

Local Market Update – June 2019

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



Town of Guilderland

+ 16.9%

- 2.3%

- 5.9%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

	June			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	65	76	+ 16.9%	320	326	+ 1.9%
Closed Sales	44	43	- 2.3%	184	168	- 8.7%
Median Sales Price*	\$282,625	\$266,000	- 5.9%	\$265,000	\$260,625	- 1.7%
Percent of Original List Price Received*	98.6%	96.5%	- 2.1%	97.3%	96.0%	- 1.4%
Days on Market Until Sale	32	47	+ 49.1%	41	46	+ 11.6%
Inventory of Homes for Sale	166	149	- 10.2%	--	--	--
Months Supply of Inventory	5.0	4.6	- 7.9%	--	--	--

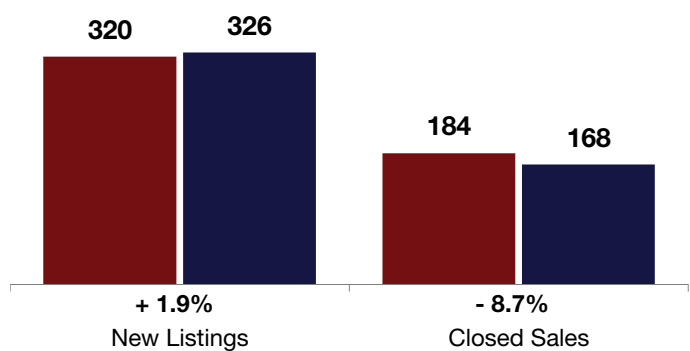
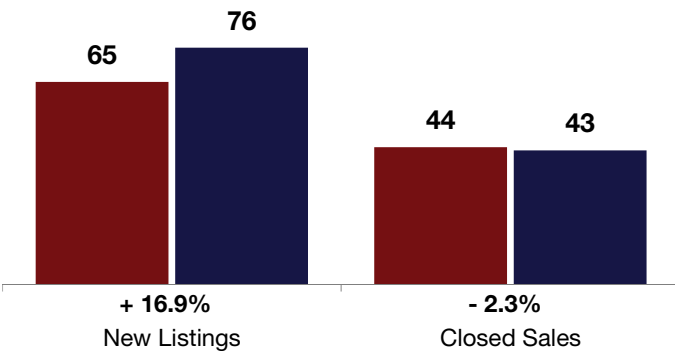
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

June

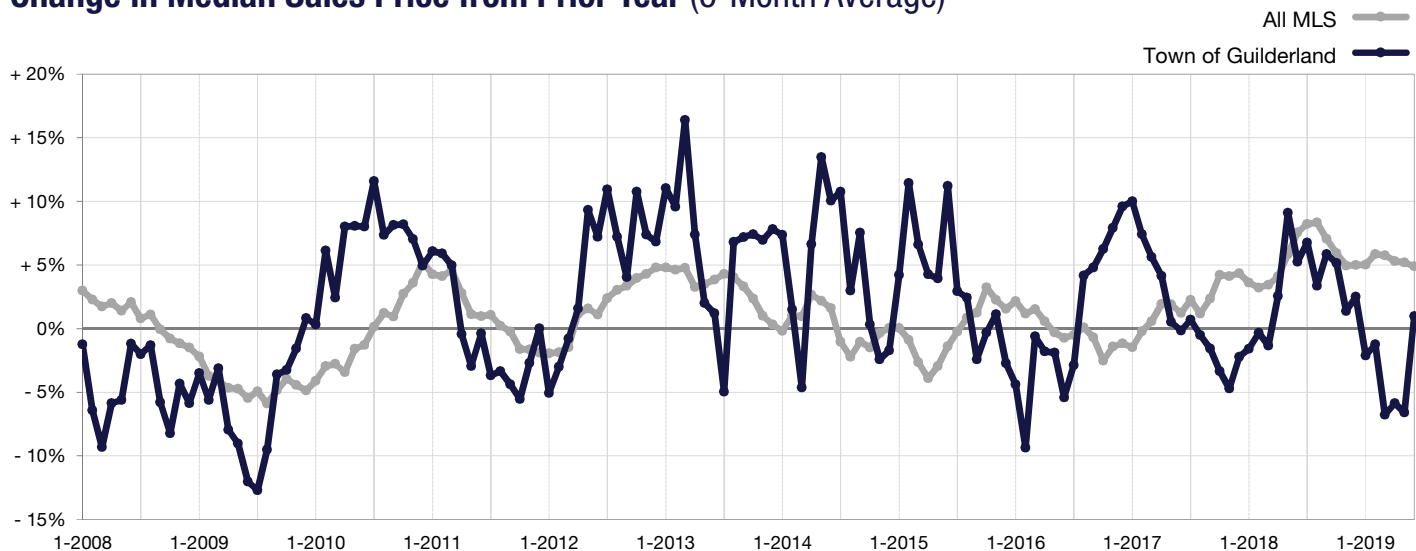
■ 2018 ■ 2019

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.