

Local Market Update – January 2019

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



+ 103.4%

- 5.9%

- 4.1%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

Town of Halfmoon

	January			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	29	59	+ 103.4%	29	59	+ 103.4%
Closed Sales	17	16	- 5.9%	17	16	- 5.9%
Median Sales Price*	\$317,500	\$304,450	- 4.1%	\$317,500	\$304,450	- 4.1%
Percent of Original List Price Received*	98.6%	95.1%	- 3.6%	98.6%	95.1%	- 3.6%
Days on Market Until Sale	75	69	- 8.3%	75	69	- 8.3%
Inventory of Homes for Sale	151	161	+ 6.6%	--	--	--
Months Supply of Inventory	5.3	6.6	+ 25.6%	--	--	--

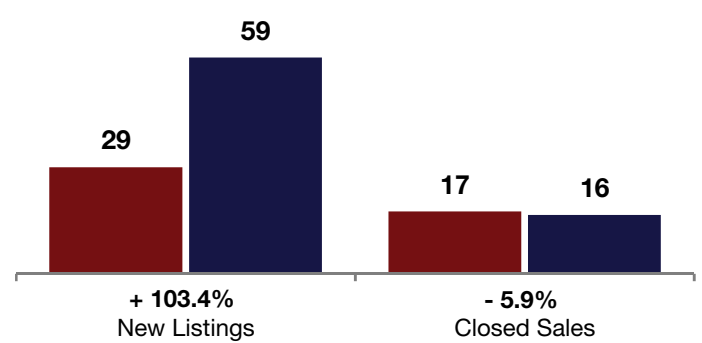
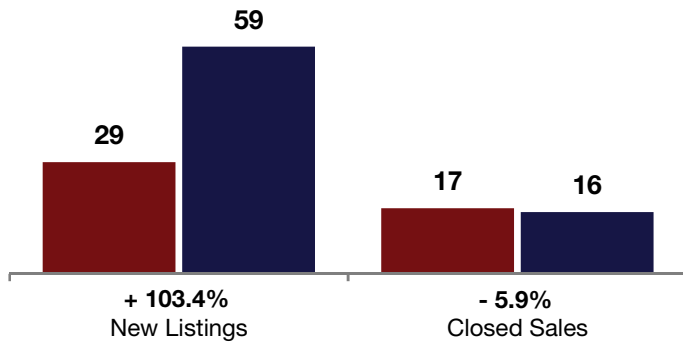
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

January

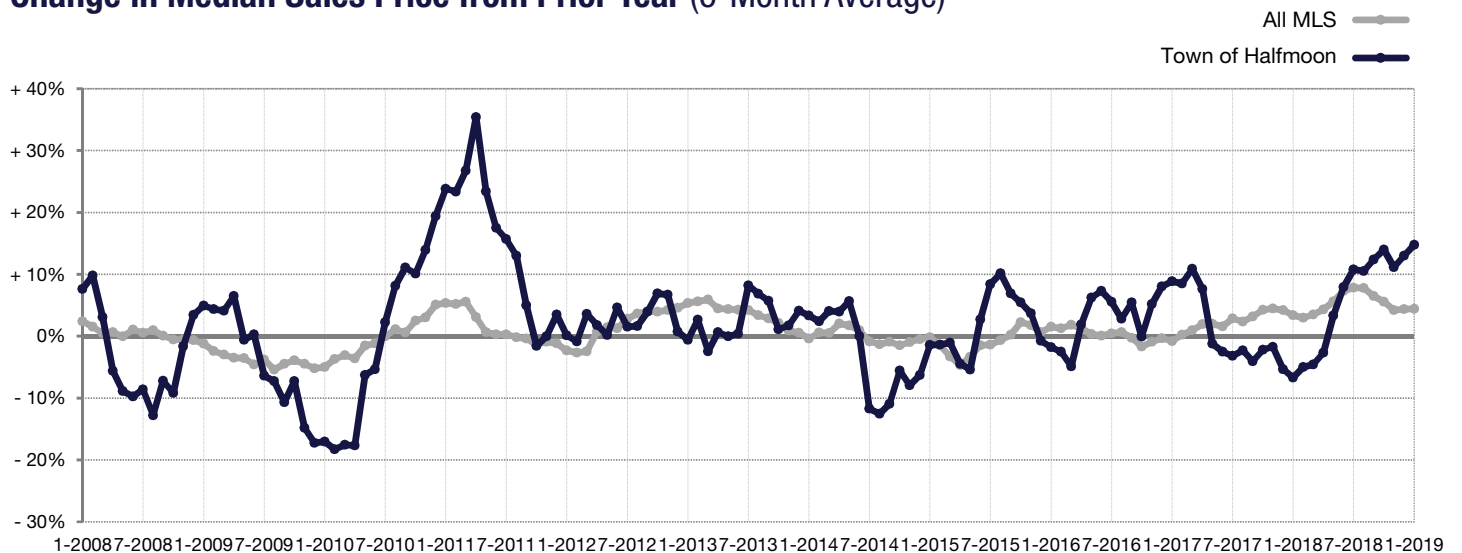
■ 2018 ■ 2019

Year to Date

■ 2018 ■ 2019



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



1-2008 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 1-2019

** 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.