

# Local Market Update – February 2020

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



**- 26.7%**

Change in  
New Listings

**- 6.3%**

Change in  
Closed Sales

**+ 11.4%**

Change in  
Median Sales Price

## Town of Halfmoon

	February			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	30	22	- 26.7%	91	51	- 44.0%
Closed Sales	16	15	- 6.3%	34	31	- 8.8%
Median Sales Price*	\$318,539	<b>\$355,000</b>	+ 11.4%	\$309,950	<b>\$355,000</b>	+ 14.5%
Percent of Original List Price Received*	95.2%	<b>97.3%</b>	+ 2.2%	95.1%	<b>99.1%</b>	+ 4.2%
Days on Market Until Sale	52	<b>67</b>	+ 27.9%	59	<b>54</b>	- 9.4%
Inventory of Homes for Sale	171	<b>104</b>	- 39.2%	--	--	--
Months Supply of Inventory	7.1	<b>4.3</b>	- 39.2%	--	--	--

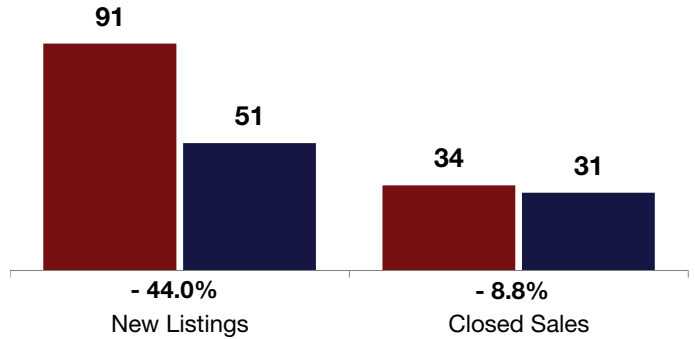
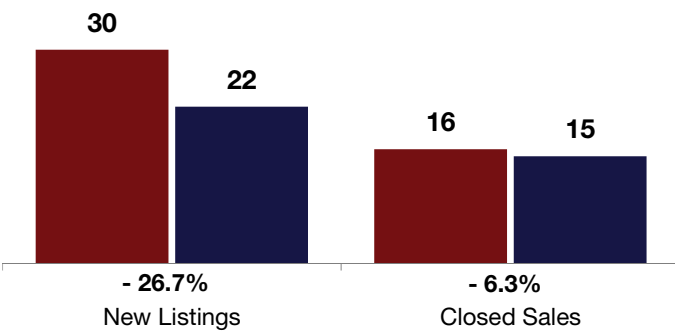
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### February

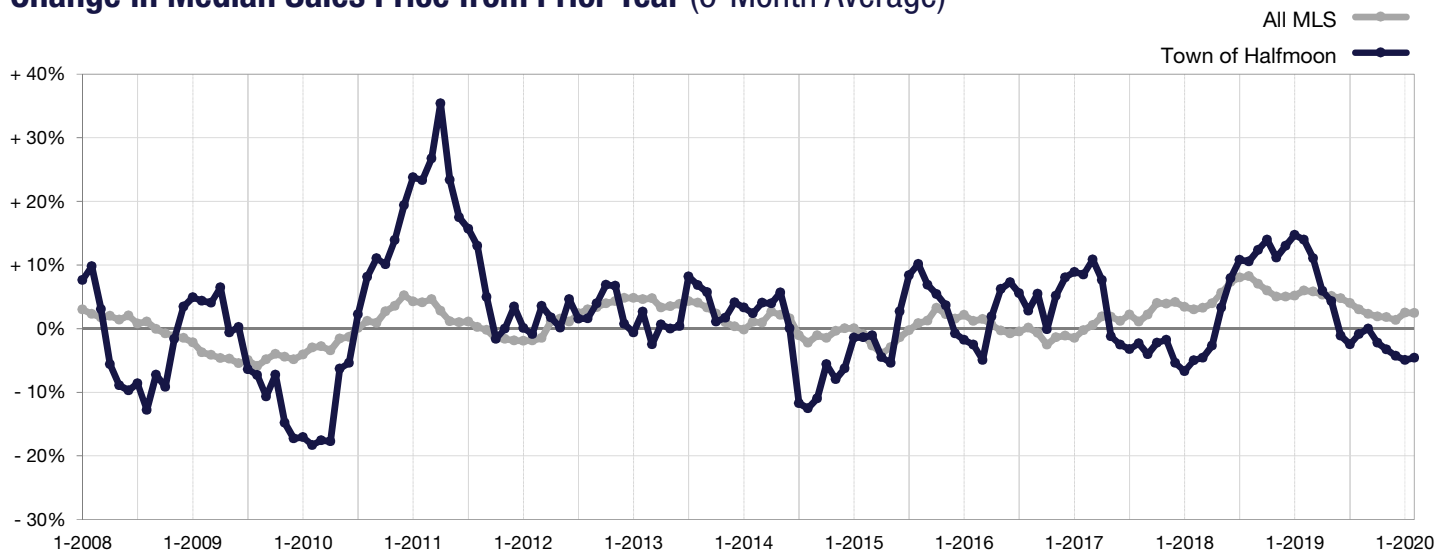
■ 2019 ■ 2020

### 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.