

Local Market Update – December 2018

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



+ 47.1%

- 15.2%

- 7.4%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

Town of Bethlehem

December

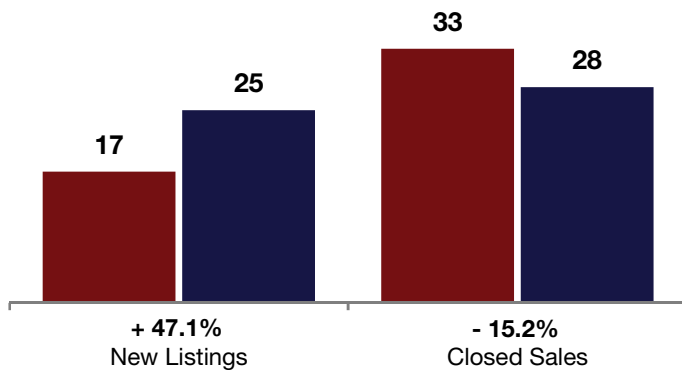
Year to Date

	2017	2018	+ / -	2017	2018	+ / -
New Listings	17	25	+ 47.1%	654	661	+ 1.1%
Closed Sales	33	28	- 15.2%	479	464	- 3.1%
Median Sales Price*	\$286,659	\$265,450	- 7.4%	\$277,009	\$285,450	+ 3.0%
Percent of Original List Price Received*	97.6%	97.3%	- 0.2%	97.3%	98.0%	+ 0.8%
Days on Market Until Sale	52	27	- 47.6%	41	33	- 21.0%
Inventory of Homes for Sale	161	172	+ 6.8%	--	--	--
Months Supply of Inventory	4.2	4.2	+ 1.8%	--	--	--

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

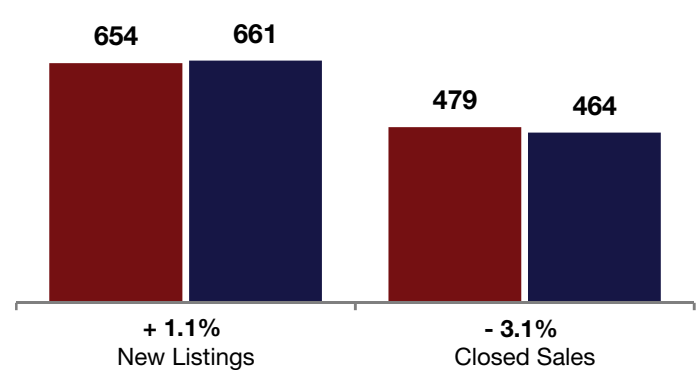
December

■ 2017 ■ 2018

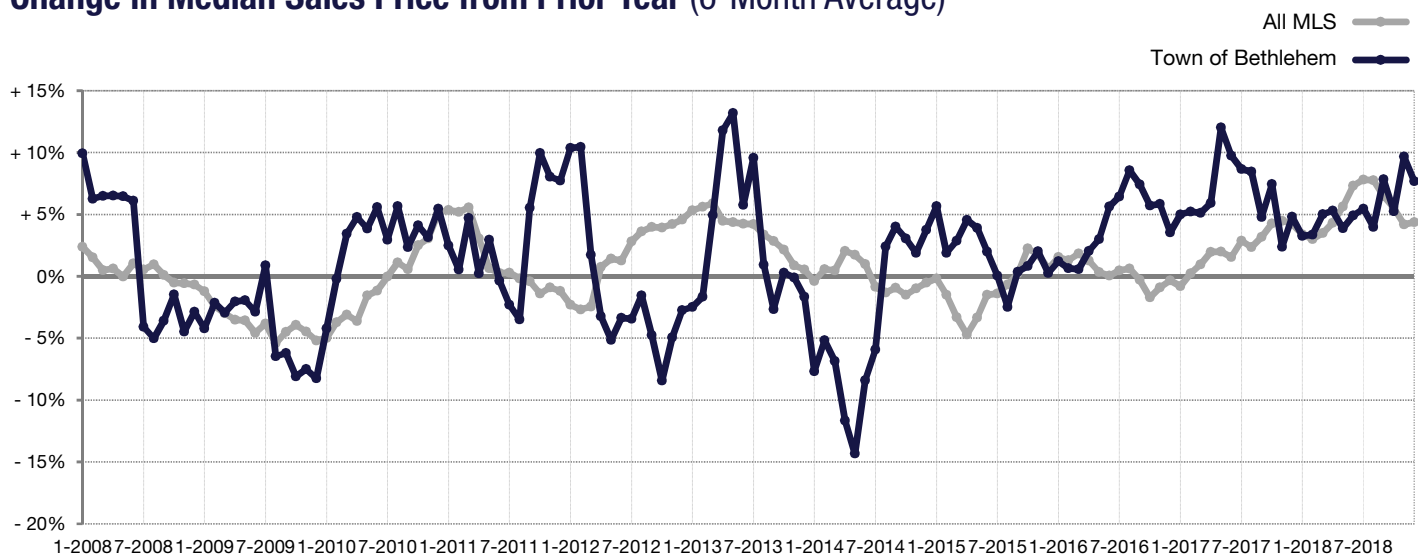


Year to Date

■ 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.