

# Local Market Update – March 2022

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



## City of Cohoes

**+ 100.0%**

**+ 62.5%**

**- 2.7%**

Change in  
New Listings

Change in  
Closed Sales

Change in  
Median Sales Price

	March			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	10	20	+ 100.0%	29	39	+ 34.5%
Closed Sales	8	13	+ 62.5%	32	25	- 21.9%
Median Sales Price*	\$257,000	\$250,000	- 2.7%	\$190,250	\$235,000	+ 23.5%
Percent of Original List Price Received*	101.8%	96.5%	- 5.2%	98.8%	97.0%	- 1.9%
Days on Market Until Sale	17	30	+ 75.6%	22	36	+ 66.5%
Inventory of Homes for Sale	13	12	- 7.7%	--	--	--
Months Supply of Inventory	1.0	1.1	+ 3.4%	--	--	--

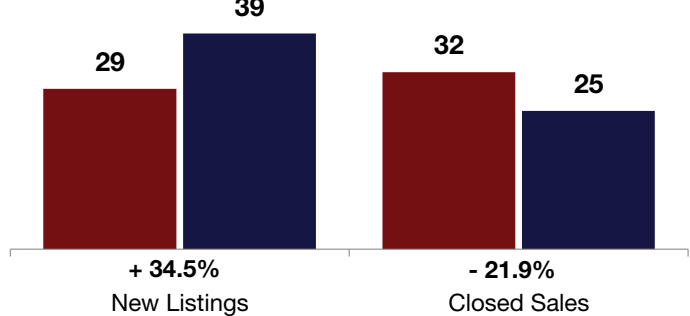
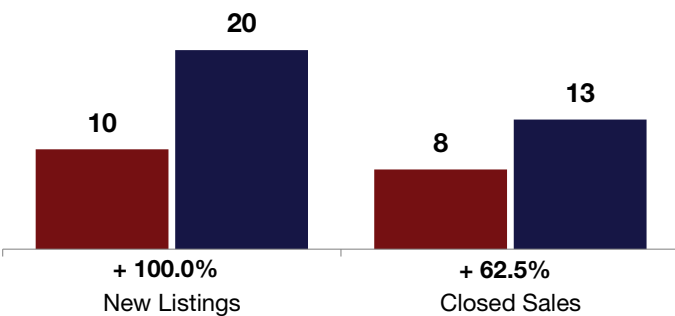
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### March

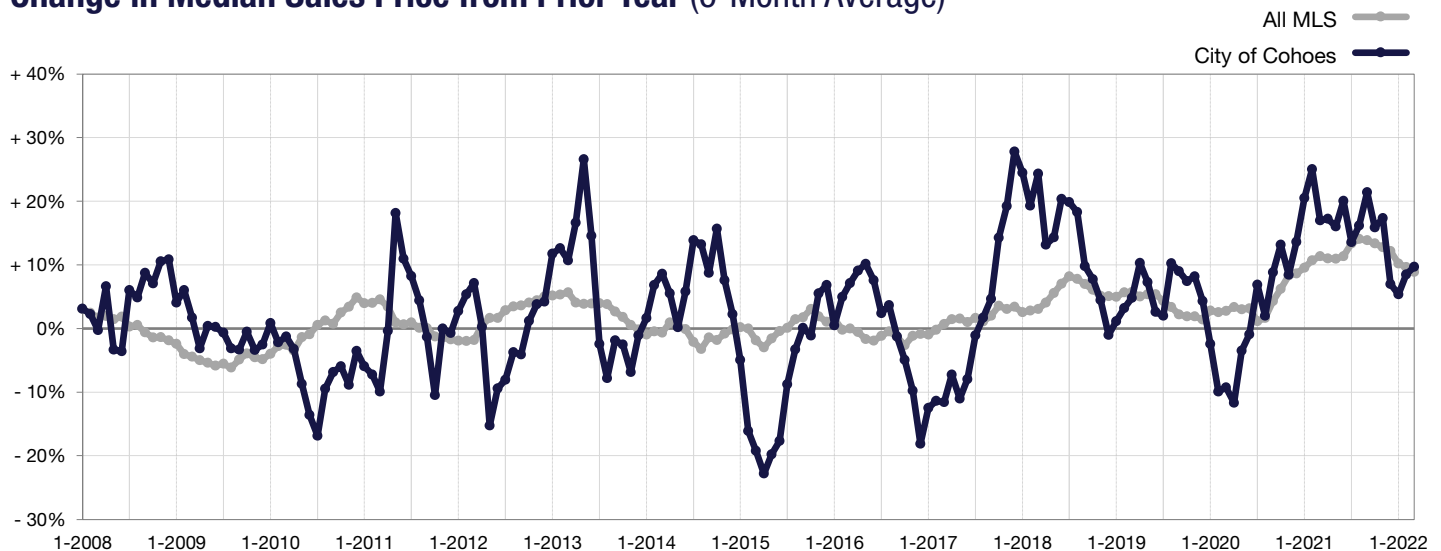
■ 2021 ■ 2022

### 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.