

Local Market Update – August 2017

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



Albany County

- 11.7%

Change in
New Listings

- 9.6%

Change in
Closed Sales

+ 6.0%

Change in
Median Sales Price

August

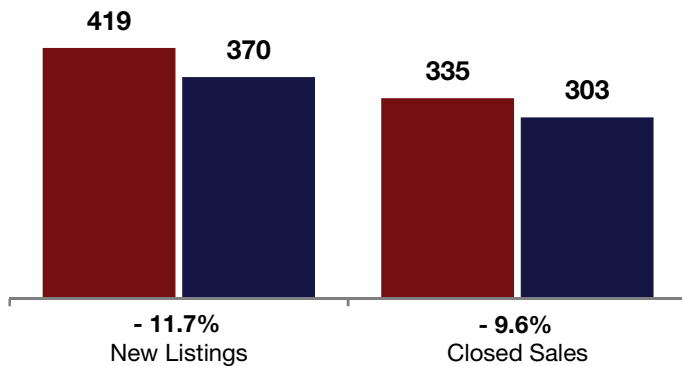
Year to Date

	2016	2017	+ / -	2016	2017	+ / -
New Listings	419	370	- 11.7%	3,190	2,962	- 7.1%
Closed Sales	335	303	- 9.6%	1,968	1,902	- 3.4%
Median Sales Price*	\$209,500	\$222,000	+ 6.0%	\$207,000	\$215,750	+ 4.2%
Percent of Original List Price Received*	95.6%	96.9%	+ 1.4%	95.5%	96.6%	+ 1.3%
Days on Market Until Sale	47	37	- 21.0%	58	51	- 12.2%
Inventory of Homes for Sale	1,307	1,064	- 18.6%	--	--	--
Months Supply of Inventory	5.2	4.3	- 16.0%	--	--	--

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

August

■ 2016 ■ 2017



Year to Date

■ 2016 ■ 2017



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. | Current as of September 7, 2017. All data from GCAR Multiple Listing Service. | Powered by ShowingTime 10K.