

Local Market Update – June 2022

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



- 20.0%

+ 10.0%

+ 28.3%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

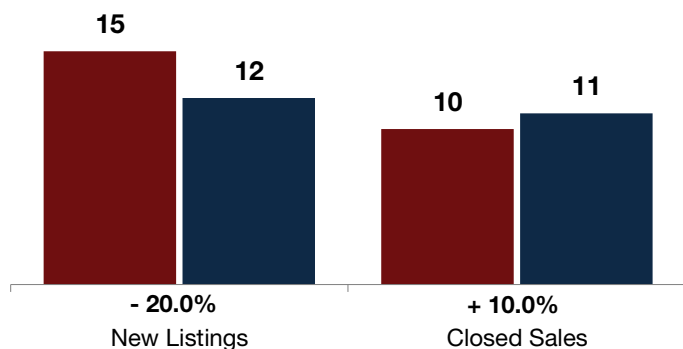
City of Cohoes

	June			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	15	12	- 20.0%	72	77	+ 6.9%
Closed Sales	10	11	+ 10.0%	67	60	- 10.4%
Median Sales Price*	\$219,000	\$281,000	+ 28.3%	\$217,500	\$242,500	+ 11.5%
Percent of Original List Price Received*	101.6%	102.2%	+ 0.6%	99.6%	98.8%	- 0.8%
Days on Market Until Sale	23	7	- 66.9%	27	23	- 13.5%
Inventory of Homes for Sale	15	10	- 33.3%	--	--	--
Months Supply of Inventory	1.3	0.9	- 25.5%	--	--	--

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

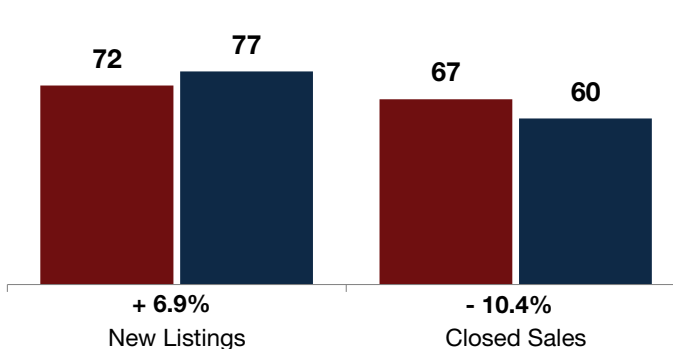
June

■ 2021 ■ 2022

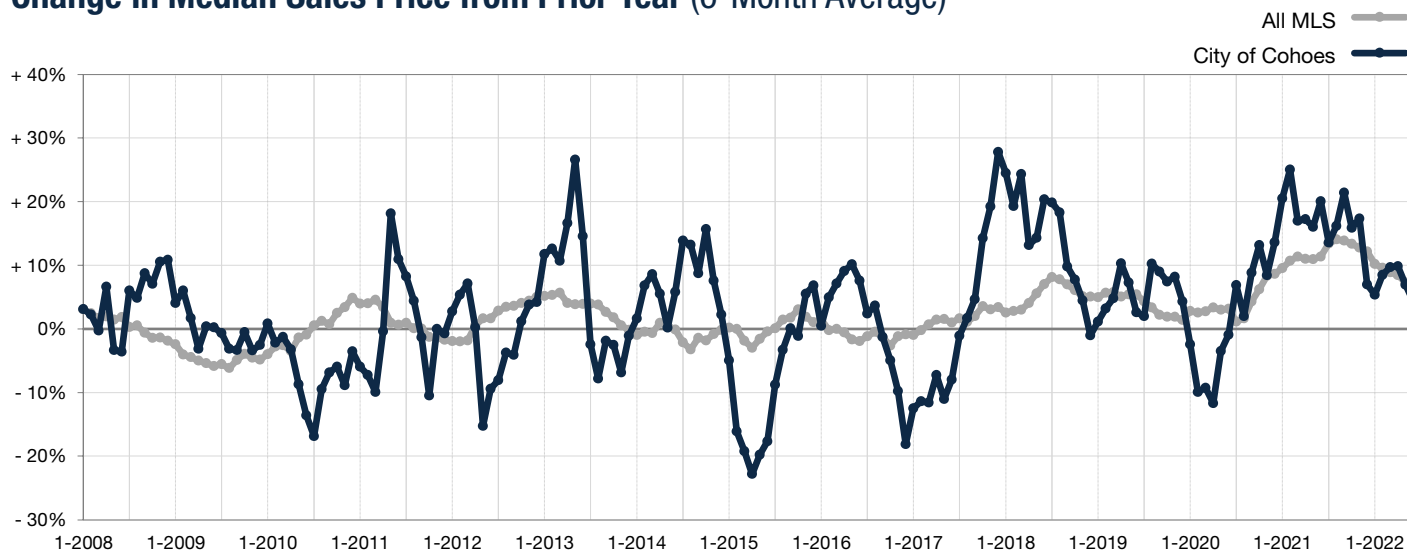


Year to Date

■ 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.