

# Local Market Update – May 2018

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



## Saratoga County

**- 0.2%**

Change in  
New Listings

**- 8.6%**

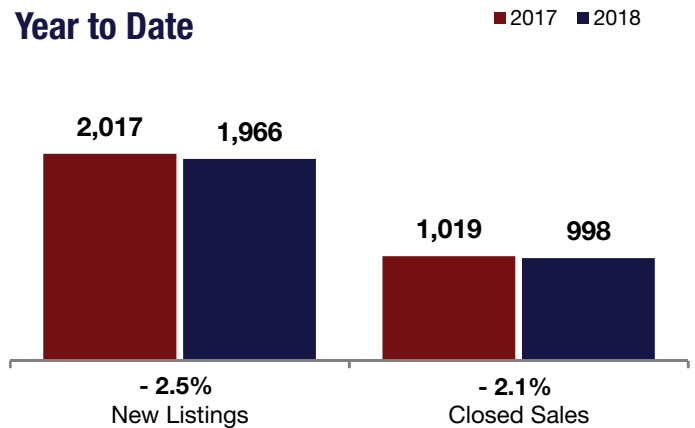
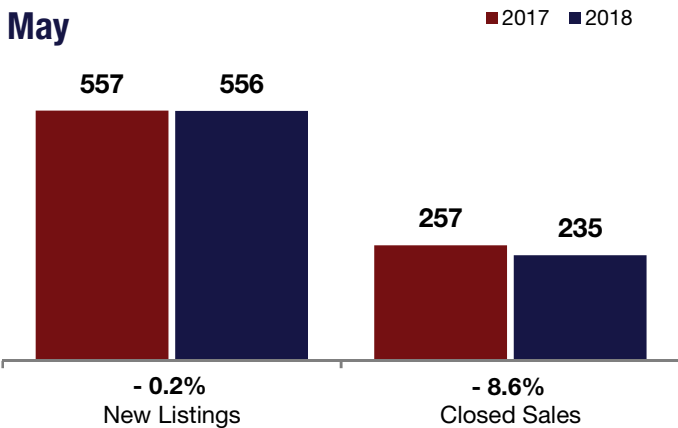
Change in  
Closed Sales

**+ 0.9%**

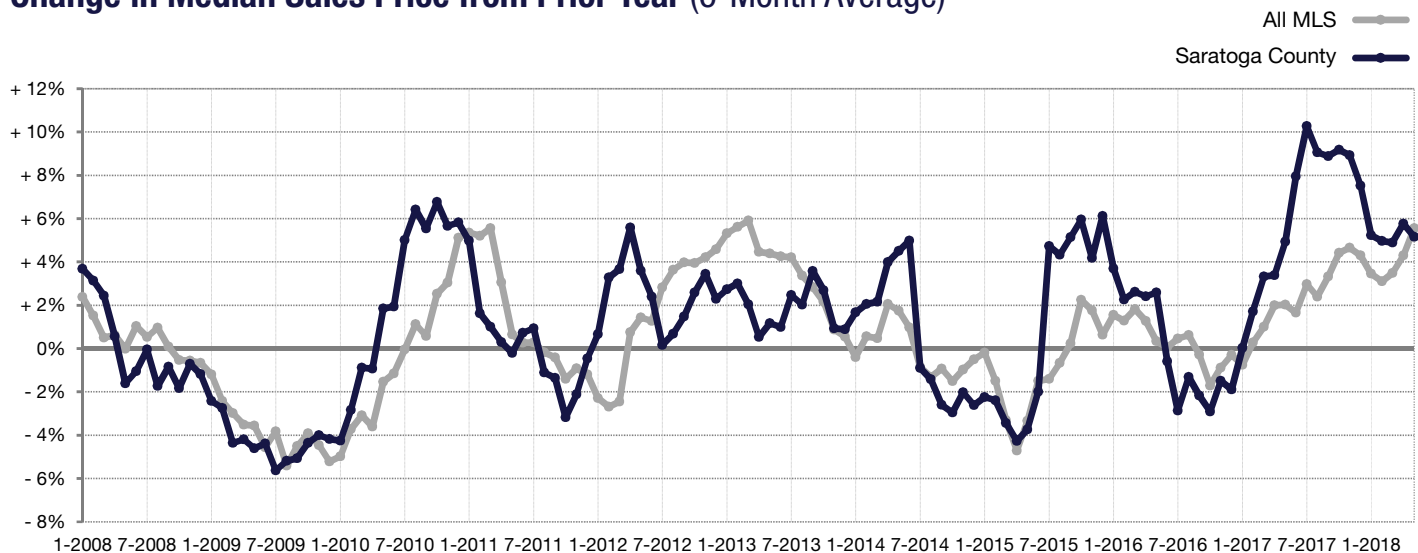
Change in  
Median Sales Price

	May			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
New Listings	557	556	- 0.2%	2,017	1,966	- 2.5%
Closed Sales	257	235	- 8.6%	1,019	998	- 2.1%
Median Sales Price*	\$289,500	<b>\$292,000</b>	+ 0.9%	\$279,194	<b>\$292,000</b>	+ 4.6%
Percent of Original List Price Received*	96.2%	<b>98.7%</b>	+ 2.6%	96.3%	<b>97.4%</b>	+ 1.2%
Days on Market Until Sale	66	<b>50</b>	- 25.3%	64	<b>63</b>	- 1.8%
Inventory of Homes for Sale	1,468	<b>1,354</b>	- 7.8%	--	--	--
Months Supply of Inventory	5.7	<b>5.4</b>	- 6.2%	--	--	--

\* 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)\*\*



All MLS —  
Saratoga County —

1-2008 7-2008 1-2009 7-2009 1-2010 7-2010 1-2011 7-2011 1-2012 7-2012 1-2013 7-2013 1-2014 7-2014 1-2015 7-2015 1-2016 7-2016 1-2017 7-2017 1-2018

\*\* 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.