

Local Market Update – August 2017

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



Saratoga County

+ 4.9%

Change in
New Listings

- 1.9%

Change in
Closed Sales

+ 8.1%

Change in
Median Sales Price

	August			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
New Listings	410	430	+ 4.9%	3,341	3,355	+ 0.4%
Closed Sales	322	316	- 1.9%	1,996	1,938	- 2.9%
Median Sales Price*	\$269,950	\$291,700	+ 8.1%	\$265,000	\$288,000	+ 8.7%
Percent of Original List Price Received*	96.6%	97.7%	+ 1.1%	96.6%	97.1%	+ 0.5%
Days on Market Until Sale	52	40	- 22.8%	62	54	- 13.0%
Inventory of Homes for Sale	1,665	1,536	- 7.7%	--	--	--
Months Supply of Inventory	6.5	6.0	- 7.8%	--	--	--

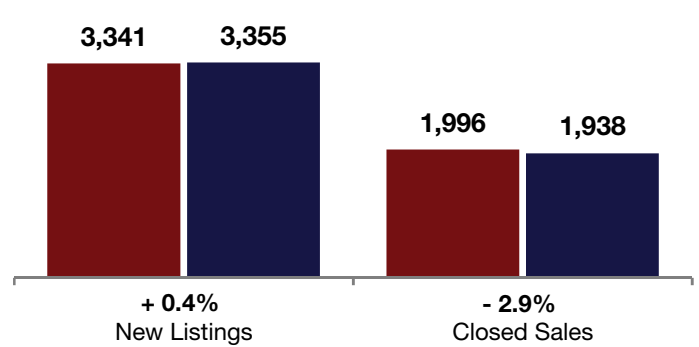
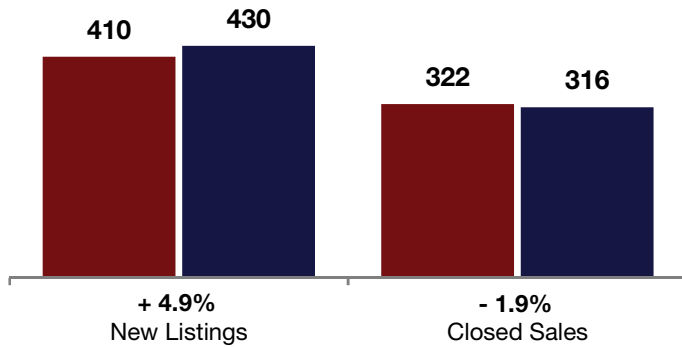
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

August

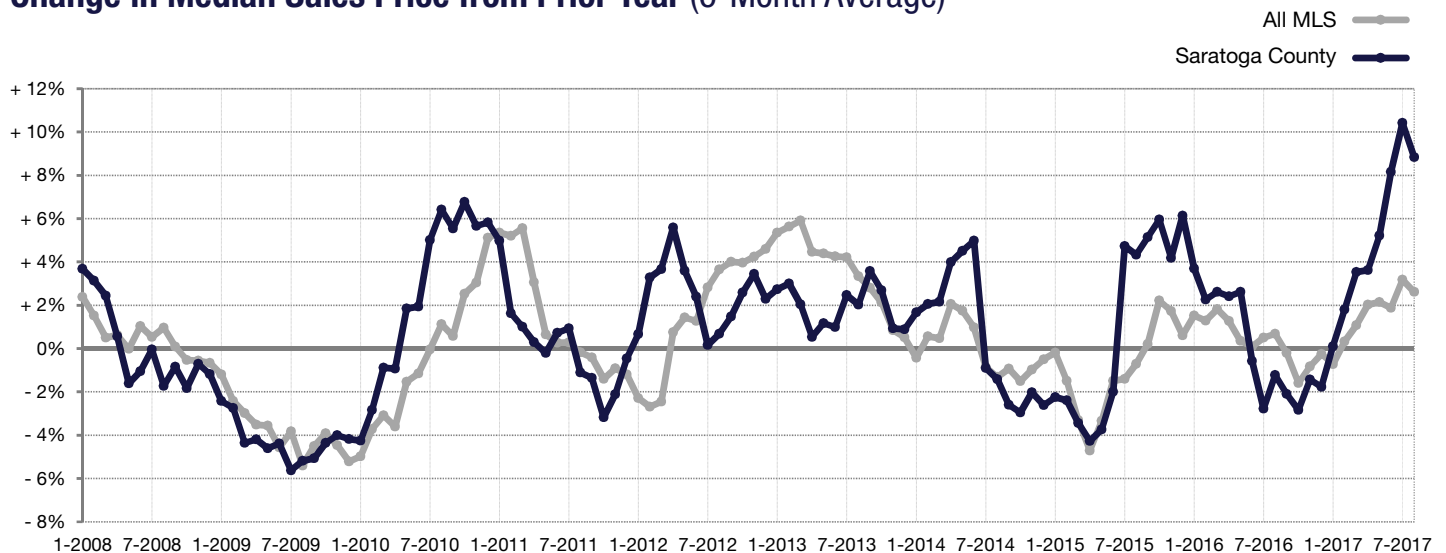
■ 2016 ■ 2017

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.