

Local Market Update through January 2016

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

- 11.9%

+ 10.7%

+ 3.4%

Year-Over-Year Change in New Listings

Year-Over-Year Change in Closed Sales

One-Year Change in Median Sales Price*

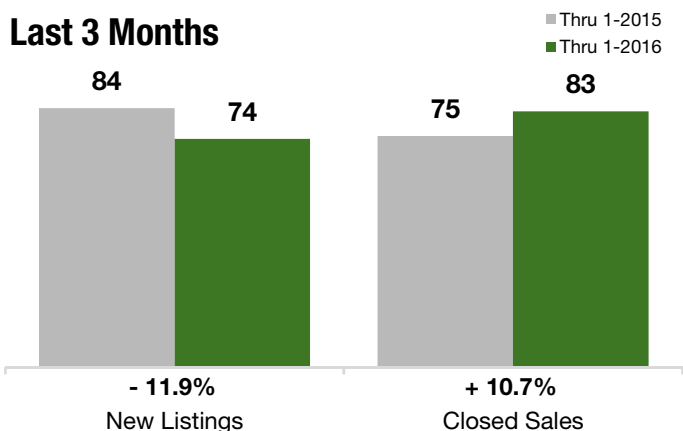
Last 3 Months

Year to Date

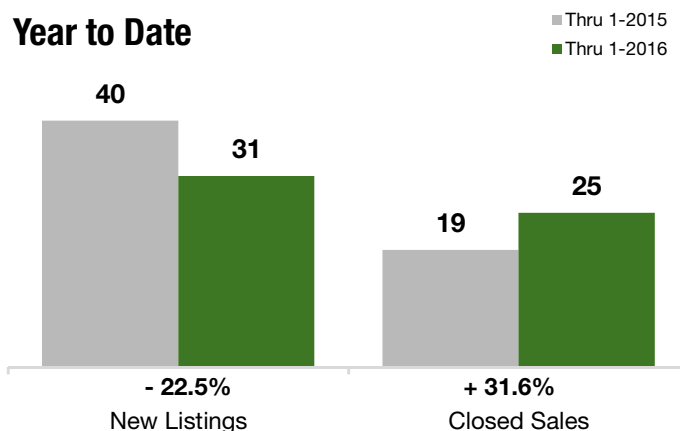
	Thru 1-2015	Thru 1-2016	+ / -	Thru 1-2015	Thru 1-2016	+ / -
New Listings	84	74	- 11.9%	40	31	- 22.5%
Pending Sales	66	83	+ 25.8%	20	21	+ 5.0%
Closed Sales	75	83	+ 10.7%	19	25	+ 31.6%
Lowest Sale Price*	\$75,000	\$89,000	+ 18.7%	\$80,000	\$210,000	+ 162.5%
Median Sales Price*	\$435,000	\$450,000	+ 3.4%	\$445,000	\$475,000	+ 6.7%
Highest Sale Price*	\$990,000	\$980,000	- 1.0%	\$990,000	\$700,000	- 29.3%
Percent of Original List Price Received*	91.1%	94.6%	+ 3.9%	90.3%	99.1%	+ 9.8%
Inventory of Homes for Sale	152	72	- 52.6%	--	--	--
Months Supply of Inventory	6.0	2.7	- 54.9%	--	--	--

* 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.

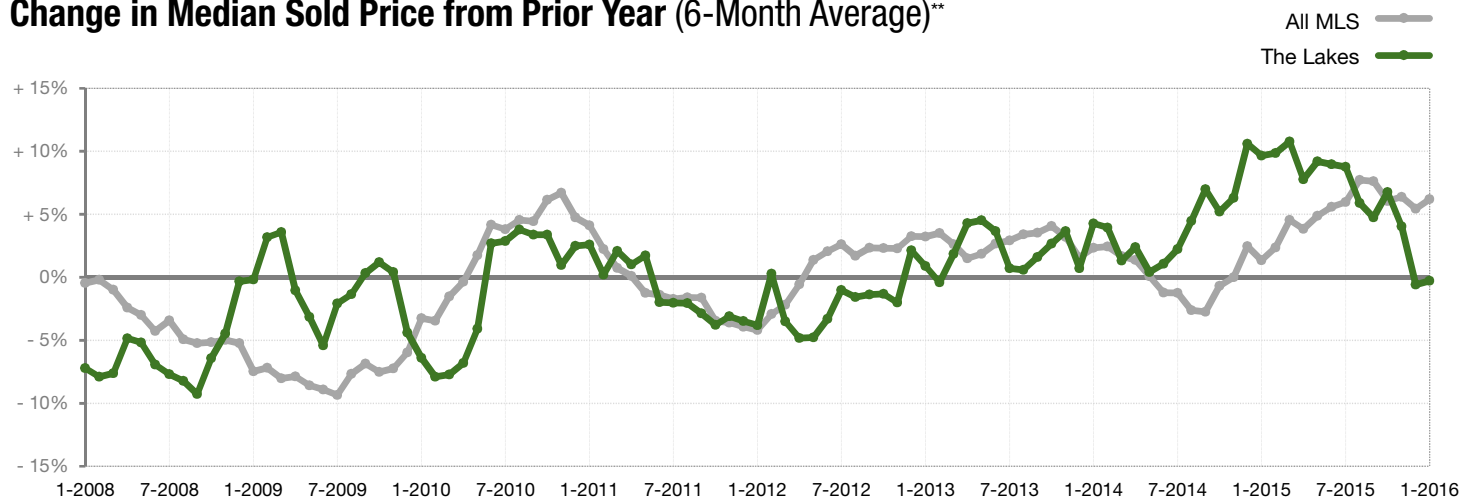
Last 3 Months



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 February 5, 2016. All data comes from the Staten Island Multiple Listing Service, Inc. Powered by ShowingTime 10K.