

Local Market Update – February 2018

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



Albany County

- 12.1%

Change in
New Listings

- 5.9%

Change in
Closed Sales

+ 8.4%

Change in
Median Sales Price

February

Year to Date

	2017	2018	+ / -	2017	2018	+ / -
New Listings	297	261	- 12.1%	576	514	- 10.8%
Closed Sales	152	143	- 5.9%	341	327	- 4.1%
Median Sales Price*	\$203,000	\$220,000	+ 8.4%	\$209,000	\$210,000	+ 0.5%
Percent of Original List Price Received*	95.6%	95.9%	+ 0.4%	95.9%	95.6%	- 0.3%
Days on Market Until Sale	64	61	- 4.2%	58	55	- 5.6%
Inventory of Homes for Sale	993	776	- 21.9%	--	--	--
Months Supply of Inventory	4.0	3.1	- 21.1%	--	--	--

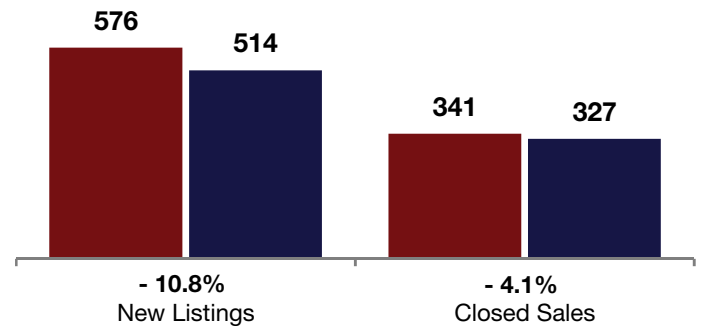
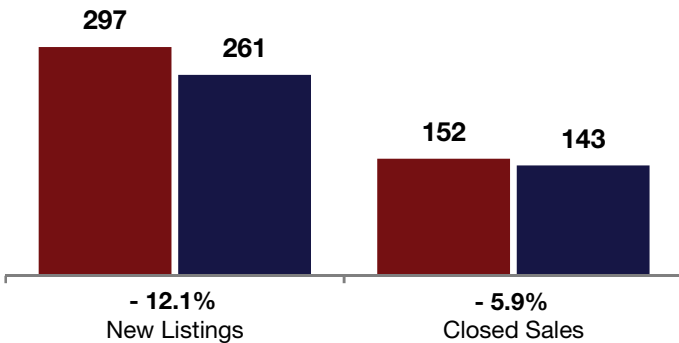
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

February

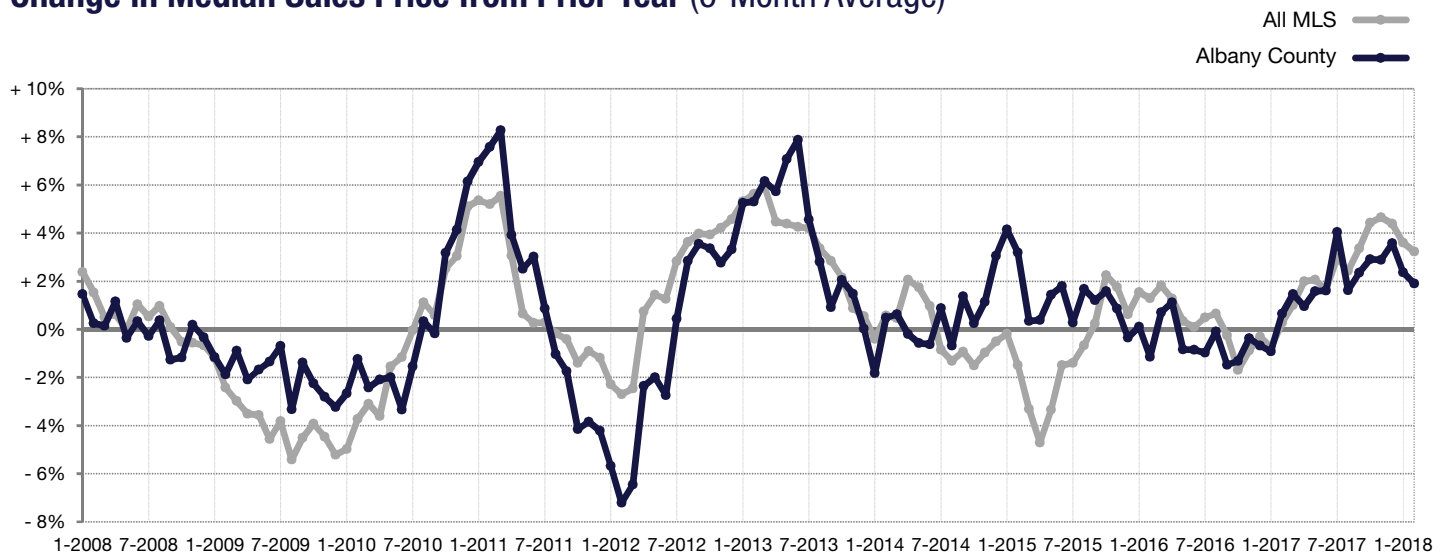
■ 2017 ■ 2018

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