

Local Market Update – February 2022

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



City of Cohoes

- 50.0%

Change in
New Listings

- 69.2%

Change in
Closed Sales

+ 32.4%

Change in
Median Sales Price

February

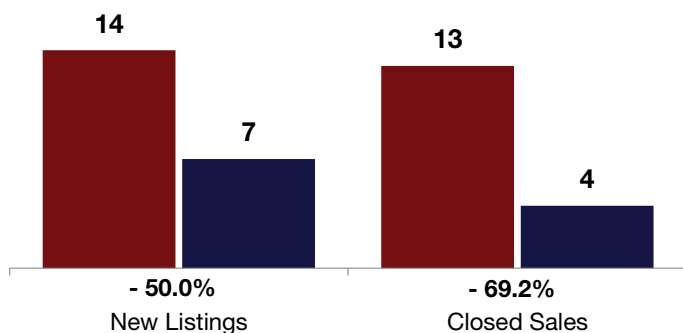
Year to Date

	2021	2022	+ / -	2021	2022	+ / -
New Listings	14	7	- 50.0%	19	19	0.0%
Closed Sales	13	4	- 69.2%	24	12	- 50.0%
Median Sales Price*	\$179,000	\$237,000	+ 32.4%	\$166,750	\$221,856	+ 33.0%
Percent of Original List Price Received*	97.7%	95.9%	- 1.9%	97.9%	97.5%	- 0.3%
Days on Market Until Sale	21	61	+ 188.2%	23	43	+ 85.1%
Inventory of Homes for Sale	15	11	- 26.7%	--	--	--
Months Supply of Inventory	1.2	1.1	- 14.3%	--	--	--

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

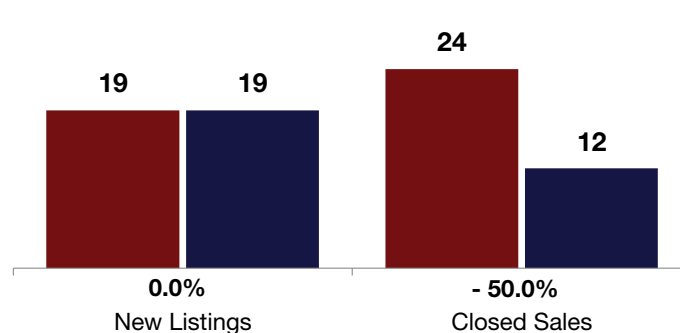
February

■ 2021 ■ 2022

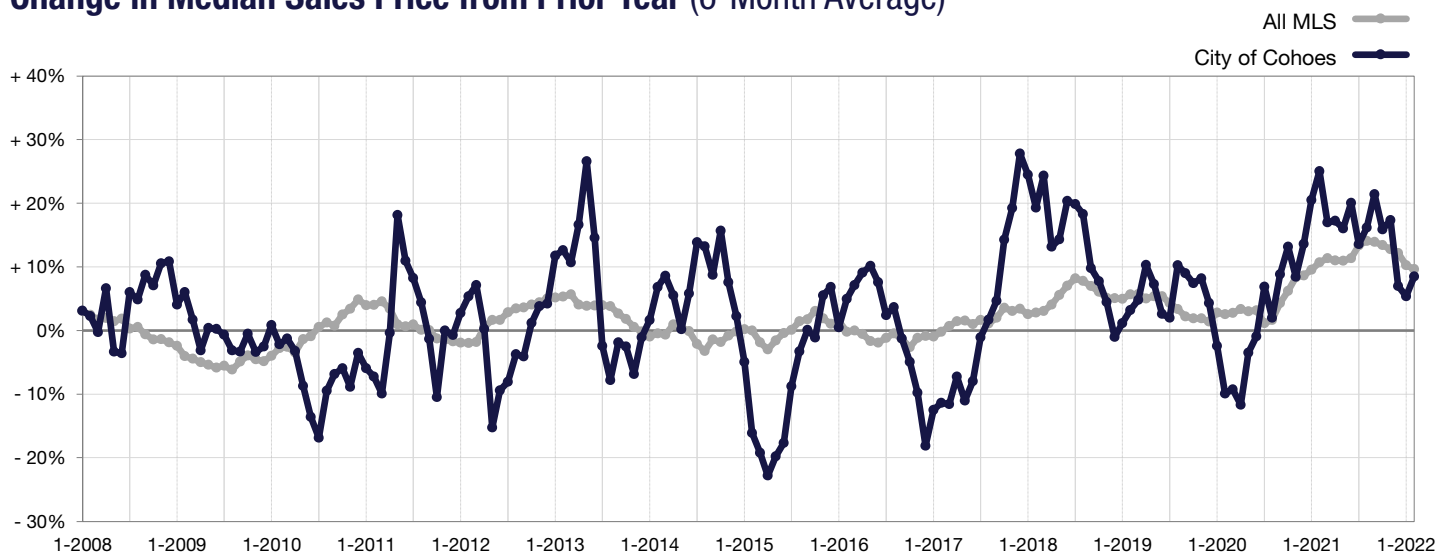


Year to Date

■ 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.