

Local Market Update – April 2018

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



Town of East Greenbush

+ 9.7%

Change in
New Listings

+ 5.0%

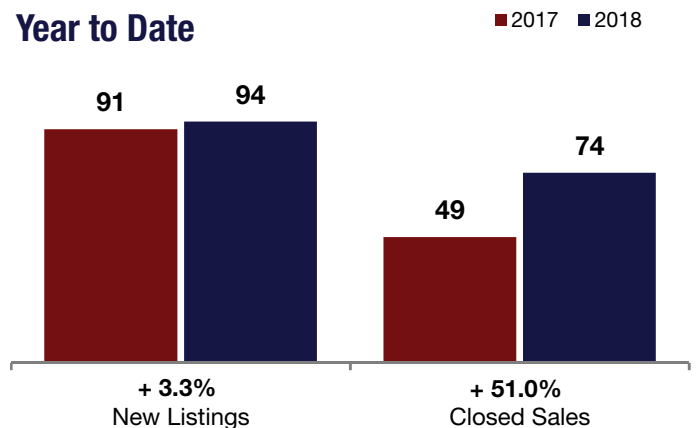
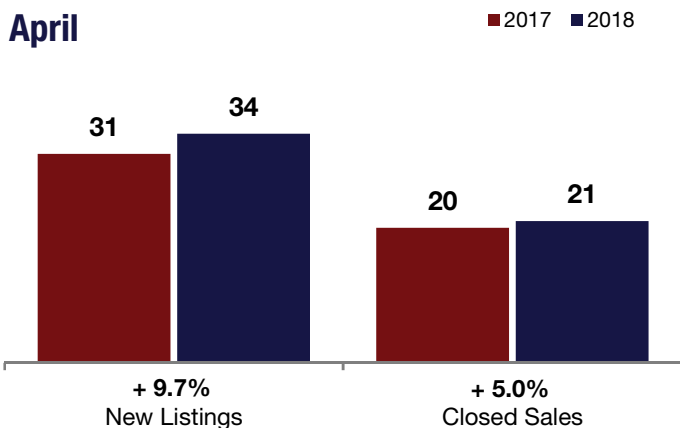
Change in
Closed Sales

- 15.2%

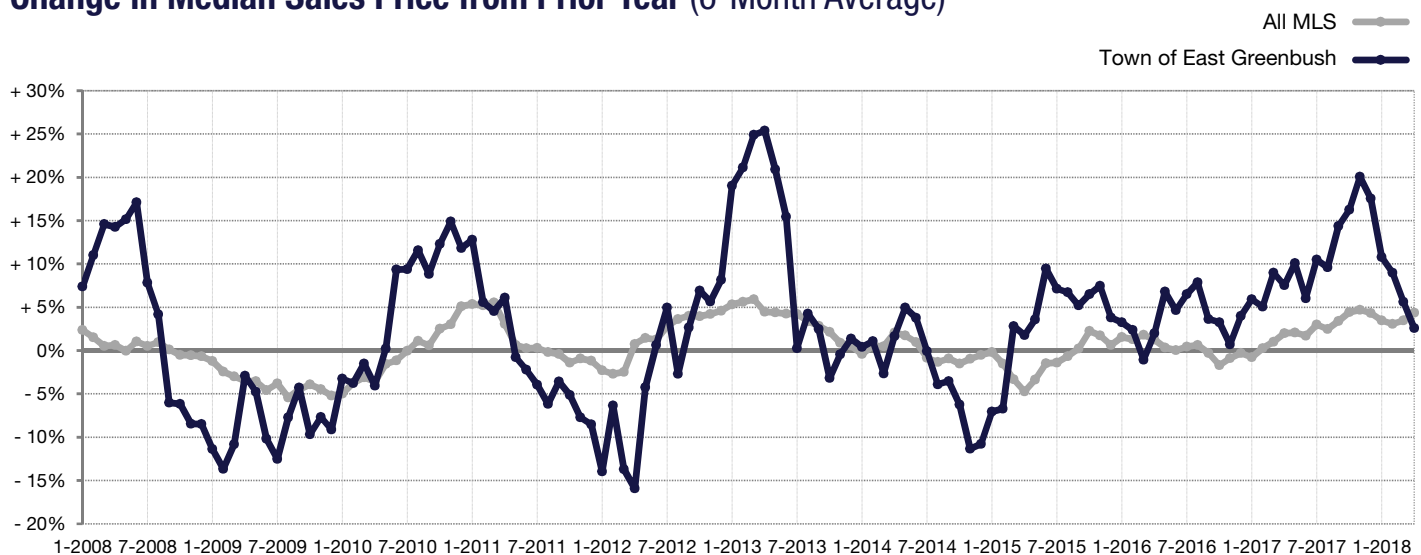
Change in
Median Sales Price

	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
New Listings	31	34	+ 9.7%	91	94	+ 3.3%
Closed Sales	20	21	+ 5.0%	49	74	+ 51.0%
Median Sales Price*	\$214,500	\$182,000	- 15.2%	\$192,000	\$193,250	+ 0.7%
Percent of Original List Price Received*	96.3%	94.8%	- 1.6%	96.1%	95.6%	- 0.5%
Days on Market Until Sale	38	50	+ 32.0%	54	52	- 4.3%
Inventory of Homes for Sale	71	46	- 35.2%	--	--	--
Months Supply of Inventory	3.8	2.0	- 46.7%	--	--	--

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



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 May 7, 2018. All data from GCAR Multiple Listing Service. | Powered by ShowingTime 10K.