

# Local Market Update through August 2015

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

**- 7.3%**

**+ 20.0%**

**+ 1.9%**

Year-Over-Year Change in  
New Listings

Year-Over-Year Change in  
Closed Sales

One-Year Change in  
Median Sales Price\*

### Last 3 Months

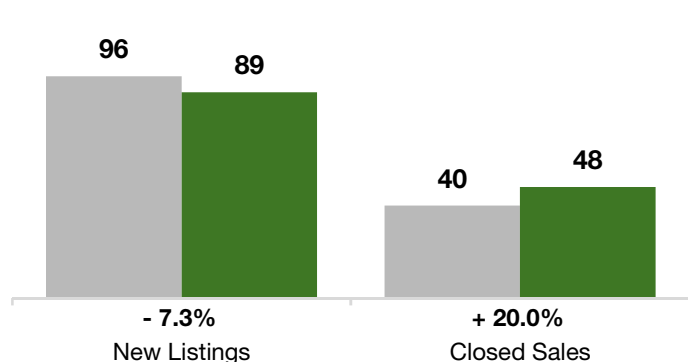
### Year to Date

|  | Thru 8-2014 | Thru 8-2015 | + / -   | Thru 8-2014 | Thru 8-2015 | + / -   |
|--|-------------|-------------|---------|-------------|-------------|---------|
| New Listings                             | 96          | 89          | - 7.3%  | 219         | 225         | + 2.7%  |
| Pending Sales                            | 39          | 55          | + 41.0% | 86          | 125         | + 45.3% |
| Closed Sales                             | 40          | 48          | + 20.0% | 73          | 106         | + 45.2% |
| Lowest Sale Price*                       | \$280,000   | \$235,000   | - 16.1% | \$130,000   | \$185,000   | + 42.3% |
| Median Sales Price*                      | \$627,500   | \$639,500   | + 1.9%  | \$645,000   | \$625,000   | - 3.1%  |
| Highest Sale Price*                      | \$2,375,000 | \$2,650,000 | + 11.6% | \$2,375,000 | \$2,650,000 | + 11.6% |
| Percent of Original List Price Received* | 92.7%       | 94.0%       | + 1.4%  | 91.9%       | 92.3%       | + 0.4%  |
| Inventory of Homes for Sale              | 158         | 153         | - 3.4%  | --          | --          | --      |
| Months Supply of Inventory               | 15.2        | 11.4        | - 25.3% | --          | --          | --      |

\* 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

■ Thru 8-2014  
■ Thru 8-2015



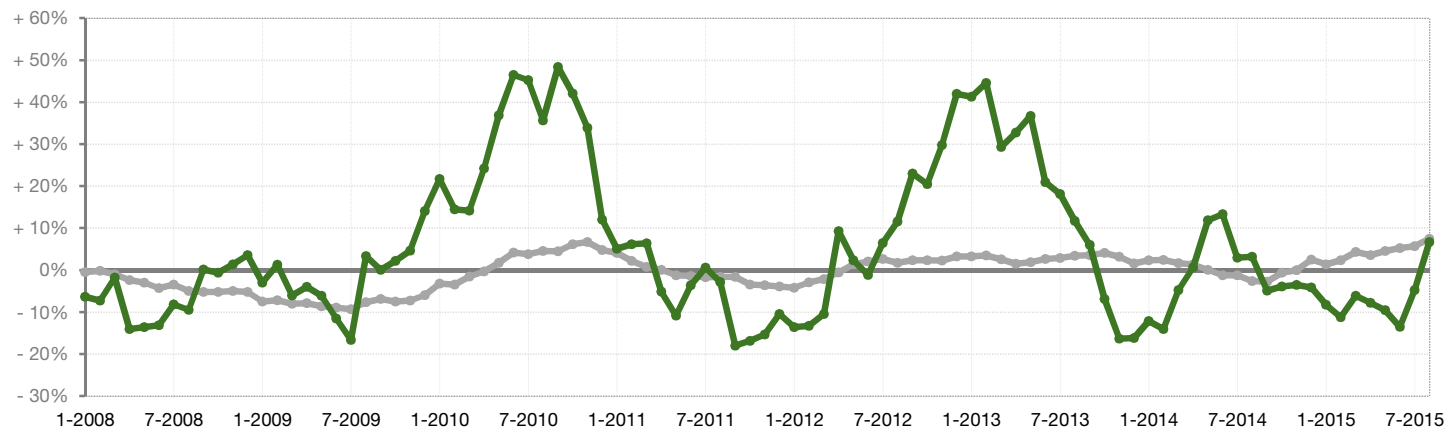
### Year to Date

■ Thru 8-2014  
■ Thru 8-2015



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