

Local Market Update – December 2018

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



North Colonie

- 10.5%

Change in
New Listings

- 31.1%

Change in
Closed Sales

- 6.2%

Change in
Median Sales Price

December

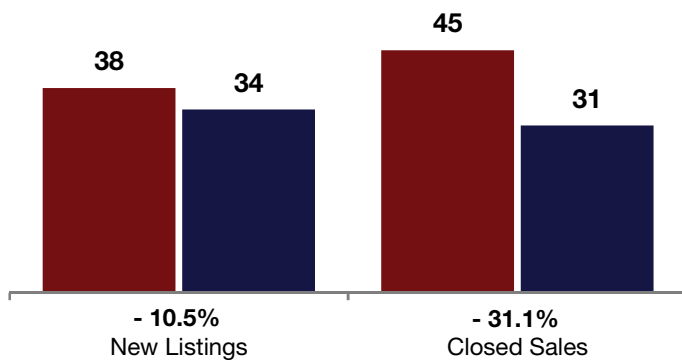
Year to Date

	2017	2018	+ / -	2017	2018	+ / -
New Listings	38	34	- 10.5%	773	795	+ 2.8%
Closed Sales	45	31	- 31.1%	550	503	- 8.5%
Median Sales Price*	\$310,000	\$290,690	- 6.2%	\$280,000	\$286,685	+ 2.4%
Percent of Original List Price Received*	94.9%	99.3%	+ 4.6%	98.2%	98.3%	+ 0.1%
Days on Market Until Sale	56	41	- 27.7%	43	41	- 4.8%
Inventory of Homes for Sale	190	183	- 3.7%	--	--	--
Months Supply of Inventory	4.3	4.2	- 1.3%	--	--	--

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

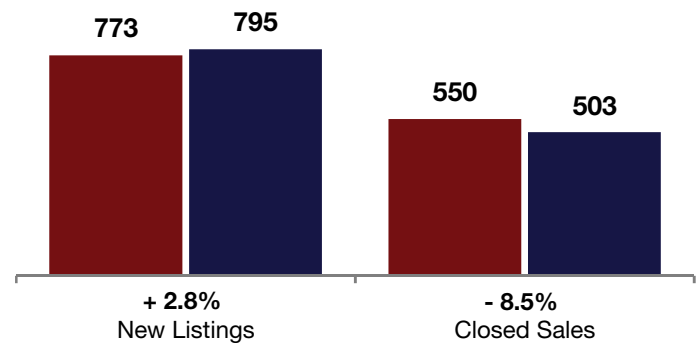
December

■ 2017 ■ 2018

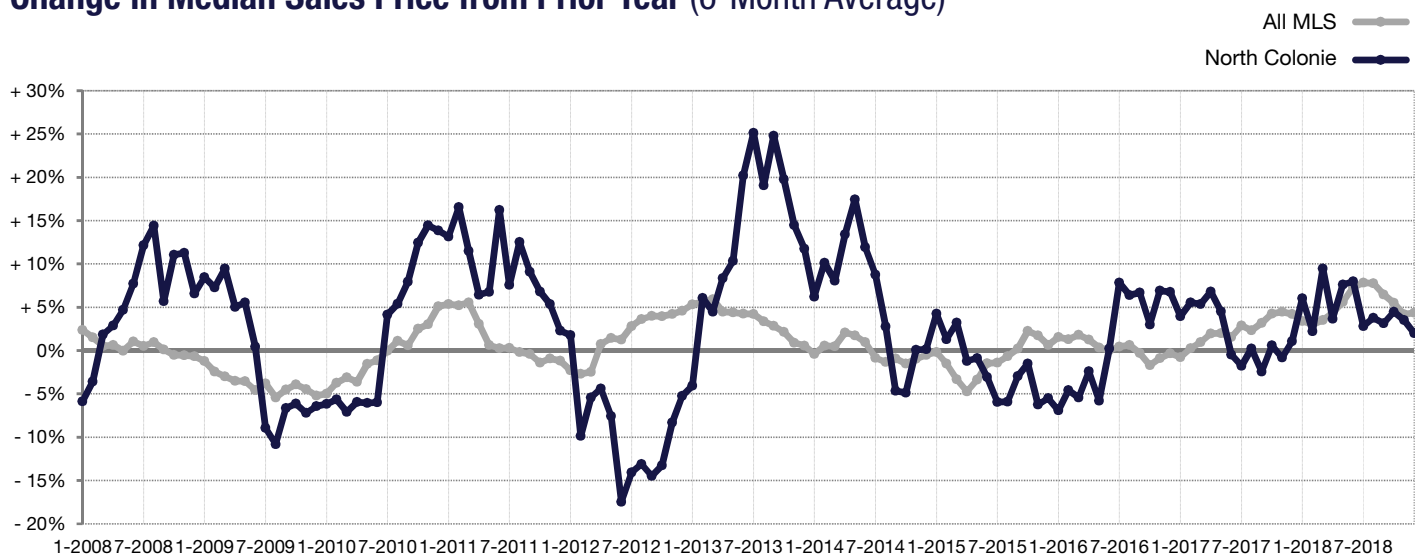


Year to Date

■ 2017 ■ 2018



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



1-20087-20081-20097-20091-20107-20101-20117-20111-20127-20121-20137-20131-20147-20141-20157-20151-20167-20161-20177-20171-20187-2018

** 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 January 7, 2019. All data from GCAR Multiple Listing Service. | Powered by ShowingTime 10K.