

Local Market Update – July 2018

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



- 17.4%

Change in
New Listings

- 8.3%

Change in
Closed Sales

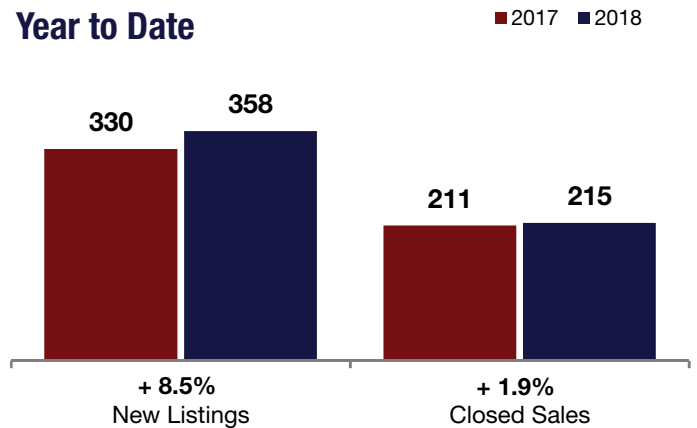
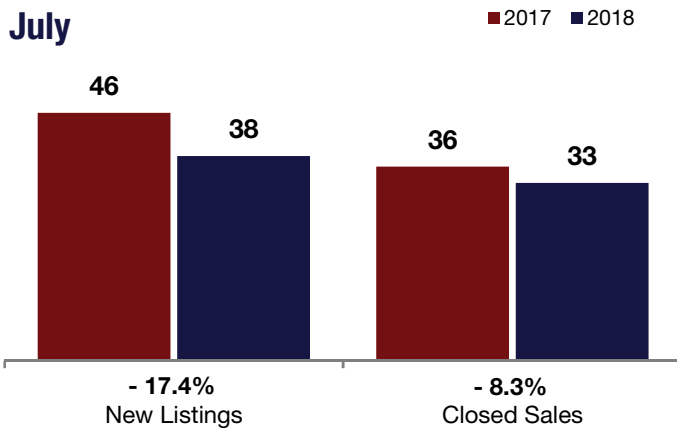
- 11.9%

Change in
Median Sales Price

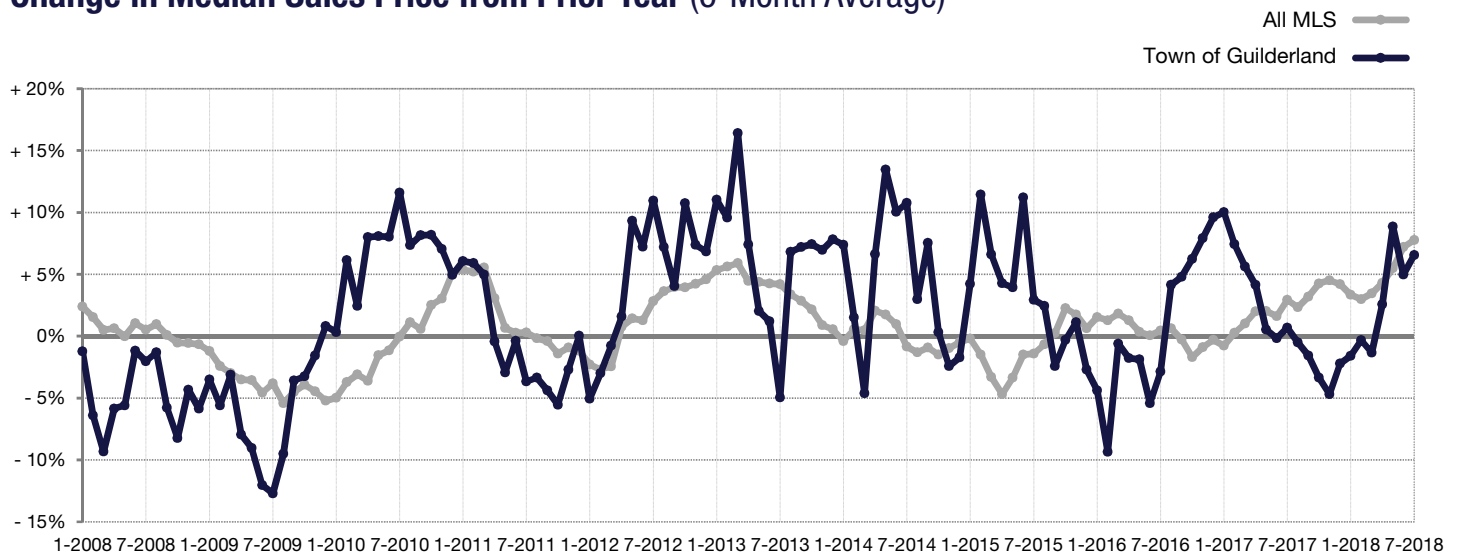
Town of Guilderland

| | July | | | Year to Date | | |
|--|-----------|-----------|---------|--------------|-----------|---------|
| | 2017 | 2018 | + / - | 2017 | 2018 | + / - |
| New Listings | 46 | 38 | - 17.4% | 330 | 358 | + 8.5% |
| Closed Sales | 36 | 33 | - 8.3% | 211 | 215 | + 1.9% |
| Median Sales Price* | \$290,000 | \$255,500 | - 11.9% | \$249,000 | \$265,000 | + 6.4% |
| Percent of Original List Price Received* | 98.8% | 98.5% | - 0.3% | 97.2% | 97.4% | + 0.2% |
| Days on Market Until Sale | 44 | 20 | - 53.3% | 50 | 38 | - 23.3% |
| Inventory of Homes for Sale | 158 | 148 | - 6.3% | -- | -- | -- |
| Months Supply of Inventory | 4.9 | 4.4 | - 10.3% | -- | -- | -- |

* 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.