

Local Market Update – January 2022

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



City of Cohoes

+ 140.0%

- 27.3%

+ 35.7%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	5	12	+ 140.0%	5	12	+ 140.0%
Closed Sales	11	8	- 27.3%	11	8	- 27.3%
Median Sales Price*	\$150,000	\$203,500	+ 35.7%	\$150,000	\$203,500	+ 35.7%
Percent of Original List Price Received*	98.0%	98.4%	+ 0.4%	98.0%	98.4%	+ 0.4%
Days on Market Until Sale	26	35	+ 32.3%	26	35	+ 32.3%
Inventory of Homes for Sale	16	14	- 12.5%	--	--	--
Months Supply of Inventory	1.4	1.3	- 3.7%	--	--	--

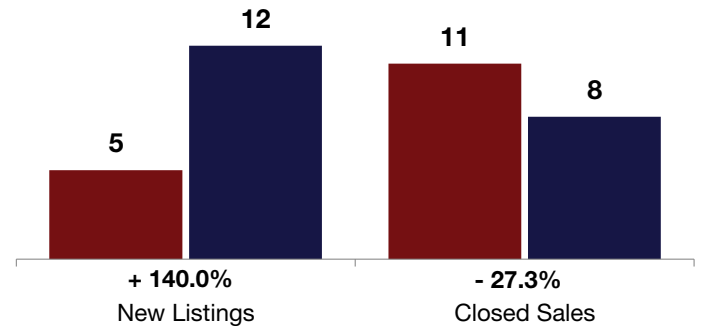
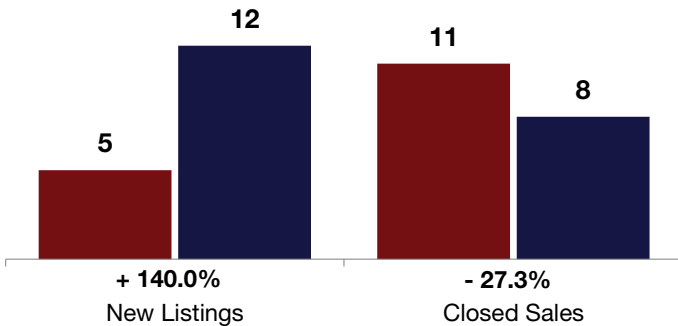
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

January

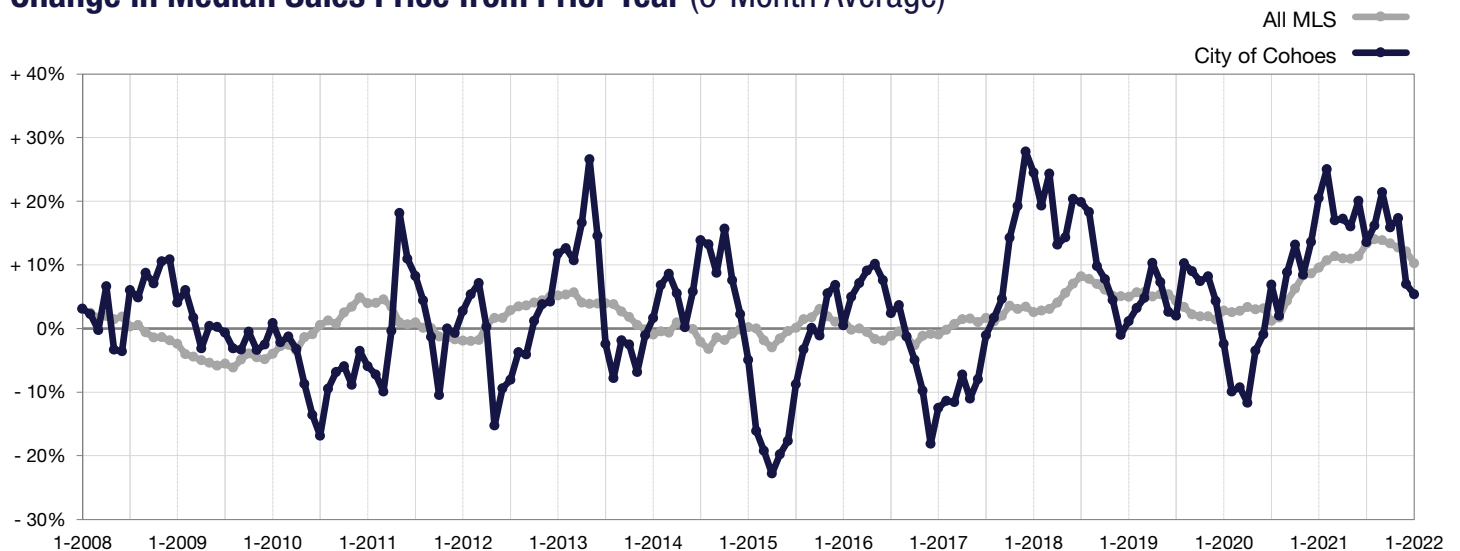
■ 2021 ■ 2022

Year to Date

■ 2021 ■ 2022



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.