

# Local Market Update through August 2015

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

**+ 0.7%**

Year-Over-Year Change in New Listings

**+ 6.6%**

Year-Over-Year Change in Closed Sales

**+ 11.5%**

One-Year Change in Median Sales Price\*

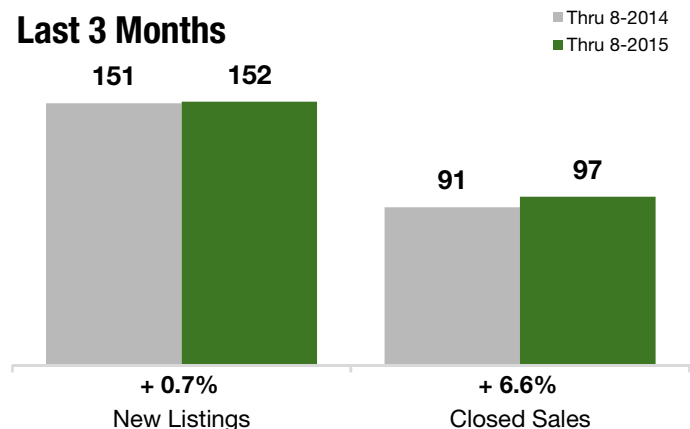
### Last 3 Months

### Year to Date

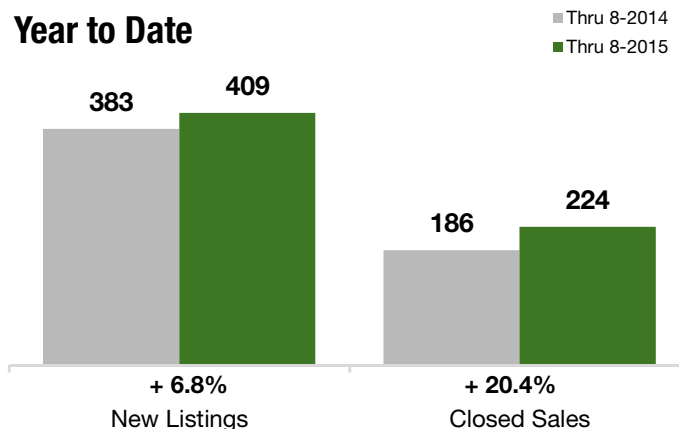
	Thru 8-2014	Thru 8-2015	+ / -	Thru 8-2014	Thru 8-2015	+ / -
New Listings	151	<b>152</b>	+ 0.7%	383	<b>409</b>	+ 6.8%
Pending Sales	101	<b>114</b>	+ 12.9%	213	<b>271</b>	+ 27.2%
Closed Sales	91	<b>97</b>	+ 6.6%	186	<b>224</b>	+ 20.4%
Lowest Sale Price*	\$75,000	<b>\$90,000</b>	+ 20.0%	\$61,500	<b>\$90,000</b>	+ 46.3%
Median Sales Price*	\$390,000	<b>\$435,000</b>	+ 11.5%	\$380,000	<b>\$430,000</b>	+ 13.2%
Highest Sale Price*	\$1,200,000	<b>\$1,150,000</b>	- 4.2%	\$1,200,000	<b>\$1,150,000</b>	- 4.2%
Percent of Original List Price Received*	92.7%	<b>95.1%</b>	+ 2.6%	91.6%	<b>94.5%</b>	+ 3.1%
Inventory of Homes for Sale	252	<b>178</b>	- 29.4%	--	--	--
Months Supply of Inventory	10.3	<b>5.4</b>	- 47.3%	--	--	--

\* 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.

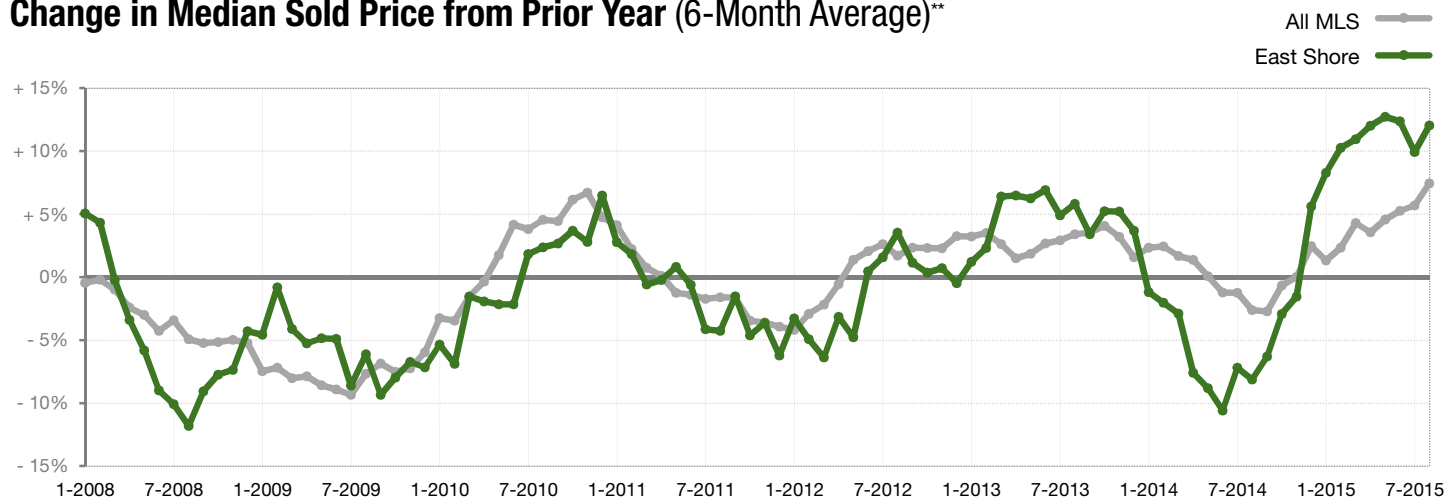
### Last 3 Months



### Year to Date



### 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 August 11, 2015. All data comes from the Staten Island Multiple Listing Service, Inc. Powered by 10K Research & Marketing.