

Local Market Update – July 2018

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



+ 21.3%

+ 32.5%

- 1.7%

Change in
New Listings

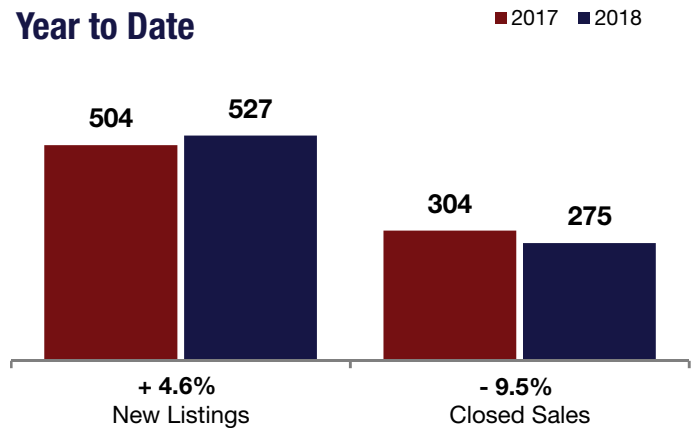
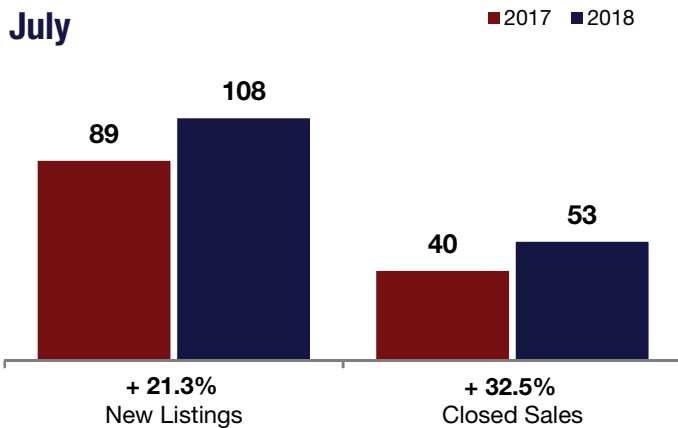
Change in
Closed Sales

Change in
Median Sales Price

North Colonie

	July			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
New Listings	89	108	+ 21.3%	504	527	+ 4.6%
Closed Sales	40	53	+ 32.5%	304	275	- 9.5%
Median Sales Price*	\$296,500	\$291,500	- 1.7%	\$282,000	\$286,500	+ 1.6%
Percent of Original List Price Received*	98.8%	100.0%	+ 1.2%	98.8%	98.1%	- 0.7%
Days on Market Until Sale	29	42	+ 46.6%	44	48	+ 9.7%
Inventory of Homes for Sale	211	218	+ 3.3%	--	--	--
Months Supply of Inventory	4.6	4.9	+ 7.0%	--	--	--

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