

# Local Market Update – April 2020

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



## Niskayuna

**- 73.3%**

**+ 10.0%**

**+ 3.0%**

Change in  
New Listings

Change in  
Closed Sales

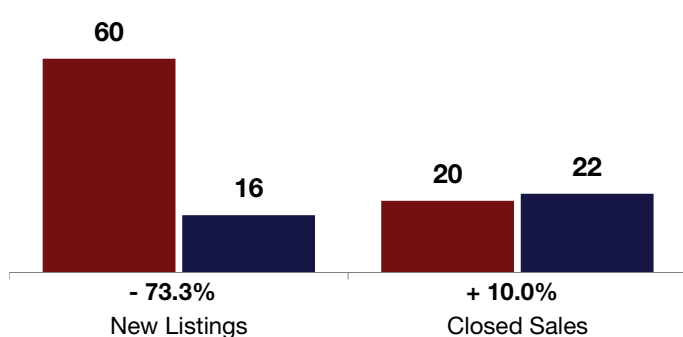
Change in  
Median Sales Price

	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	60	16	- 73.3%	182	129	- 29.1%
Closed Sales	20	22	+ 10.0%	86	78	- 9.3%
Median Sales Price*	\$238,950	\$246,000	+ 3.0%	\$247,000	\$260,450	+ 5.4%
Percent of Original List Price Received*	95.3%	98.9%	+ 3.7%	94.1%	95.5%	+ 1.5%
Days on Market Until Sale	60	35	- 42.1%	61	51	- 17.6%
Inventory of Homes for Sale	121	78	- 35.5%	--	--	--
Months Supply of Inventory	3.9	2.7	- 29.3%	--	--	--

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

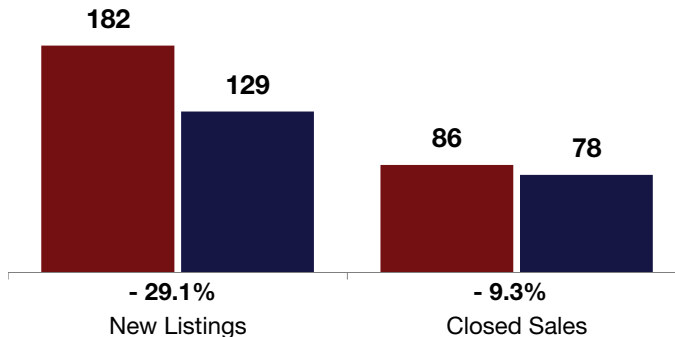
### April

■ 2019 ■ 2020

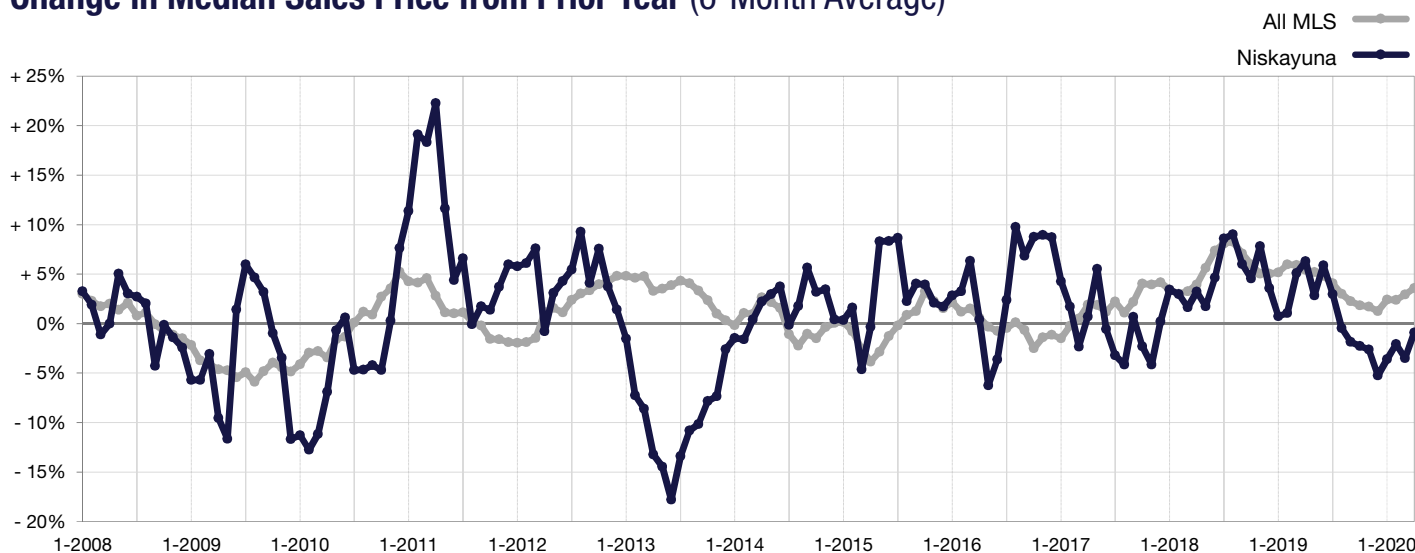


### Year to Date

■ 2019 ■ 2020



### 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.