

# Local Market Update – May 2019

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



## City of Cohoes

**+ 35.3%**

Change in  
New Listings

**+ 20.0%**

Change in  
Closed Sales

**+ 3.0%**

Change in  
Median Sales Price

	May			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	17	23	+ 35.3%	69	84	+ 21.7%
Closed Sales	10	12	+ 20.0%	51	36	- 29.4%
Median Sales Price*	\$169,900	\$174,950	+ 3.0%	\$175,750	\$171,390	- 2.5%
Percent of Original List Price Received*	94.3%	97.6%	+ 3.5%	95.0%	96.2%	+ 1.2%
Days on Market Until Sale	53	60	+ 14.1%	68	61	- 10.7%
Inventory of Homes for Sale	28	39	+ 39.3%	--	--	--
Months Supply of Inventory	2.7	3.9	+ 46.3%	--	--	--

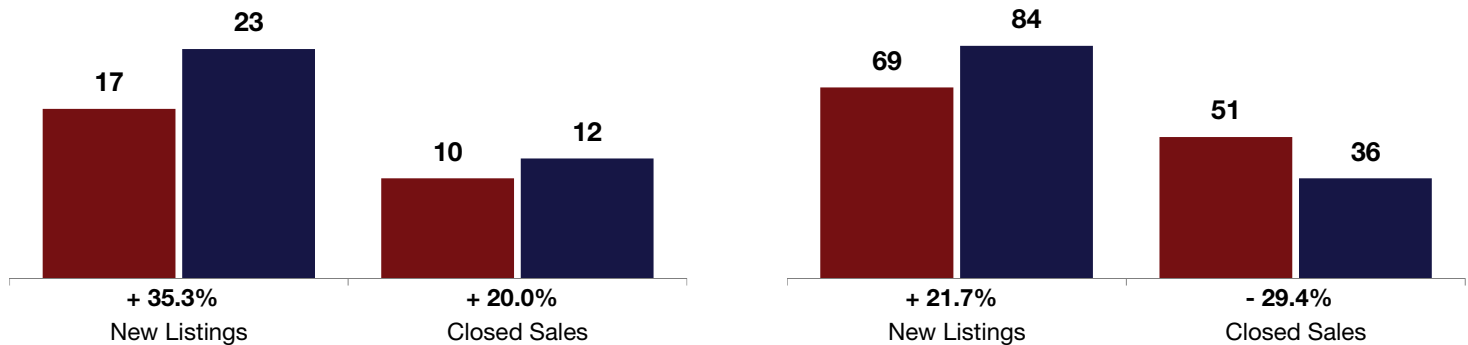
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### May

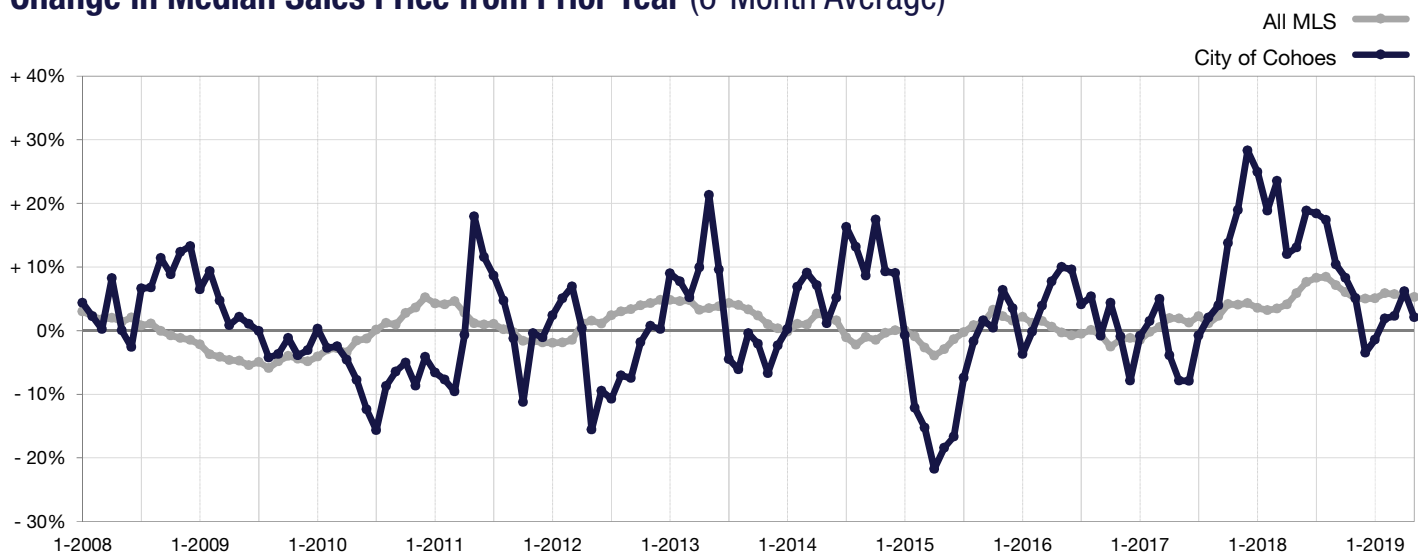
■ 2018 ■ 2019

### Year to Date

■ 2018 ■ 2019



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



\*\* 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.