

Local Market Update – December 2019

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



Town of Guilderland

+ 5.9%

Change in
New Listings

+ 50.0%

Change in
Closed Sales

+ 25.0%

Change in
Median Sales Price

	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	17	18	+ 5.9%	557	569	+ 2.2%
Closed Sales	24	36	+ 50.0%	383	424	+ 10.7%
Median Sales Price*	\$229,000	\$286,250	+ 25.0%	\$250,000	\$258,250	+ 3.3%
Percent of Original List Price Received*	93.5%	94.3%	+ 0.9%	96.7%	96.1%	- 0.6%
Days on Market Until Sale	53	60	+ 14.8%	40	44	+ 9.2%
Inventory of Homes for Sale	121	85	- 29.8%	--	--	--
Months Supply of Inventory	3.9	2.4	- 39.0%	--	--	--

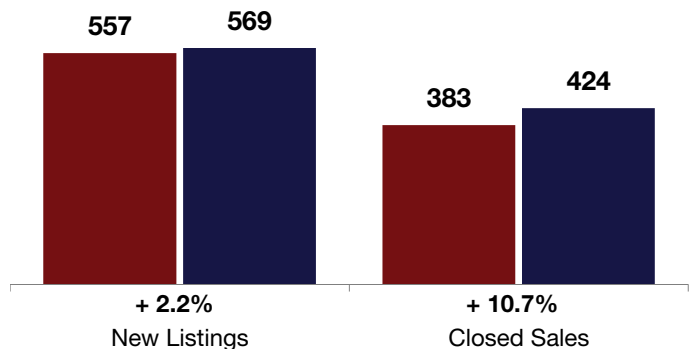
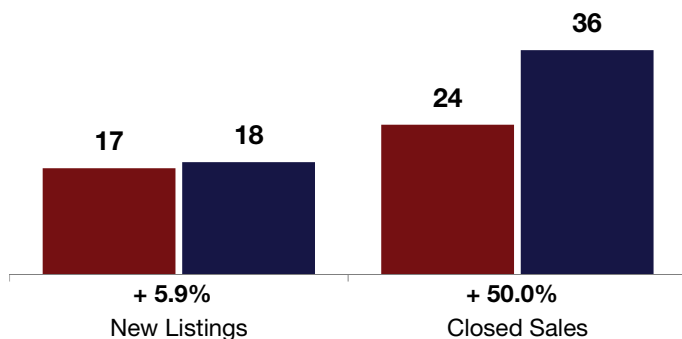
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

December

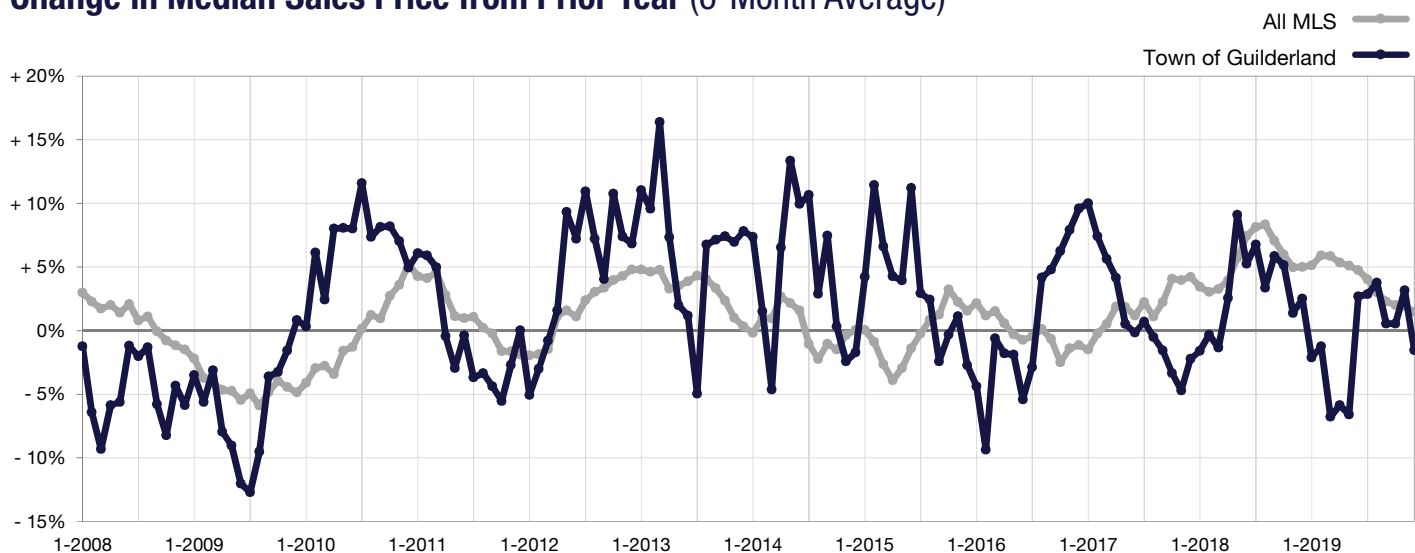
■ 2018 ■ 2019

Year to Date

■ 2018 ■ 2019



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.