

Local Market Update – November 2019

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



City of Cohoes

- 18.2%

+ 62.5%

- 2.8%

Change in
New Listings

Change in
Closed Sales

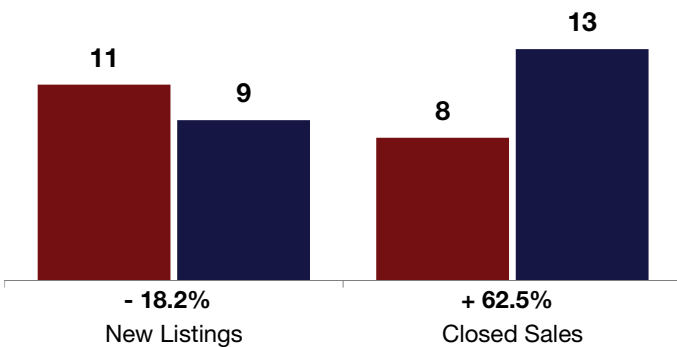
Change in
Median Sales Price

	November			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	11	9	- 18.2%	161	159	- 1.2%
Closed Sales	8	13	+ 62.5%	117	105	- 10.3%
Median Sales Price*	\$162,000	\$157,500	- 2.8%	\$175,500	\$173,840	- 0.9%
Percent of Original List Price Received*	95.7%	96.3%	+ 0.6%	94.9%	94.8%	- 0.1%
Days on Market Until Sale	23	19	- 13.8%	51	48	- 5.9%
Inventory of Homes for Sale	39	26	- 33.3%	--	--	--
Months Supply of Inventory	3.7	2.6	- 30.6%	--	--	--

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

November

■ 2018 ■ 2019

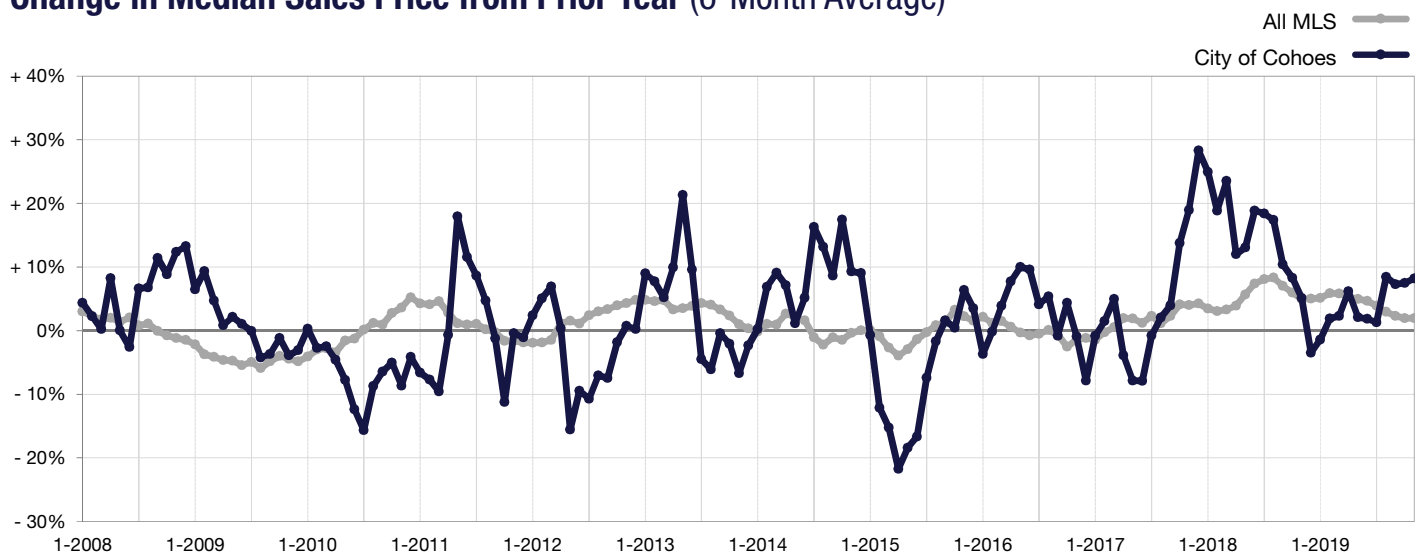


Year to Date

■ 2018 ■ 2019



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.