

# Local Market Update – February 2020

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



## Town of Guilderland

**- 2.7%**

**+ 33.3%**

**+ 12.0%**

Change in  
New Listings

Change in  
Closed Sales

Change in  
Median Sales Price

### February

### Year to Date

	2019	2020	+ / -	2019	2020	+ / -
New Listings	37	36	- 2.7%	81	66	- 18.5%
Closed Sales	15	20	+ 33.3%	41	46	+ 12.2%
Median Sales Price*	\$230,000	\$257,500	+ 12.0%	\$245,000	\$243,000	- 0.8%
Percent of Original List Price Received*	92.7%	92.0%	- 0.7%	94.1%	94.3%	+ 0.3%
Days on Market Until Sale	58	79	+ 35.4%	43	71	+ 64.3%
Inventory of Homes for Sale	112	76	- 32.1%	--	--	--
Months Supply of Inventory	3.5	2.1	- 40.0%	--	--	--

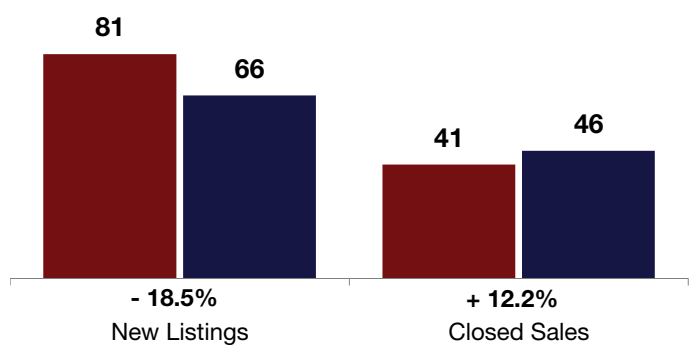
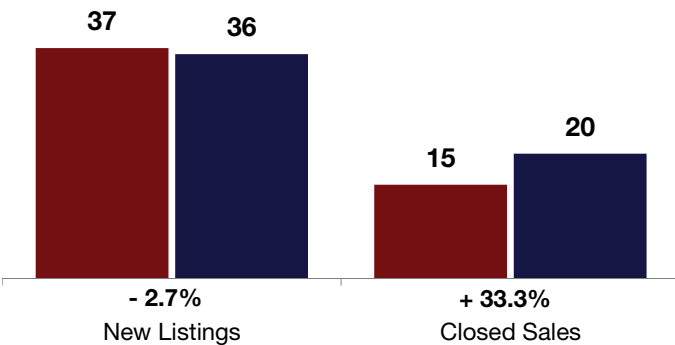
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### February

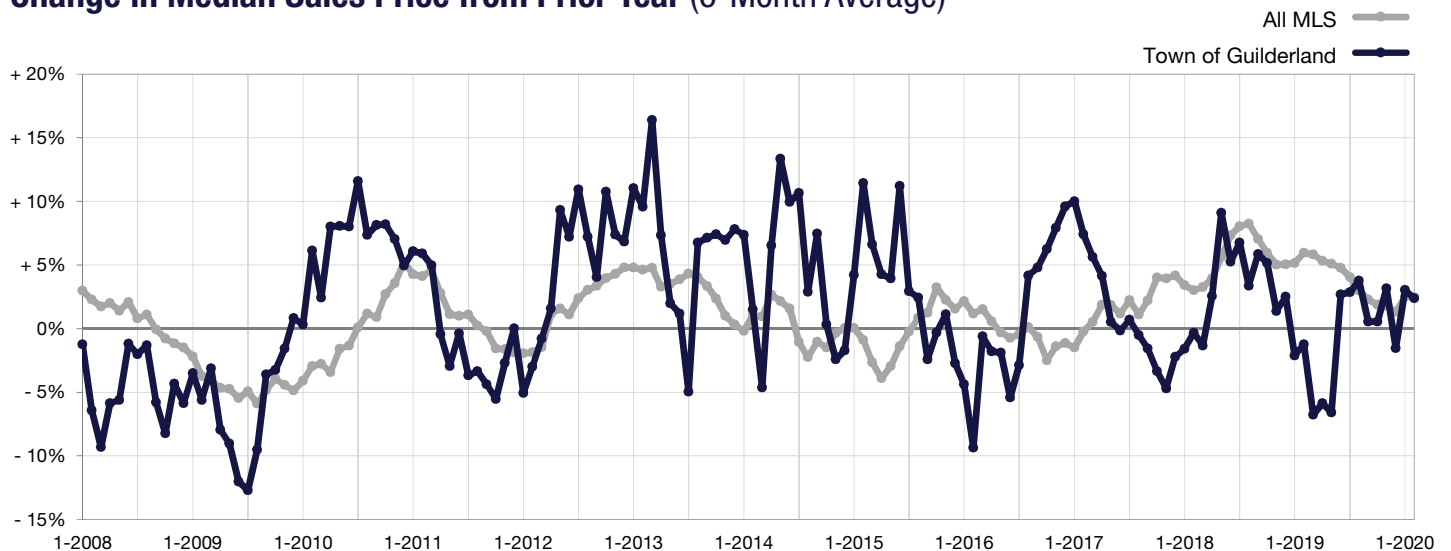
■ 2019 ■ 2020

### 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.