

# Local Market Update – May 2022

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



**- 6.3%**

**+ 30.8%**

**- 8.8%**

Change in  
New Listings

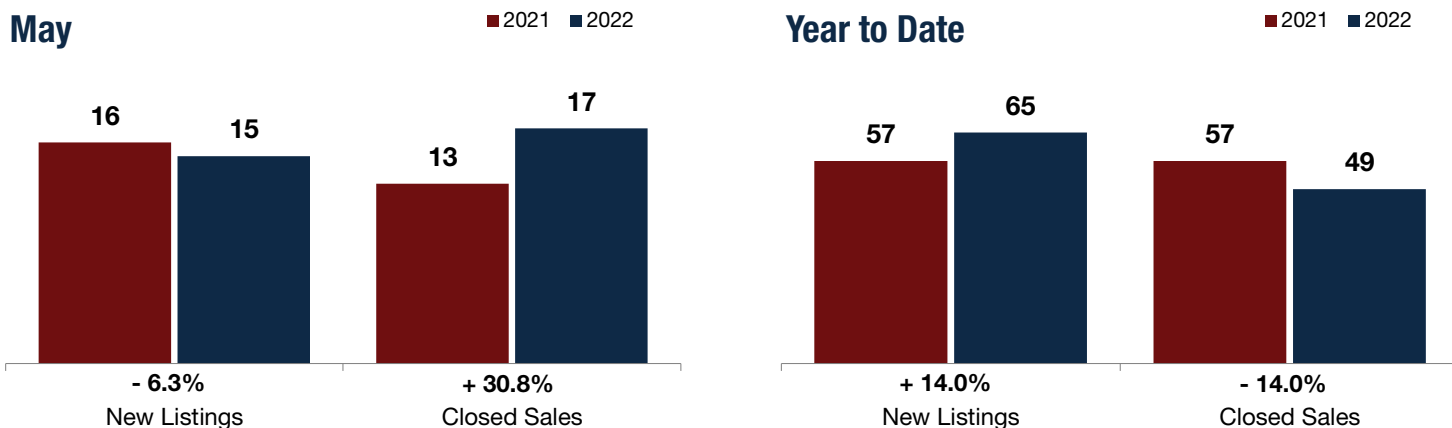
Change in  
Closed Sales

Change in  
Median Sales Price

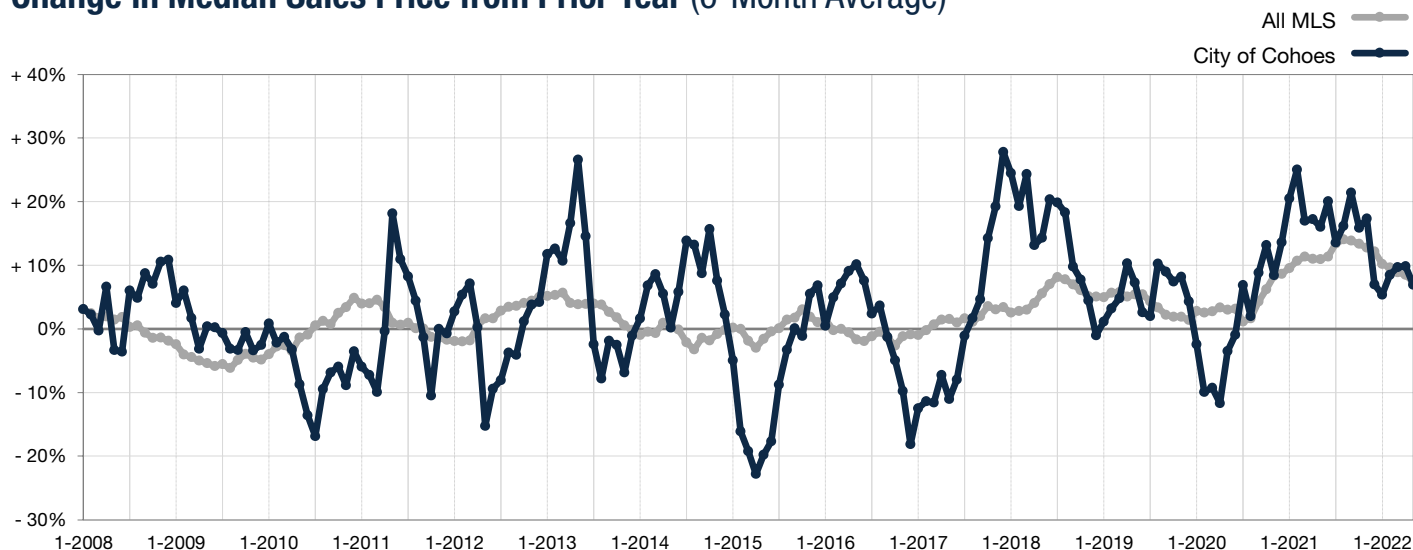
## City of Cohoes

	May			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	16	15	- 6.3%	57	65	+ 14.0%
Closed Sales	13	17	+ 30.8%	57	49	- 14.0%
Median Sales Price*	\$250,000	<b>\$228,000</b>	- 8.8%	\$217,500	<b>\$228,000</b>	+ 4.8%
Percent of Original List Price Received*	100.6%	<b>98.9%</b>	- 1.7%	99.2%	<b>98.0%</b>	- 1.2%
Days on Market Until Sale	47	17	- 63.9%	27	26	- 3.0%
Inventory of Homes for Sale	10	6	- 40.0%	--	--	--
Months Supply of Inventory	0.8	0.5	- 31.3%	--	--	--

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



### 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.