

# Local Market Update – May 2019

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



## City of Saratoga Springs

**+ 7.8%**

Change in  
New Listings

**- 12.0%**

Change in  
Closed Sales

**- 14.9%**

Change in  
Median Sales Price

	May			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	102	110	+ 7.8%	386	450	+ 16.6%
Closed Sales	50	44	- 12.0%	192	188	- 2.1%
Median Sales Price*	\$409,750	<b>\$348,750</b>	- 14.9%	\$305,000	<b>\$308,247</b>	+ 1.1%
Percent of Original List Price Received*	100.3%	<b>95.1%</b>	- 5.1%	96.3%	<b>95.5%</b>	- 0.9%
Days on Market Until Sale	39	<b>84</b>	+ 116.5%	72	<b>68</b>	- 5.8%
Inventory of Homes for Sale	294	<b>264</b>	- 10.2%	--	--	--
Months Supply of Inventory	5.4	<b>5.8</b>	+ 7.2%	--	--	--

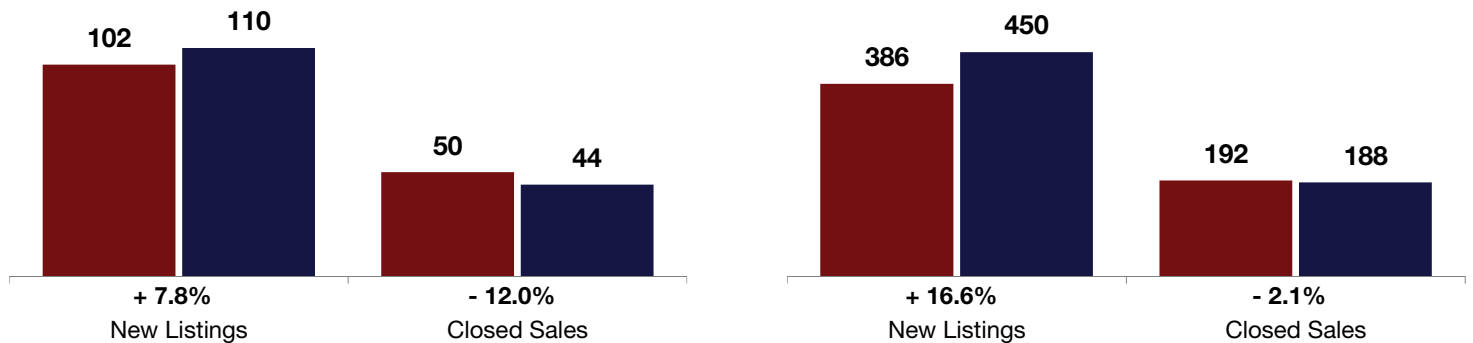
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### May

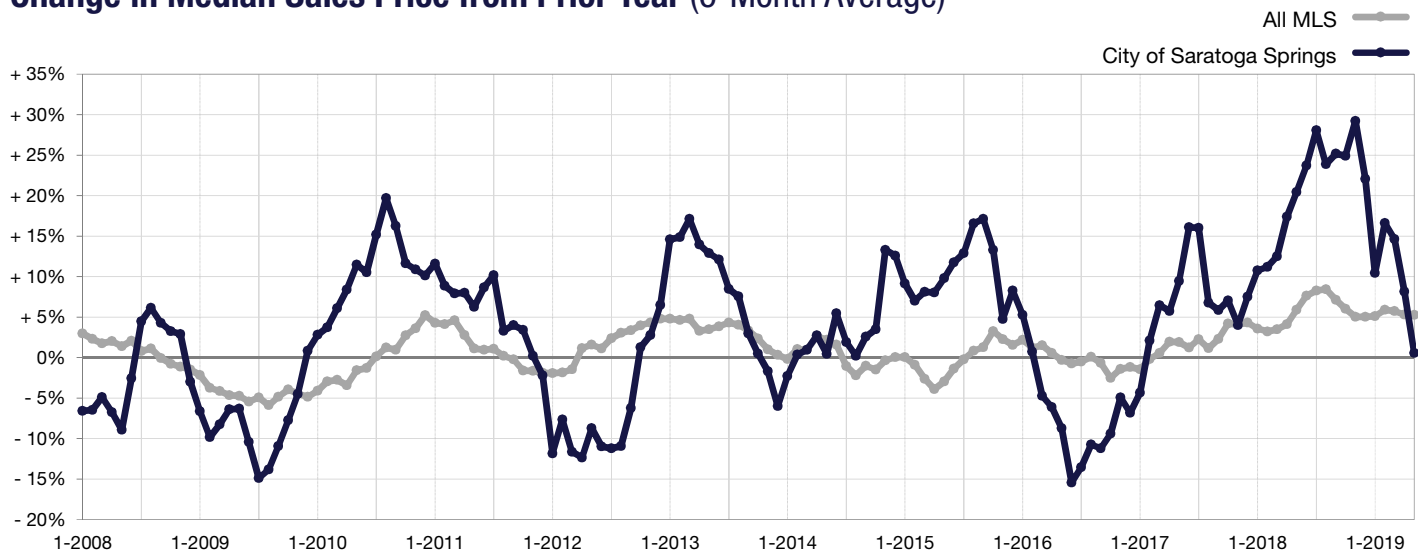
■ 2018 ■ 2019

### 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.