

Local Market Update – May 2019

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



Town of Guilderland

- 16.7%

Change in
New Listings

- 31.1%

Change in
Closed Sales

+ 32.7%

Change in
Median Sales Price

	May			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	78	65	- 16.7%	255	249	- 2.4%
Closed Sales	45	31	- 31.1%	140	125	- 10.7%
Median Sales Price*	\$220,000	\$292,000	+ 32.7%	\$250,000	\$259,000	+ 3.6%
Percent of Original List Price Received*	97.9%	96.8%	- 1.0%	96.9%	95.8%	- 1.1%
Days on Market Until Sale	42	39	- 6.0%	44	45	+ 3.1%
Inventory of Homes for Sale	143	125	- 12.6%	--	--	--
Months Supply of Inventory	4.4	4.0	- 8.1%	--	--	--

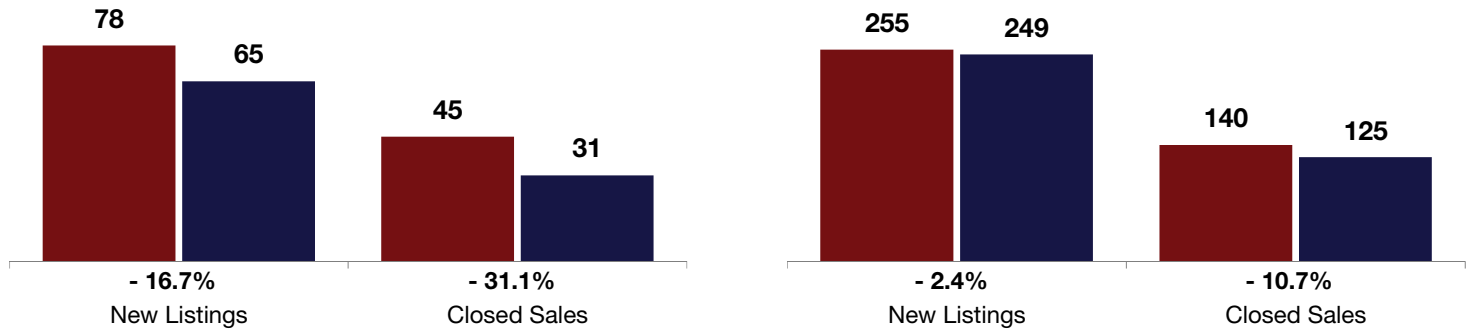
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

May

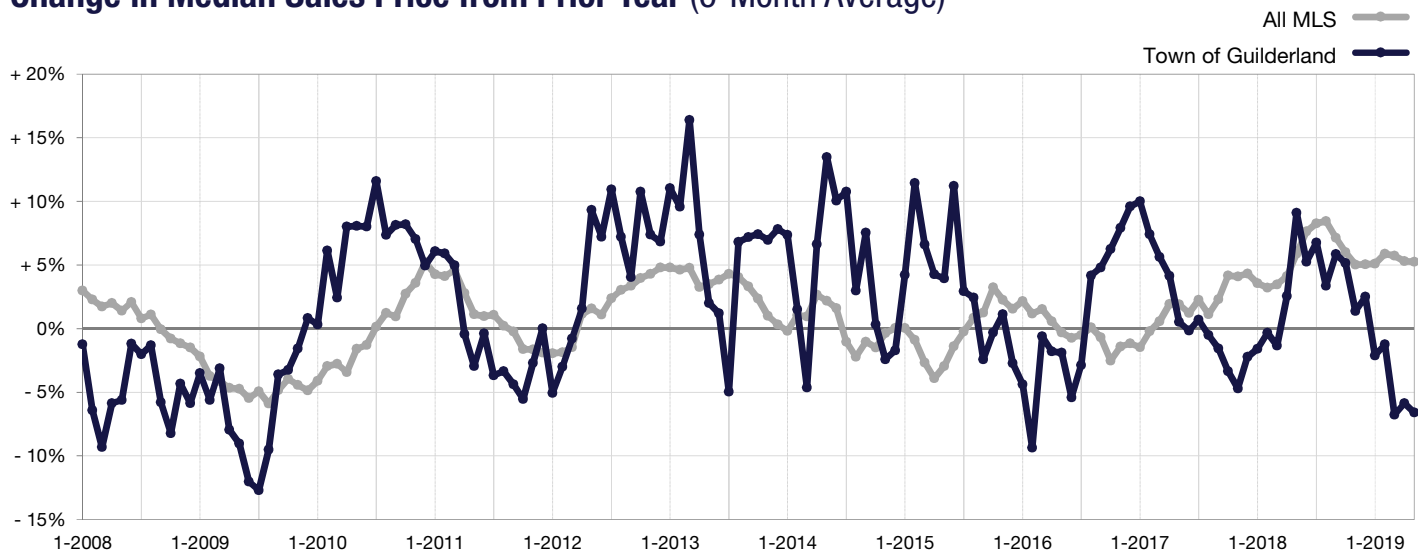
■ 2018 ■ 2019

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.