

Local Market Update – July 2018

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



+ 18.8%

- 30.0%

- 24.1%

Change in
New Listings

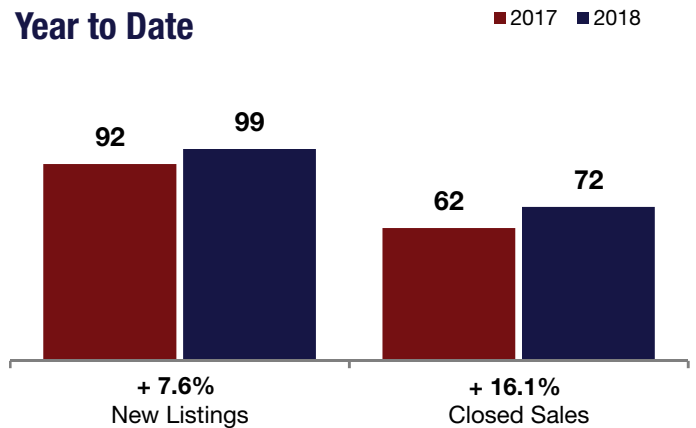
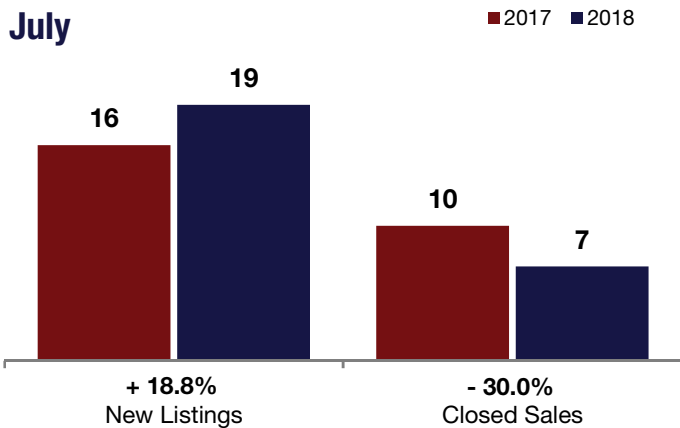
Change in
Closed Sales

Change in
Median Sales Price

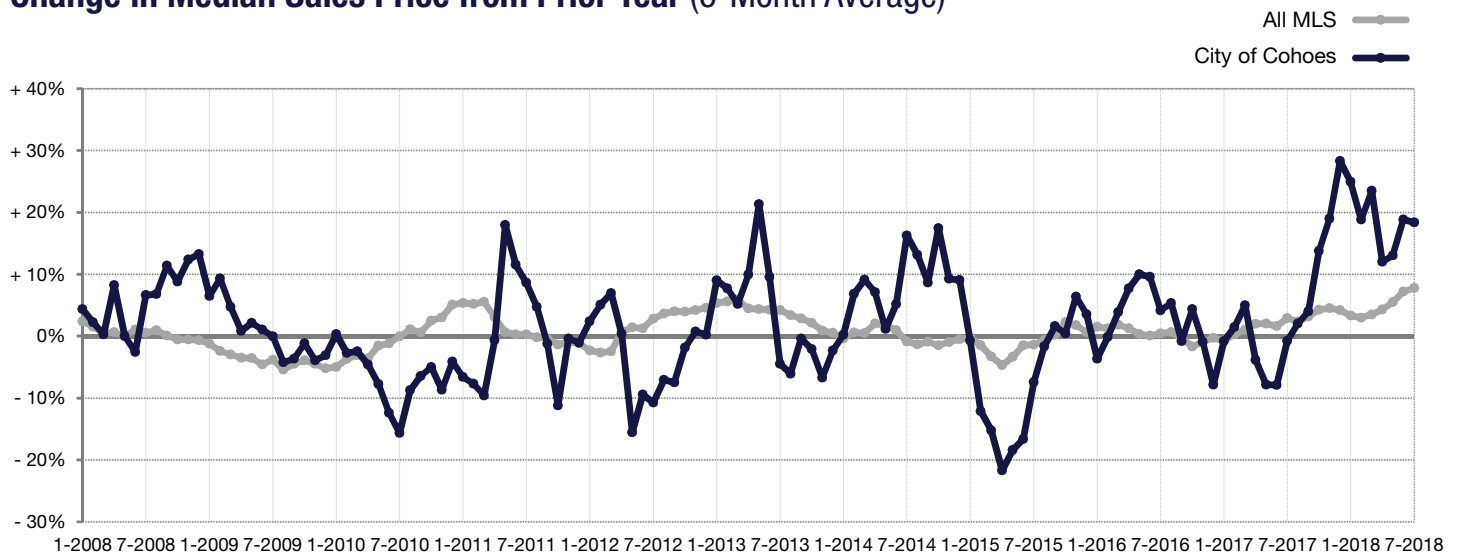
City of Cohoes

	July			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
New Listings	16	19	+ 18.8%	92	99	+ 7.6%
Closed Sales	10	7	- 30.0%	62	72	+ 16.1%
Median Sales Price*	\$193,660	\$147,000	- 24.1%	\$163,355	\$175,000	+ 7.1%
Percent of Original List Price Received*	94.0%	94.8%	+ 0.9%	93.5%	94.8%	+ 1.4%
Days on Market Until Sale	69	63	- 8.4%	65	60	- 7.5%
Inventory of Homes for Sale	27	40	+ 48.1%	--	--	--
Months Supply of Inventory	2.6	4.0	+ 53.1%	--	--	--

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