

Local Market Update – September 2018

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



+ 133.3%

- 41.7%

- 16.1%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

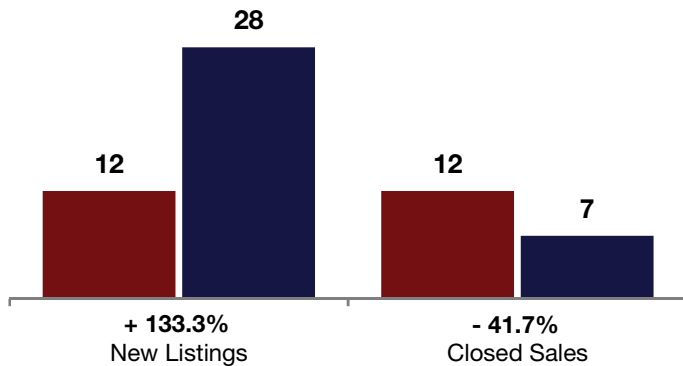
City of Cohoes

	September			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
New Listings	12	28	+ 133.3%	118	139	+ 17.8%
Closed Sales	12	7	- 41.7%	81	93	+ 14.8%
Median Sales Price*	\$202,500	\$169,900	- 16.1%	\$168,540	\$175,000	+ 3.8%
Percent of Original List Price Received*	99.6%	95.9%	- 3.7%	94.5%	94.7%	+ 0.2%
Days on Market Until Sale	39	14	- 65.0%	62	52	- 16.3%
Inventory of Homes for Sale	33	47	+ 42.4%	--	--	--
Months Supply of Inventory	3.6	4.4	+ 21.4%	--	--	--

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

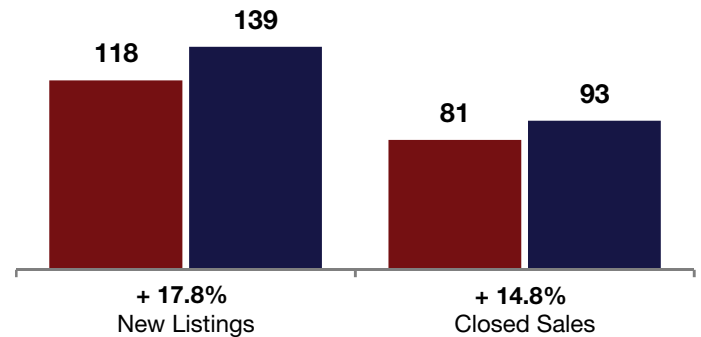
September

■ 2017 ■ 2018

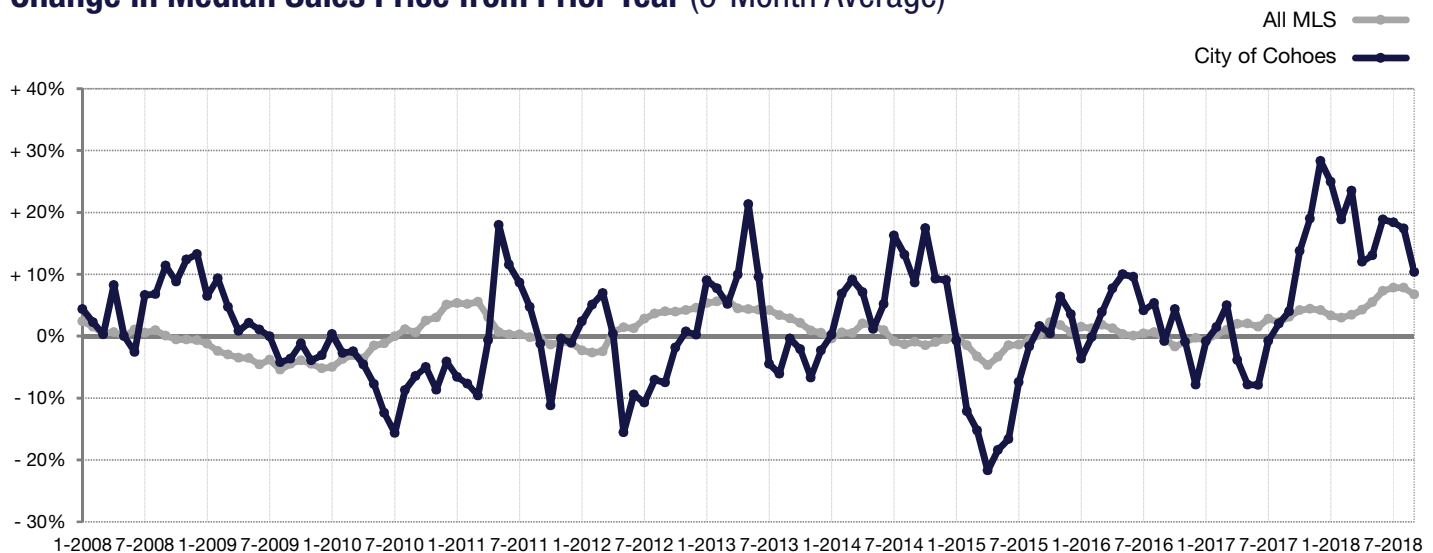


Year to Date

■ 2017 ■ 2018



Change in Median Sales Price from Prior Year (6-Month Average)**



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 7-2018

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