

Local Market Update – December 2018

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



Niskayuna

+ 69.2%

Change in
New Listings

0.0%

Change in
Closed Sales

+ 7.6%

Change in
Median Sales Price

December

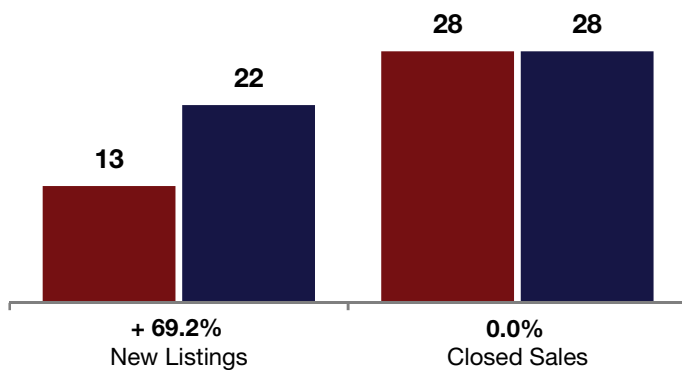
Year to Date

	2017	2018	+ / -	2017	2018	+ / -
New Listings	13	22	+ 69.2%	515	558	+ 8.3%
Closed Sales	28	28	0.0%	364	385	+ 5.8%
Median Sales Price*	\$242,500	\$261,000	+ 7.6%	\$262,250	\$260,000	- 0.9%
Percent of Original List Price Received*	93.6%	96.4%	+ 3.0%	95.1%	95.1%	- 0.0%
Days on Market Until Sale	56	36	- 35.1%	59	51	- 12.4%
Inventory of Homes for Sale	113	115	+ 1.8%	--	--	--
Months Supply of Inventory	3.8	3.4	- 8.4%	--	--	--

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

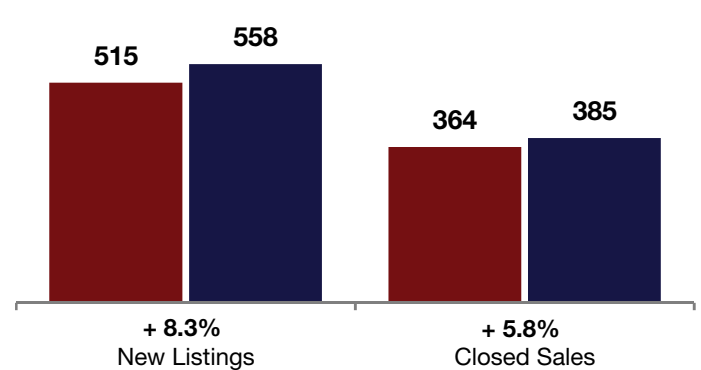
December

■ 2017 ■ 2018

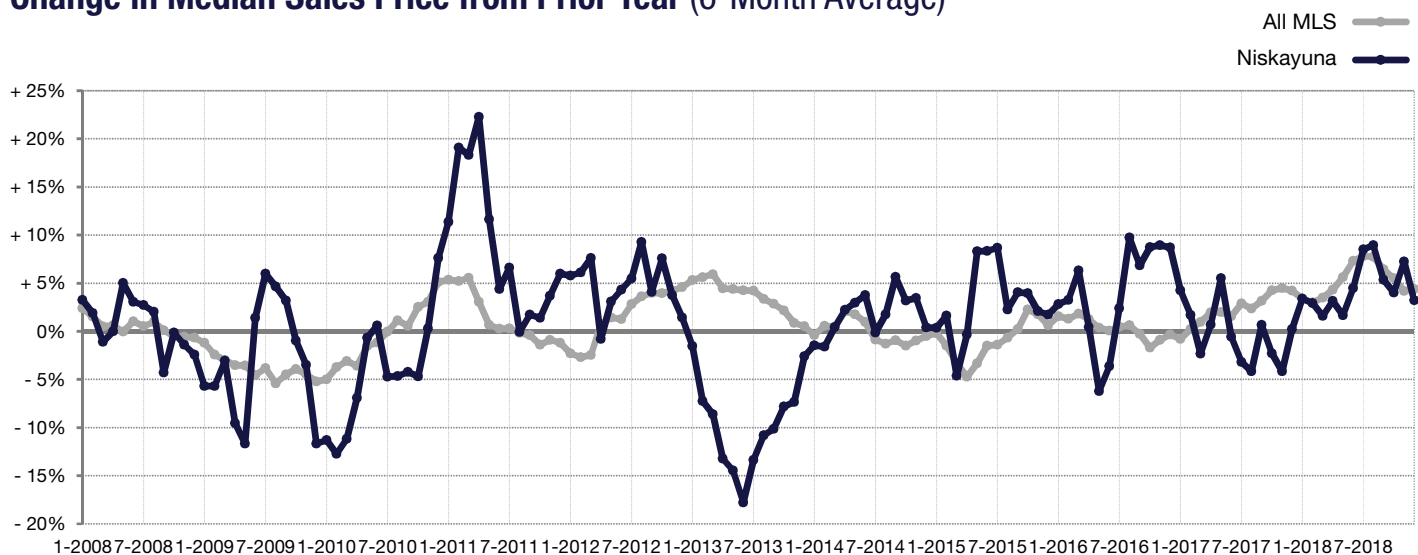


Year to Date

■ 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 January 7, 2019. All data from GCAR Multiple Listing Service. | Powered by ShowingTime 10K.