

Local Market Update – February 2019

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



- 5.1%

Change in
New Listings

- 3.7%

Change in
Closed Sales

- 0.2%

Change in
Median Sales Price

Saratoga County

February

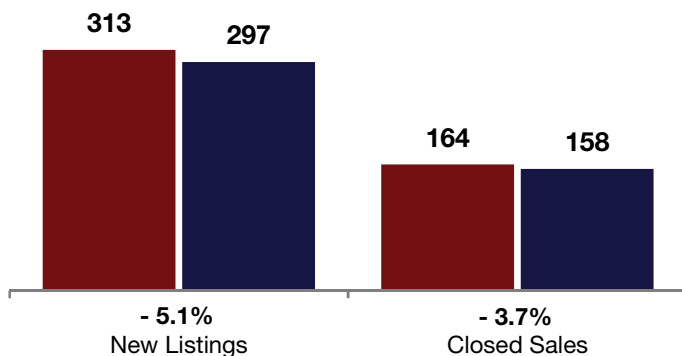
Year to Date

	2018	2019	+ / -	2018	2019	+ / -
New Listings	313	297	- 5.1%	602	658	+ 9.3%
Closed Sales	164	158	- 3.7%	327	312	- 4.6%
Median Sales Price*	\$290,500	\$290,000	- 0.2%	\$295,000	\$290,000	- 1.7%
Percent of Original List Price Received*	96.9%	96.8%	- 0.1%	97.0%	96.9%	- 0.2%
Days on Market Until Sale	67	57	- 14.9%	61	61	- 0.9%
Inventory of Homes for Sale	1,211	1,296	+ 7.0%	--	--	--
Months Supply of Inventory	4.7	5.4	+ 13.9%	--	--	--

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

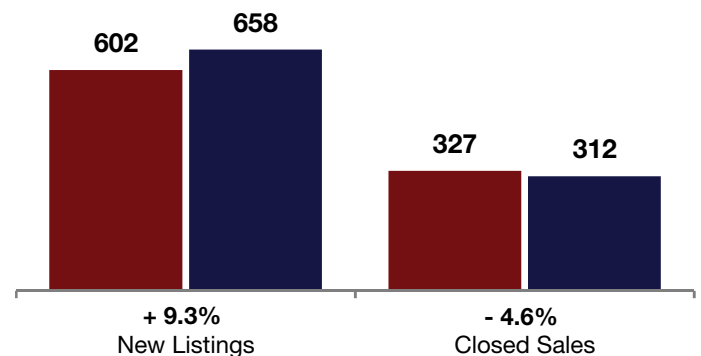
February

■ 2018 ■ 2019

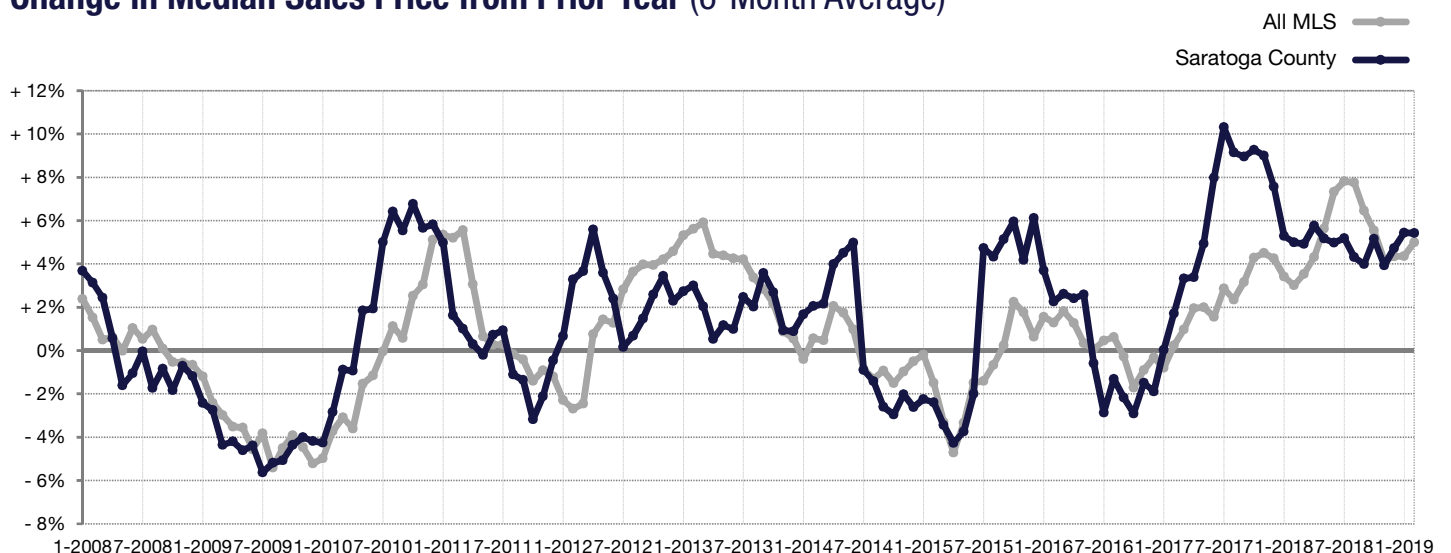


Year to Date

■ 2018 ■ 2019



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



1-20087-20081-20097-20091-20107-20101-20117-20111-20127-20121-20137-20131-20147-20141-20157-20151-20167-20161-20177-20171-20187-20181-2019

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