

Local Market Update – January 2018

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



Albany County

- 9.7%

Change in
New Listings

- 3.2%

Change in
Closed Sales

- 7.4%

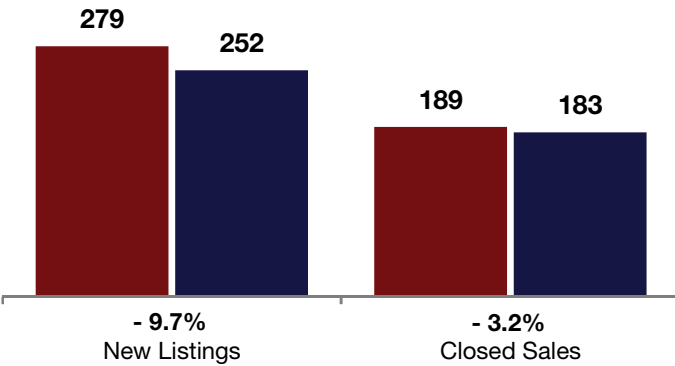
Change in
Median Sales Price

	January			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
New Listings	279	252	- 9.7%	279	252	- 9.7%
Closed Sales	189	183	- 3.2%	189	183	- 3.2%
Median Sales Price*	\$216,000	\$200,000	- 7.4%	\$216,000	\$200,000	- 7.4%
Percent of Original List Price Received*	96.1%	95.3%	- 0.9%	96.1%	95.3%	- 0.9%
Days on Market Until Sale	53	50	- 6.2%	53	50	- 6.2%
Inventory of Homes for Sale	1,005	762	- 24.2%	--	--	--
Months Supply of Inventory	4.0	3.1	- 23.2%	--	--	--

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

January

■ 2017 ■ 2018

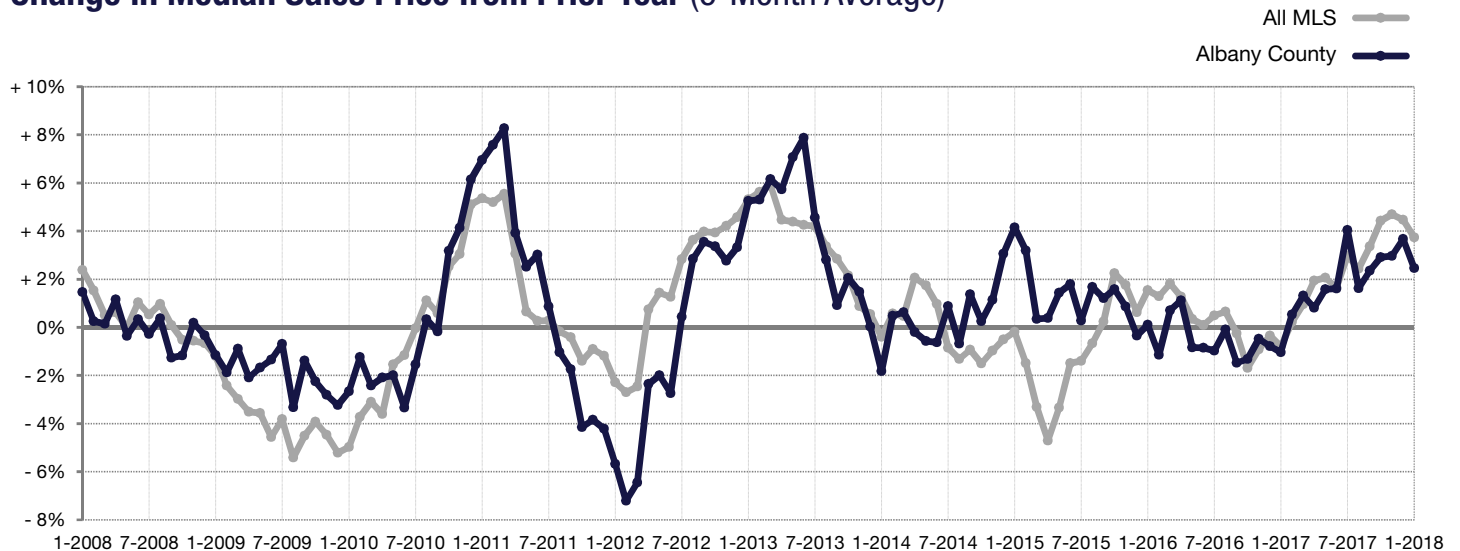


Year to Date

■ 2017 ■ 2018



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 February 7, 2018. All data from GCAR Multiple Listing Service. | Powered by ShowingTime 10K.