Local Market Update – April 2025

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



Year to Date

City of Cohoes

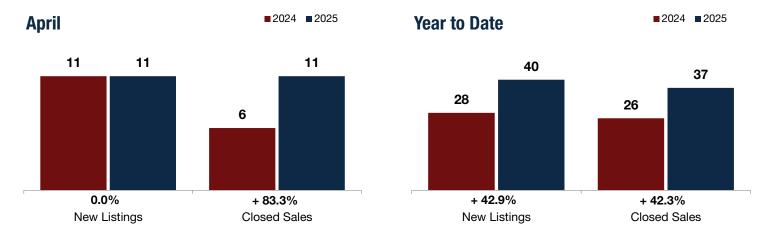
0.0% +83.3% - 23.8% Change in Change in Change in

New Listings	Closed Sales	Median Sales Price

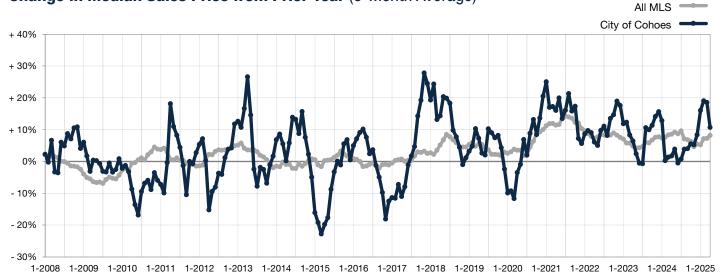
Дріп			icai to bate		
2024	2025	+/-	2024	2025	+/-
11	11	0.0%	28	40	+ 42.9%
6	11	+ 83.3%	26	37	+ 42.3%
\$236,024	\$179,900	- 23.8%	\$231,024	\$272,600	+ 18.0%
98.2%	94.6%	- 3.7%	96.6%	98.1%	+ 1.5%
30	27	- 9.0%	29	20	- 31.1%
7	6	- 14.3%			
1.0	0.7	- 31.4%			
	11 6 \$236,024 98.2% 30 7	2024 2025 11 11 6 11 \$236,024 \$179,900 98.2% 94.6% 30 27 7 6	2024 2025 + / - 11 11 0.0% 6 11 + 83.3% \$236,024 \$179,900 - 23.8% 98.2% 94.6% - 3.7% 30 27 - 9.0% 7 6 - 14.3%	2024 2025 + / - 2024 11 11 0.0% 28 6 11 + 83.3% 26 \$236,024 \$179,900 - 23.8% \$231,024 98.2% 94.6% - 3.7% 96.6% 30 27 - 9.0% 29 7 6 - 14.3%	2024 2025 + / - 2024 2025 11 11 0.0% 28 40 6 11 + 83.3% 26 37 \$236,024 \$179,900 - 23.8% \$231,024 \$272,600 98.2% 94.6% - 3.7% 96.6% 98.1% 30 27 - 9.0% 29 20 7 6 -14.3%

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^{*} 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.