

Local Market Update – January 2019

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



- 28.3%

Change in
New Listings

- 26.5%

Change in
Closed Sales

+ 40.5%

Change in
Median Sales Price

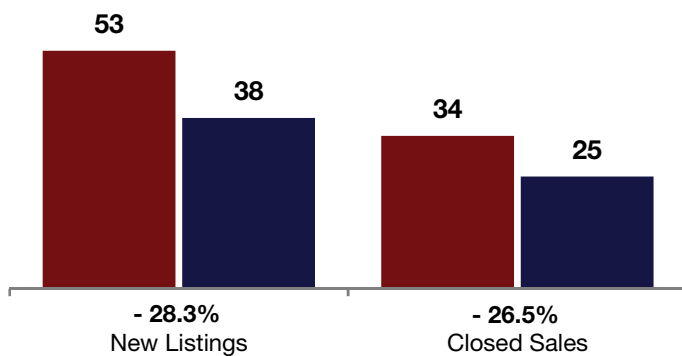
City of Schenectady

	January			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	53	38	- 28.3%	53	38	- 28.3%
Closed Sales	34	25	- 26.5%	34	25	- 26.5%
Median Sales Price*	\$80,047	\$112,500	+ 40.5%	\$80,047	\$112,500	+ 40.5%
Percent of Original List Price Received*	90.1%	92.3%	+ 2.4%	90.1%	92.3%	+ 2.4%
Days on Market Until Sale	75	40	- 46.0%	75	40	- 46.0%
Inventory of Homes for Sale	169	104	- 38.5%	--	--	--
Months Supply of Inventory	4.2	2.3	- 44.4%	--	--	--

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

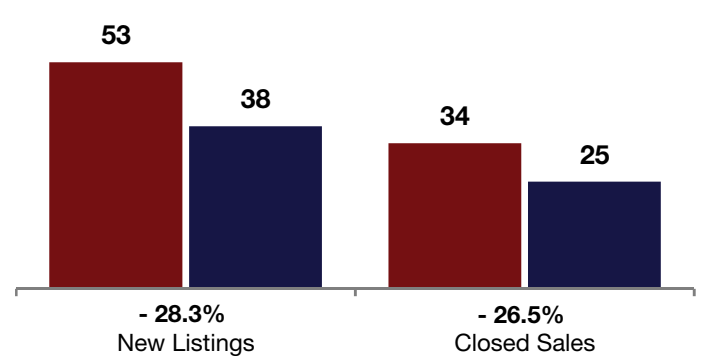
January

■ 2018 ■ 2019

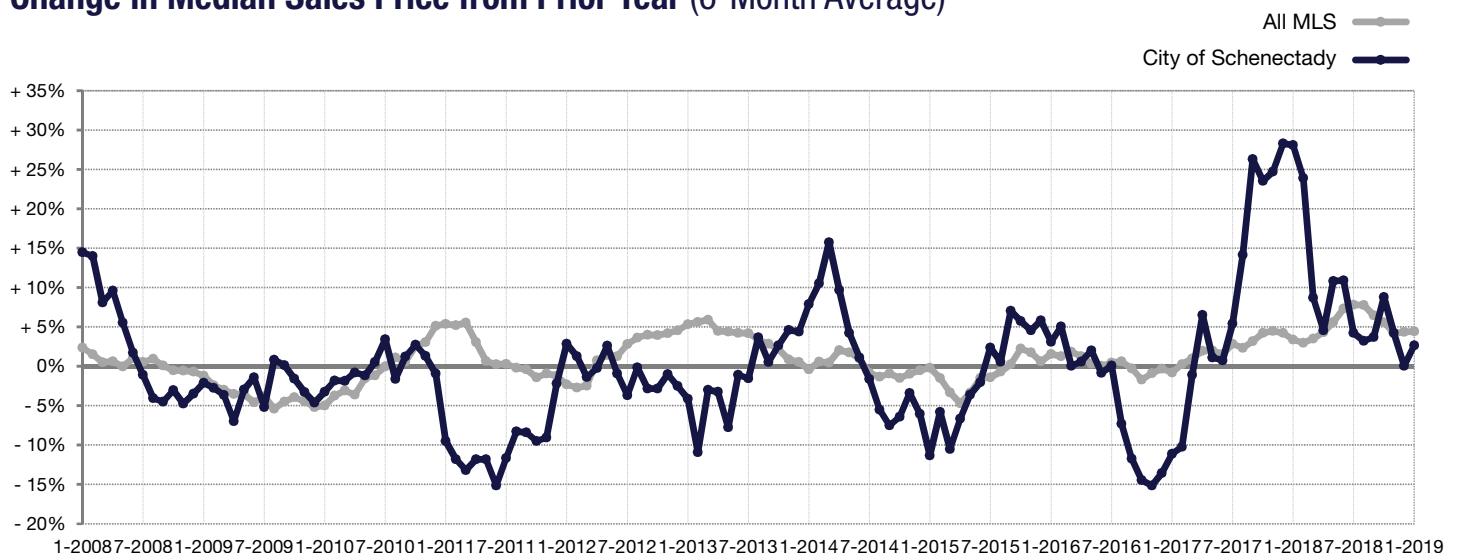


Year to Date

■ 2018 ■ 2019



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



1-20087-20081-20097-20091-20107-20101-20117-20111-20127-20121-20137-20131-20147-20141-20157-20151-20167-20161-20177-20171-20187-20181-2019

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