

Local Market Update – September 2018

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



Niskayuna

- 4.9%

Change in
New Listings

- 5.7%

Change in
Closed Sales

- 6.9%

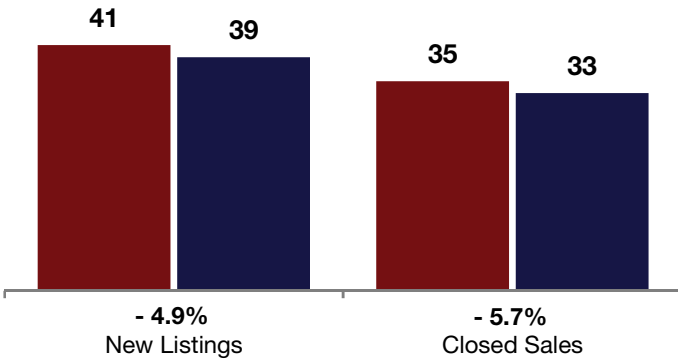
Change in
Median Sales Price

	September			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
New Listings	41	39	- 4.9%	440	455	+ 3.4%
Closed Sales	35	33	- 5.7%	286	290	+ 1.4%
Median Sales Price*	\$262,500	\$244,375	- 6.9%	\$262,500	\$256,500	- 2.3%
Percent of Original List Price Received*	95.2%	97.1%	+ 2.0%	95.1%	95.5%	+ 0.4%
Days on Market Until Sale	50	29	- 42.2%	62	48	- 21.7%
Inventory of Homes for Sale	164	141	- 14.0%	--	--	--
Months Supply of Inventory	5.4	4.4	- 18.9%	--	--	--

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

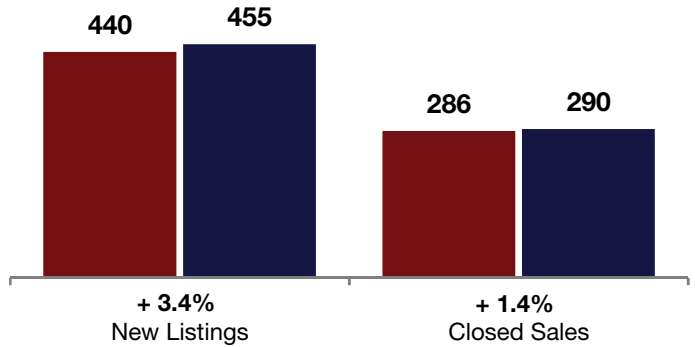
September

■ 2017 ■ 2018

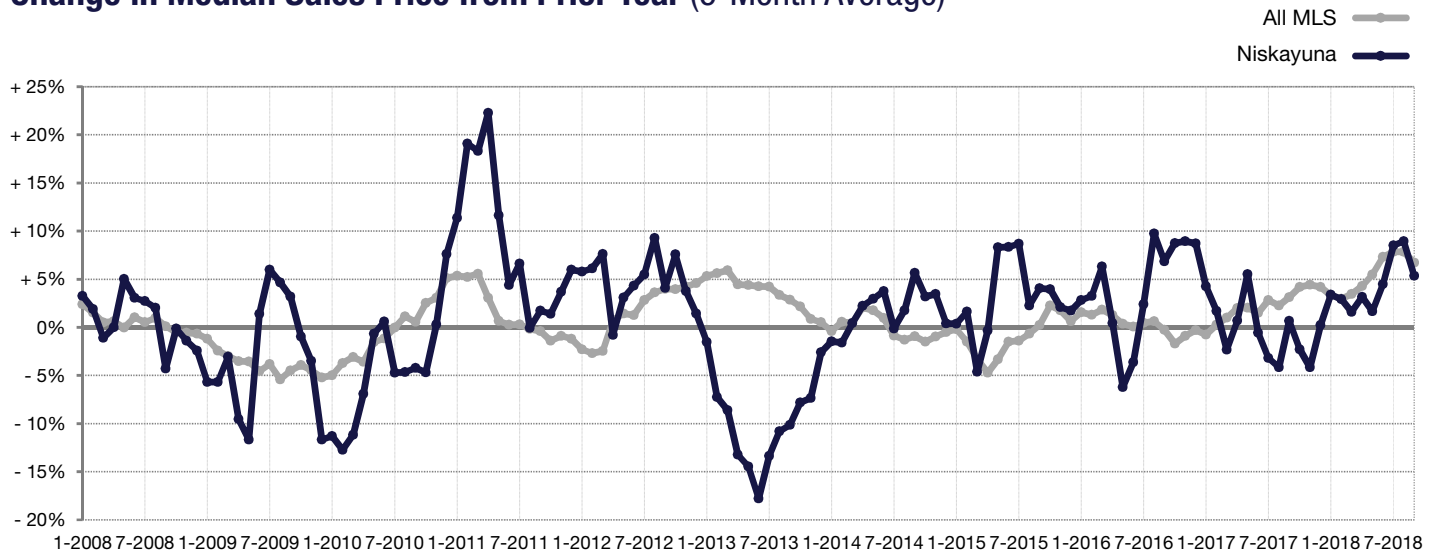


Year to Date

■ 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.