■ Thru 12-2014



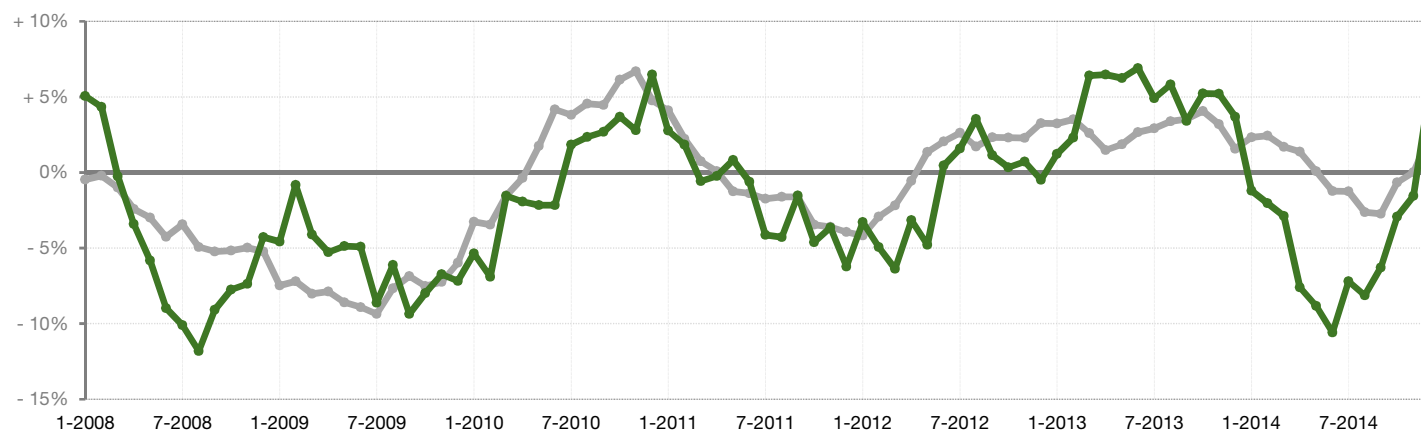
Year to Date

■ Thru 12-2013
■ Thru 12-2014



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

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