

Local Market Update – November 2017

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



Albany County

+ 16.6%

Change in
New Listings

+ 2.9%

Change in
Closed Sales

+ 1.9%

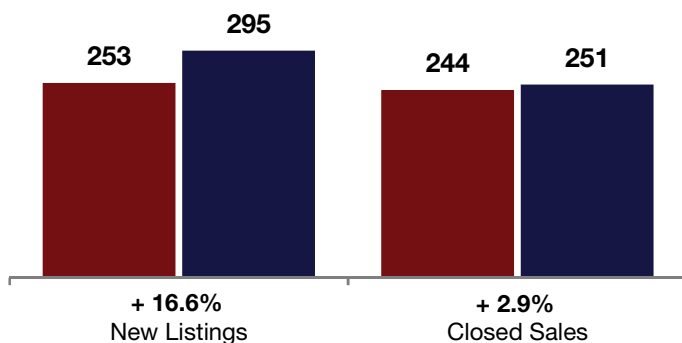
Change in
Median Sales Price

	November			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
New Listings	253	295	+ 16.6%	4,139	3,931	- 5.0%
Closed Sales	244	251	+ 2.9%	2,777	2,687	- 3.2%
Median Sales Price*	\$211,000	\$215,000	+ 1.9%	\$208,500	\$217,000	+ 4.1%
Percent of Original List Price Received*	96.0%	95.6%	- 0.4%	95.6%	96.5%	+ 0.9%
Days on Market Until Sale	58	45	- 21.6%	56	49	- 12.5%
Inventory of Homes for Sale	1,153	947	- 17.9%	--	--	--
Months Supply of Inventory	4.6	3.9	- 15.7%	--	--	--

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

November

■ 2016 ■ 2017

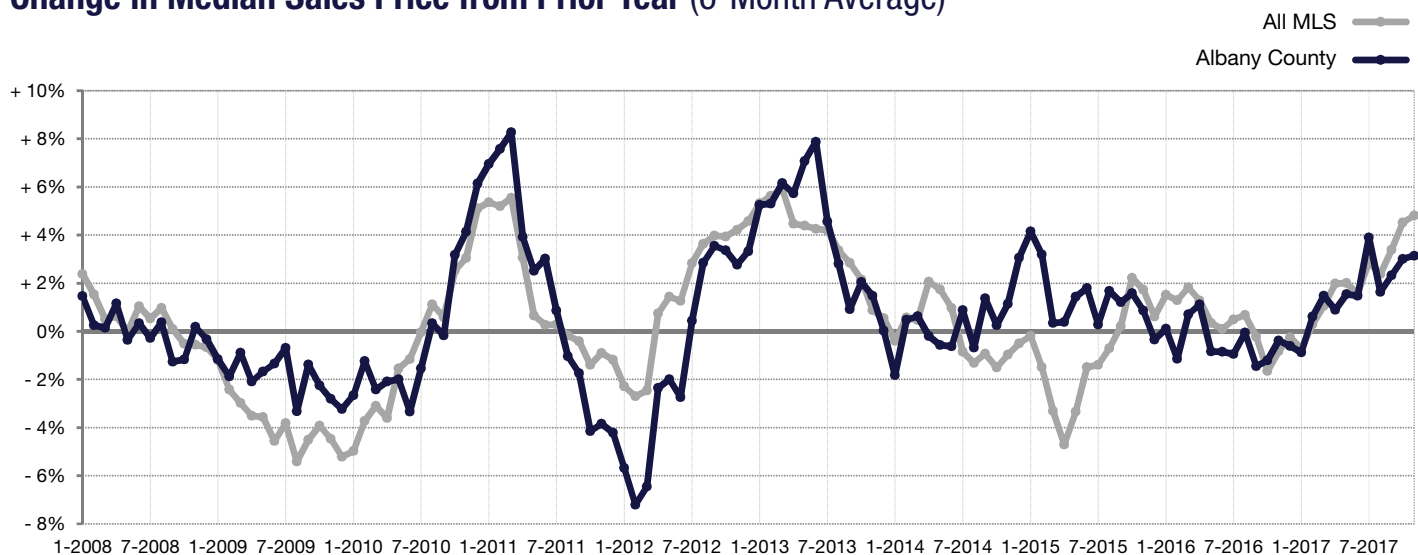


Year to Date

■ 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 December 7, 2017. All data from GCAR Multiple Listing Service. | Powered by ShowingTime 10K.