

Local Market Update – October 2017

A RESEARCH TOOL PROVIDED BY THE GREATER CAPITAL ASSOCIATION OF REALTORS®



City of Albany

+ 35.0%

Change in
New Listings

- 24.2%

Change in
Closed Sales

+ 9.8%

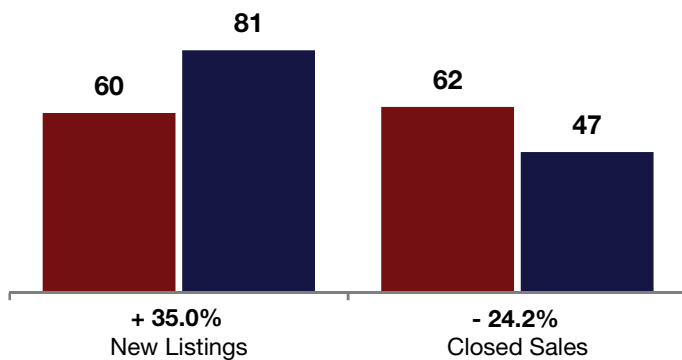
Change in
Median Sales Price

	October			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
New Listings	60	81	+ 35.0%	871	788	- 9.5%
Closed Sales	62	47	- 24.2%	563	516	- 8.3%
Median Sales Price*	\$150,250	\$165,000	+ 9.8%	\$161,250	\$164,500	+ 2.0%
Percent of Original List Price Received*	93.6%	93.9%	+ 0.4%	93.5%	94.9%	+ 1.4%
Days on Market Until Sale	50	43	- 14.8%	59	55	- 5.8%
Inventory of Homes for Sale	294	206	- 29.9%	--	--	--
Months Supply of Inventory	5.4	3.8	- 29.6%	--	--	--

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

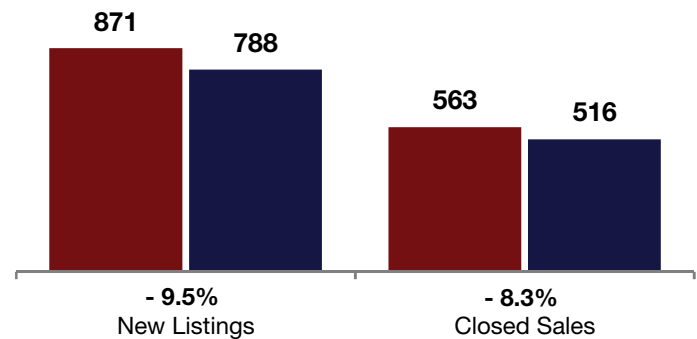
October

■ 2016 ■ 2017

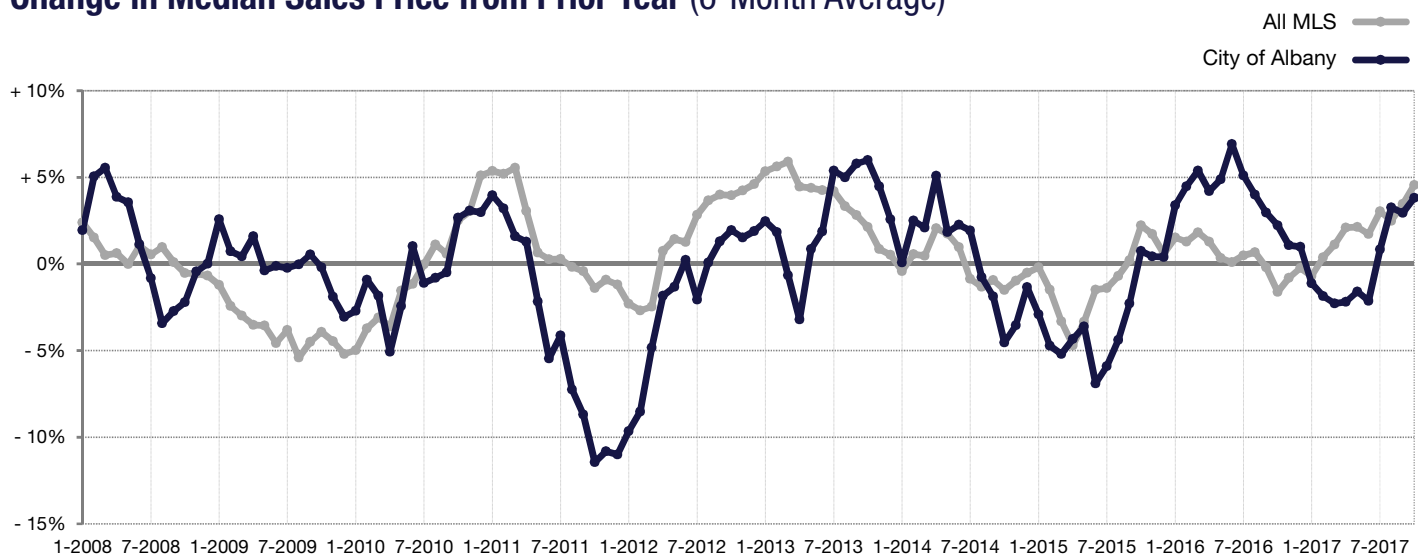


Year to Date

■ 2016 ■ 2017



Change in Median Sales 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 November 7, 2017. All data from GCAR Multiple Listing Service. | Powered by ShowingTime 10K.