

Local Market Update – June 2018

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



City of Albany

- 2.2%

Change in
New Listings

0.0%

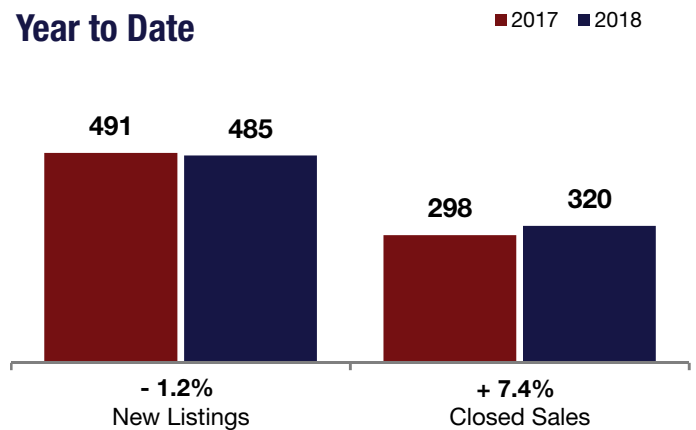
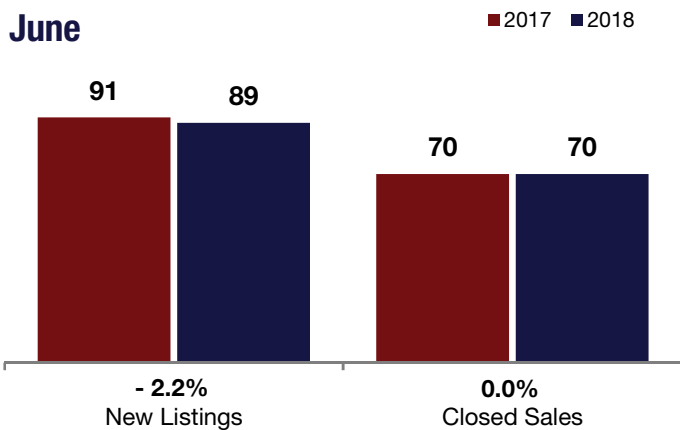
Change in
Closed Sales

+ 2.0%

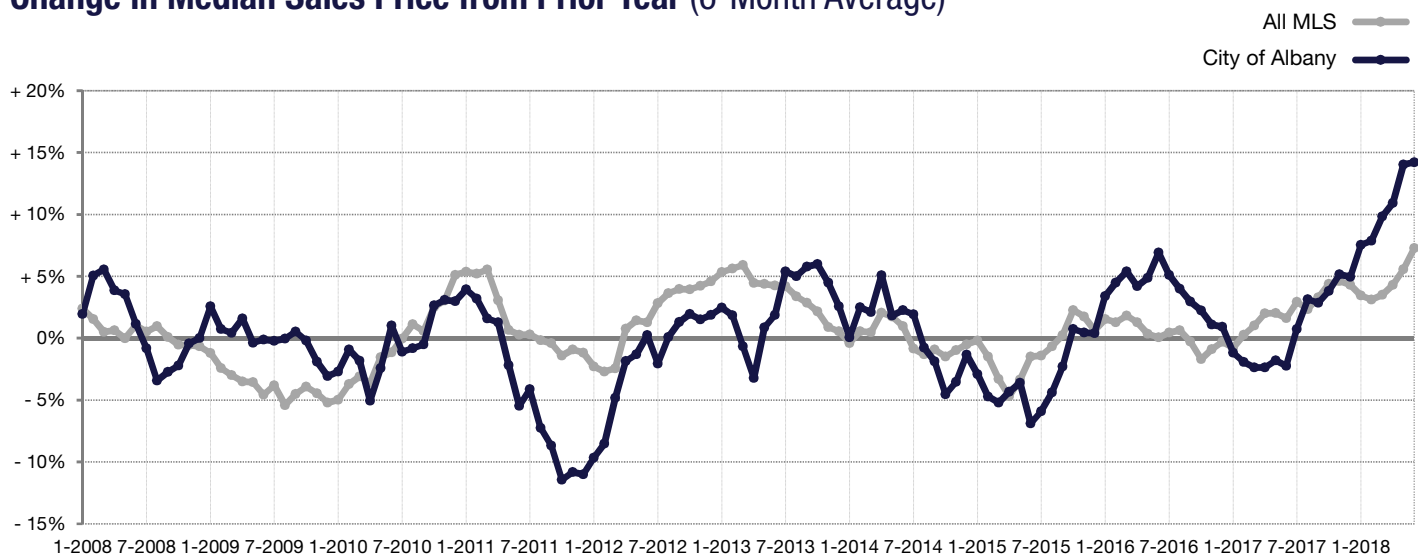
Change in
Median Sales Price

	June			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
New Listings	91	89	- 2.2%	491	485	- 1.2%
Closed Sales	70	70	0.0%	298	320	+ 7.4%
Median Sales Price*	\$176,500	\$180,000	+ 2.0%	\$159,000	\$179,000	+ 12.6%
Percent of Original List Price Received*	96.0%	97.3%	+ 1.4%	94.3%	96.5%	+ 2.3%
Days on Market Until Sale	54	35	- 34.7%	65	49	- 24.3%
Inventory of Homes for Sale	217	174	- 19.8%	--	--	--
Months Supply of Inventory	4.0	3.1	- 22.6%	--	--	--

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