

# Local Market Update – October 2018

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



## North Colonie

**+ 10.9%**

Change in  
New Listings

**+ 19.0%**

Change in  
Closed Sales

**+ 2.9%**

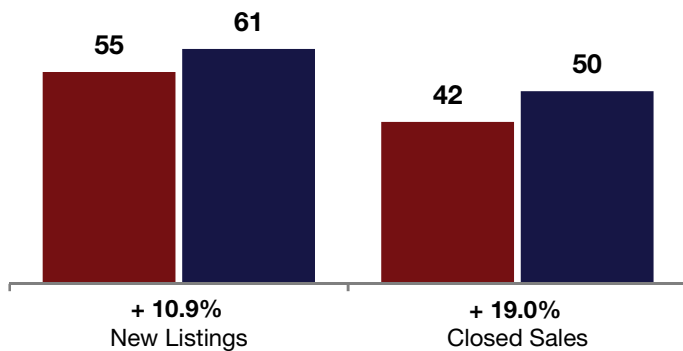
Change in  
Median Sales Price

	October			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
New Listings	55	61	+ 10.9%	682	715	+ 4.8%
Closed Sales	42	50	+ 19.0%	463	418	- 9.7%
Median Sales Price*	\$279,900	<b>\$287,908</b>	+ 2.9%	\$279,900	<b>\$286,000</b>	+ 2.2%
Percent of Original List Price Received*	98.5%	<b>97.9%</b>	- 0.7%	98.6%	<b>98.4%</b>	- 0.1%
Days on Market Until Sale	47	<b>35</b>	- 25.4%	40	<b>41</b>	+ 2.0%
Inventory of Homes for Sale	210	<b>208</b>	- 1.0%	--	--	--
Months Supply of Inventory	4.8	<b>4.6</b>	- 3.3%	--	--	--

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

### October

■ 2017 ■ 2018

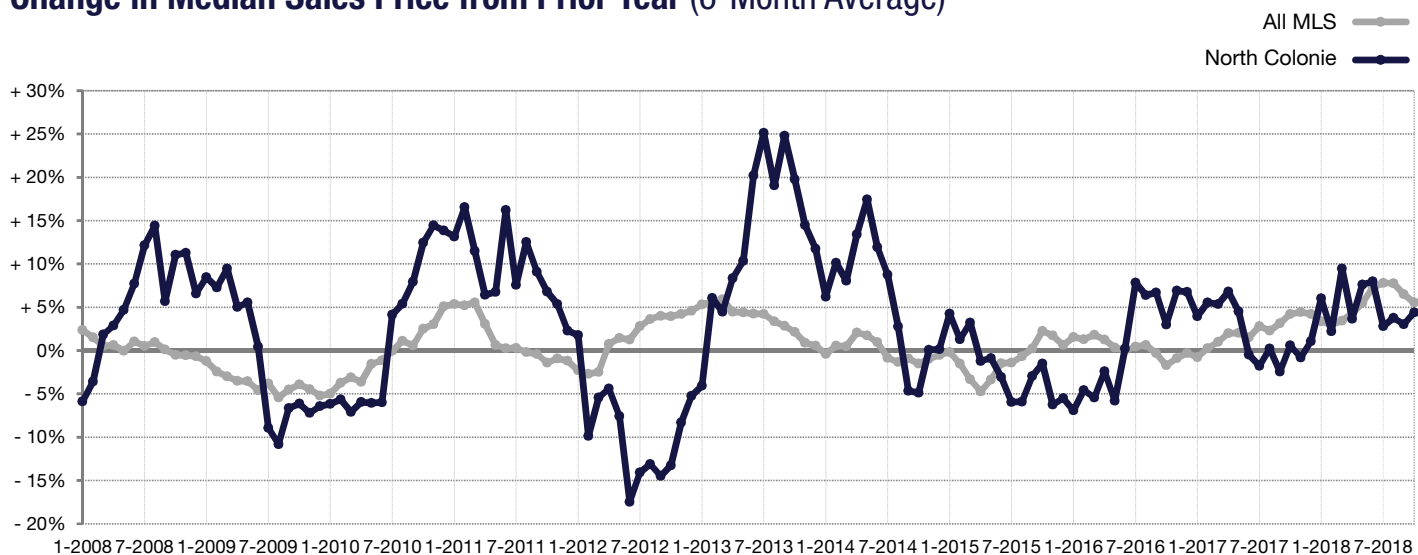


### Year to Date

■ 2017 ■ 2018



### Change in Median Sales Price from Prior Year (6-Month Average)\*\*



1-2008 7-2008 1-2009 7-2009 1-2010 7-2010 1-2011 7-2011 1-2012 7-2012 1-2013 7-2013 1-2014 7-2014 1-2015 7-2015 1-2016 7-2016 1-2017 7-2017 1-2018 7-2018

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