

# Local Market Update – November 2017

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



**- 41.7%**

Change in  
New Listings

**- 33.3%**

Change in  
Closed Sales

**+ 24.1%**

Change in  
Median Sales Price

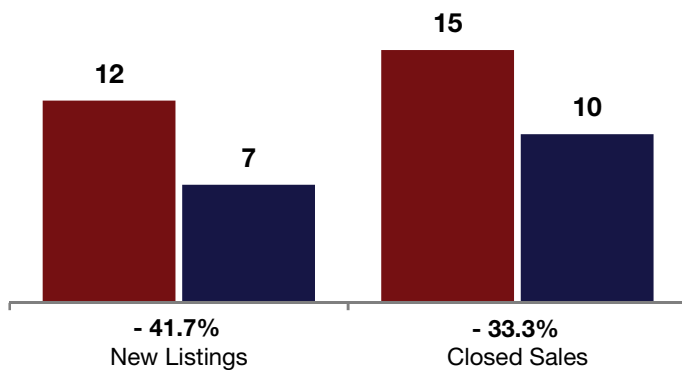
## City of Cohoes

	November			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
New Listings	12	7	- 41.7%	162	143	- 11.7%
Closed Sales	15	10	- 33.3%	124	99	- 20.2%
Median Sales Price*	\$124,468	<b>\$154,500</b>	+ 24.1%	\$148,000	<b>\$166,000</b>	+ 12.2%
Percent of Original List Price Received*	92.5%	<b>94.1%</b>	+ 1.7%	94.1%	<b>94.3%</b>	+ 0.2%
Days on Market Until Sale	94	<b>48</b>	- 49.0%	66	<b>58</b>	- 11.6%
Inventory of Homes for Sale	41	<b>27</b>	- 34.1%	--	--	--
Months Supply of Inventory	3.8	<b>2.8</b>	- 26.3%	--	--	--

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

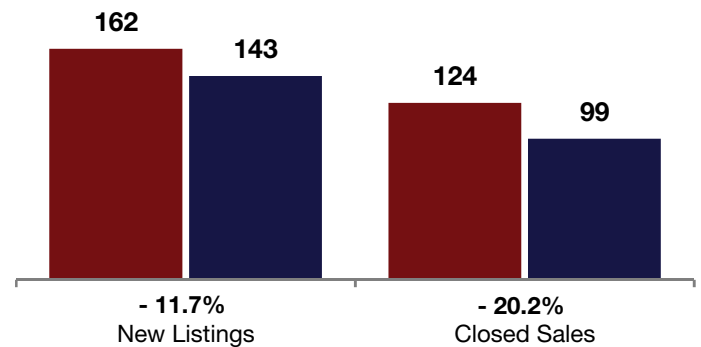
### November

■ 2016 ■ 2017

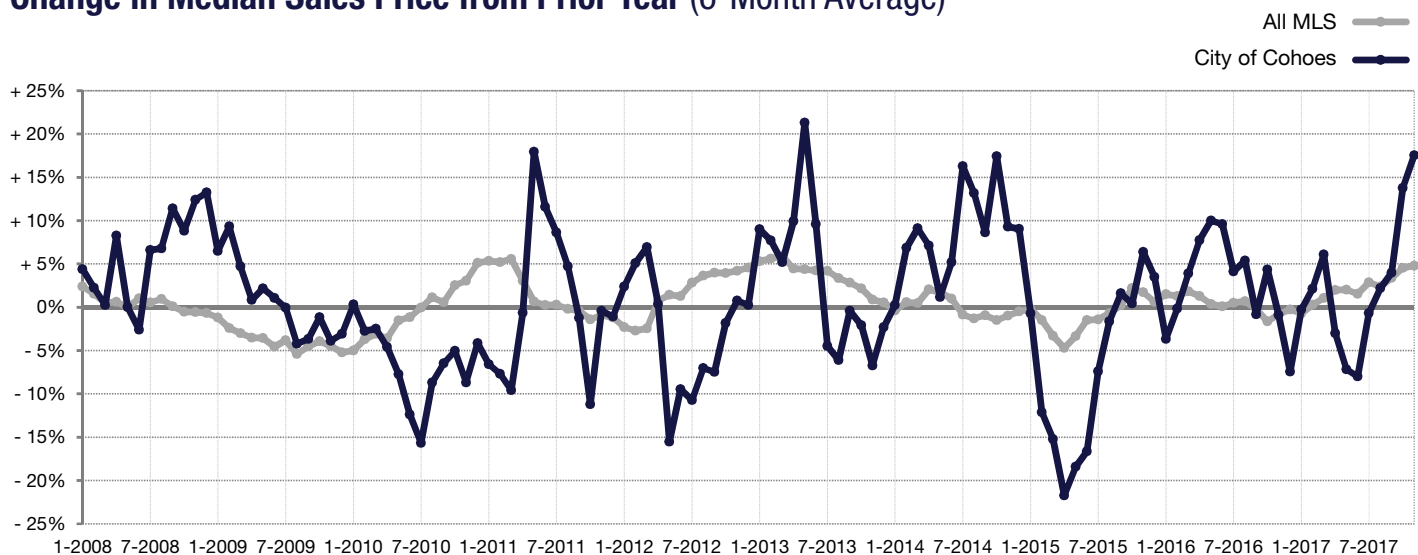


### Year to Date

■ 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 December 7, 2017. All data from GCAR Multiple Listing Service. | Powered by ShowingTime 10K.