

Local Market Update – May 2018

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



- 18.0%

+ 2.4%

+ 13.8%

Change in
New Listings

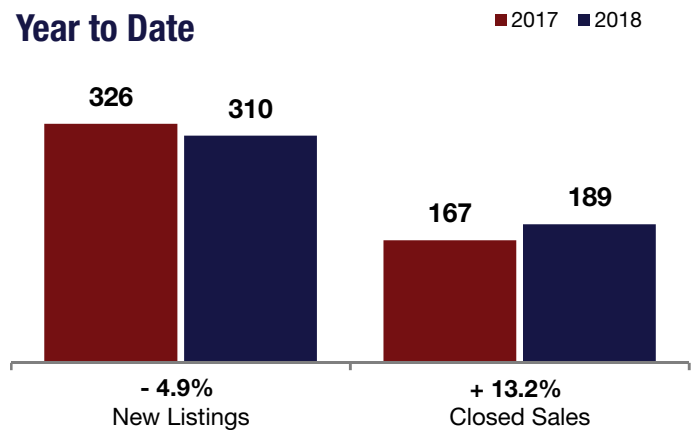
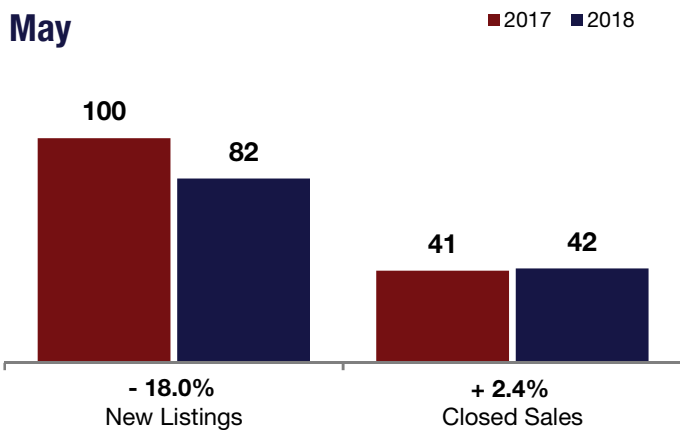
Change in
Closed Sales

Change in
Median Sales Price

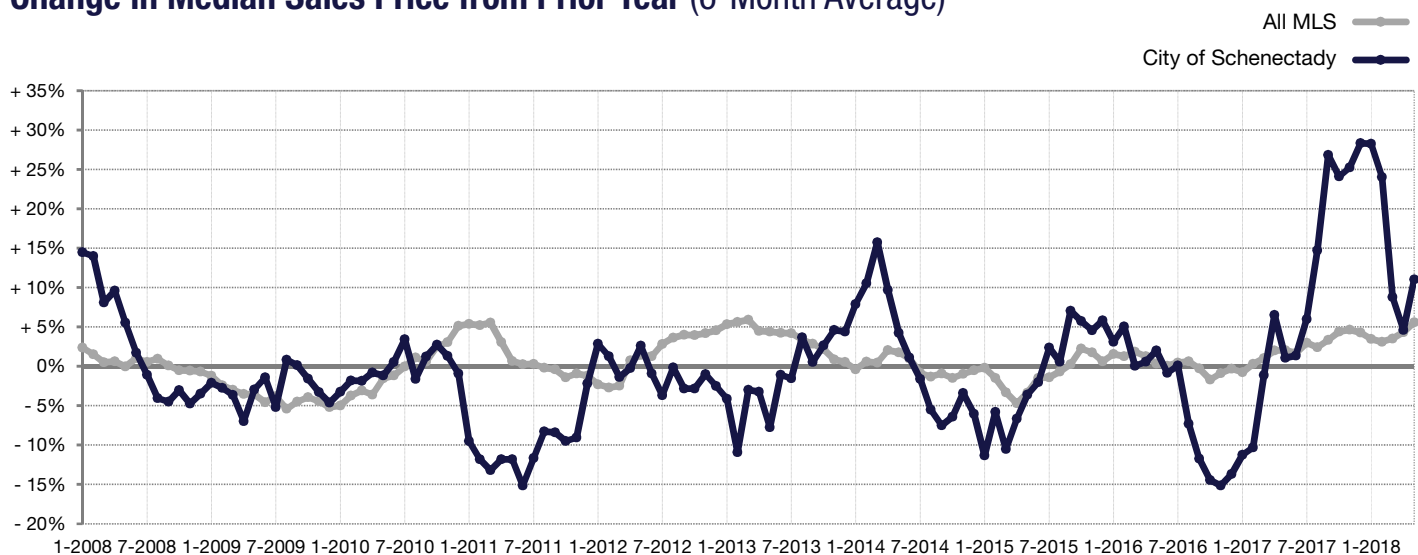
City of Schenectady

	May			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
New Listings	100	82	- 18.0%	326	310	- 4.9%
Closed Sales	41	42	+ 2.4%	167	189	+ 13.2%
Median Sales Price*	\$90,000	\$102,400	+ 13.8%	\$89,900	\$97,950	+ 9.0%
Percent of Original List Price Received*	88.6%	95.6%	+ 7.9%	90.7%	93.5%	+ 3.1%
Days on Market Until Sale	66	76	+ 15.8%	77	78	+ 1.5%
Inventory of Homes for Sale	227	151	- 33.5%	--	--	--
Months Supply of Inventory	5.8	3.4	- 41.0%	--	--	--

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



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