

Local Market Update through December 2015

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



The Lakes

Includes data from Westerleigh, Sunset Hill, Sunnyside, Royal Oak, Silver Lake, Clove Lakes and Castleton Corners

- 13.0%

Year-Over-Year Change in
New Listings

- 5.7%

Year-Over-Year Change in
Closed Sales

+ 1.8%

One-Year Change in
Median Sales Price*

Last 3 Months

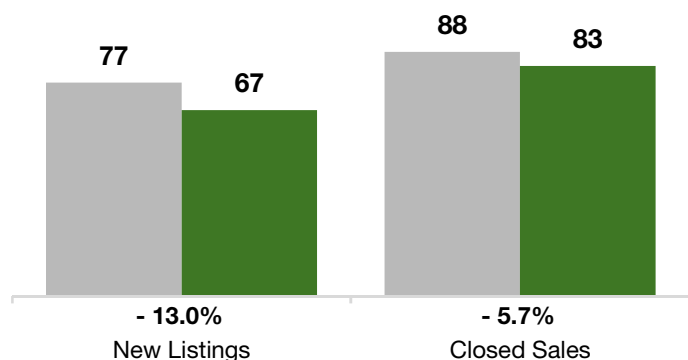
Year to Date

	Last 3 Months			Year to Date		
	Thru 12-2014	Thru 12-2015	+ / -	Thru 12-2014	Thru 12-2015	+ / -
New Listings	77	67	- 13.0%	427	379	- 11.2%
Pending Sales	77	91	+ 18.2%	305	325	+ 6.6%
Closed Sales	88	83	- 5.7%	310	306	- 1.3%
Lowest Sale Price*	\$75,000	\$89,000	+ 18.7%	\$55,000	\$66,000	+ 20.0%
Median Sales Price*	\$436,250	\$444,250	+ 1.8%	\$425,000	\$445,000	+ 4.7%
Highest Sale Price*	\$865,000	\$1,230,000	+ 42.2%	\$1,150,000	\$1,230,000	+ 7.0%
Percent of Original List Price Received*	93.0%	93.5%	+ 0.5%	92.5%	93.3%	+ 0.9%
Inventory of Homes for Sale	160	79	- 50.3%	--	--	--
Months Supply of Inventory	6.3	3.0	- 52.2%	--	--	--

* 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.

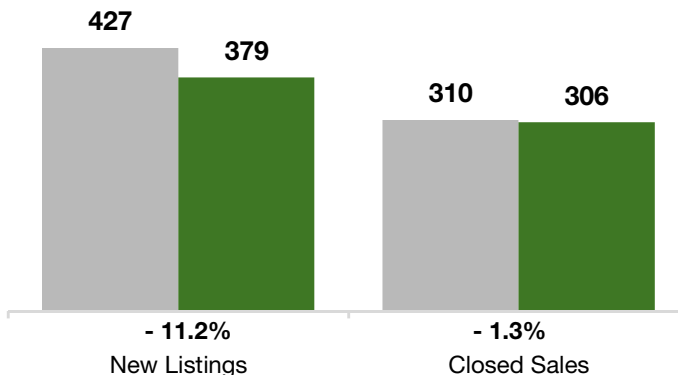
Last 3 Months

■ Thru 12-2014
■ Thru 12-2015



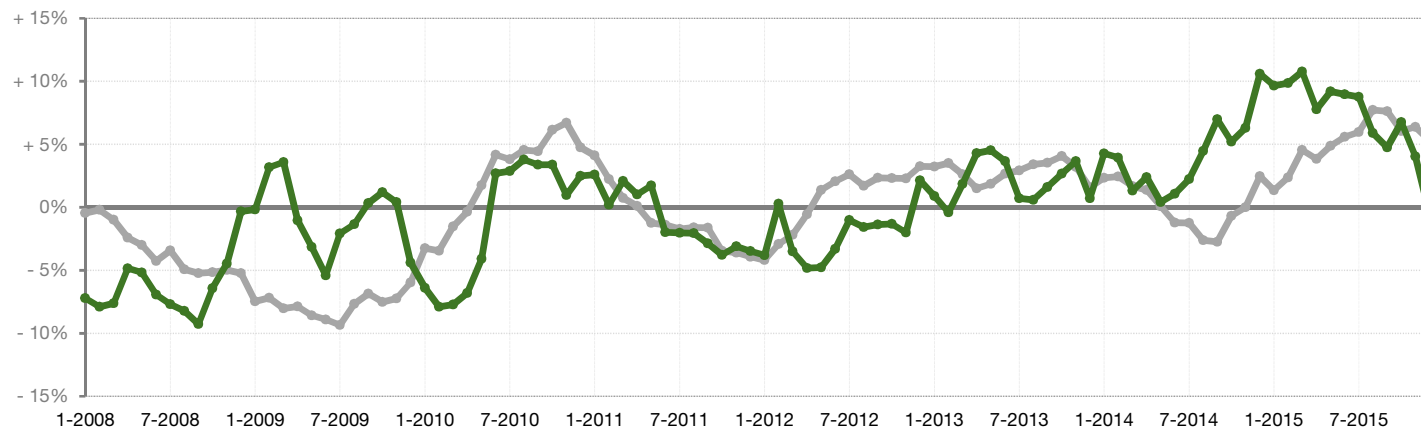
Year to Date

■ Thru 12-2014
■ Thru 12-2015



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

All MLS —
The Lakes —



**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 4, 2016. All data comes from the Staten Island Multiple Listing Service, Inc. Powered by ShowingTime 10K.