

Local Market Update through December 2014

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



The Hills

Includes data from Emerson Hill, Todt Hill, Lower Todt Hill, Light House Hill, Richmondtown, High Rock, Dongan Hills Colony, and Emerson Valley

+ 52.4%

Year-Over-Year Change in
New Listings

+ 6.9%

Year-Over-Year Change in
Closed Sales

- 7.8%

One-Year Change in
Median Sales Price*

Last 3 Months

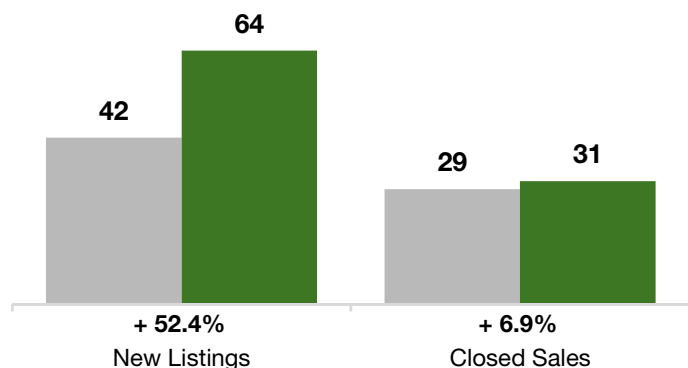
Year to Date

	Thru 12-2013	Thru 12-2014	+ / -	Thru 12-2013	Thru 12-2014	+ / -
New Listings	42	64	+ 52.4%	236	296	+ 25.4%
Pending Sales	23	35	+ 52.2%	133	128	- 3.8%
Closed Sales	29	31	+ 6.9%	139	125	- 10.1%
Lowest Sale Price*	\$260,000	\$315,000	+ 21.2%	\$260,000	\$130,000	- 50.0%
Median Sales Price*	\$599,000	\$552,000	- 7.8%	\$625,000	\$601,000	- 3.8%
Highest Sale Price*	\$1,900,000	\$2,950,000	+ 55.3%	\$2,800,000	\$2,950,000	+ 5.4%
Percent of Original List Price Received*	89.3%	87.0%	- 2.6%	88.6%	91.3%	+ 3.0%
Inventory of Homes for Sale	125	138	+ 10.7%	--	--	--
Months Supply of Inventory	11.1	13.8	+ 24.8%	--	--	--

* 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.

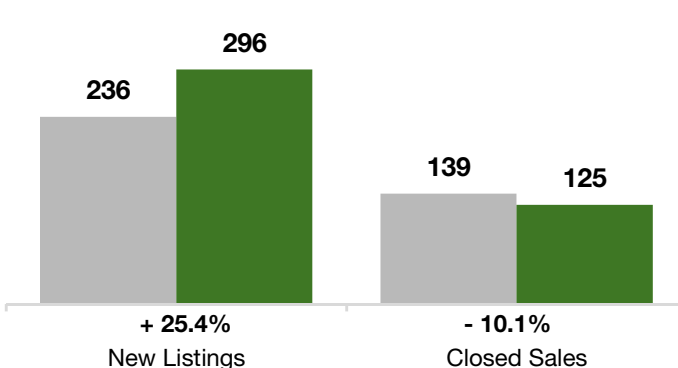
Last 3 Months

■ Thru 12-2013
■ Thru 12-2014



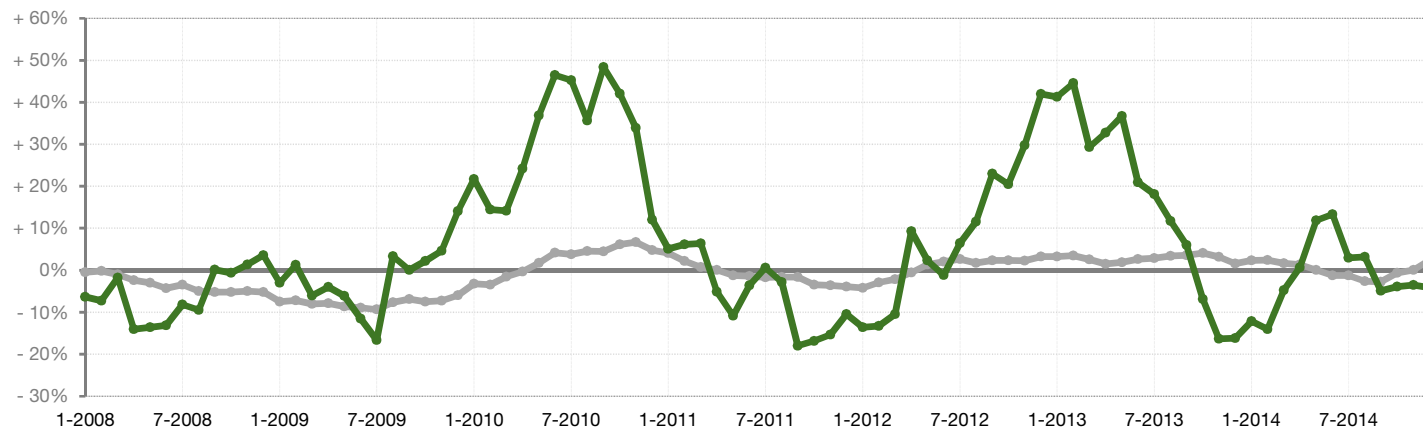
Year to Date

■ Thru 12-2013
■ Thru 12-2014



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

All MLS —
The Hills —



**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.