

# Local Market Update – March 2026

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



## City of Saratoga Springs

**+ 8.0%**

Change in  
New Listings

**+ 14.3%**

Change in  
Closed Sales

**+ 57.8%**

Change in  
Median Sales Price

	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
New Listings	25	27	+ 8.0%	68	85	+ 25.0%
Closed Sales	14	16	+ 14.3%	38	55	+ 44.7%
Median Sales Price*	\$467,500	<b>\$737,500</b>	+ 57.8%	\$686,250	<b>\$845,000</b>	+ 23.1%
Percent of Original List Price Received*	93.4%	<b>100.7%</b>	+ 7.9%	94.1%	<b>99.7%</b>	+ 6.0%
Days on Market Until Sale	48	27	- 42.4%	54	59	+ 9.4%
Inventory of Homes for Sale	54	61	+ 13.0%	--	--	--
Months Supply of Inventory	3.5	2.8	- 21.0%	--	--	--

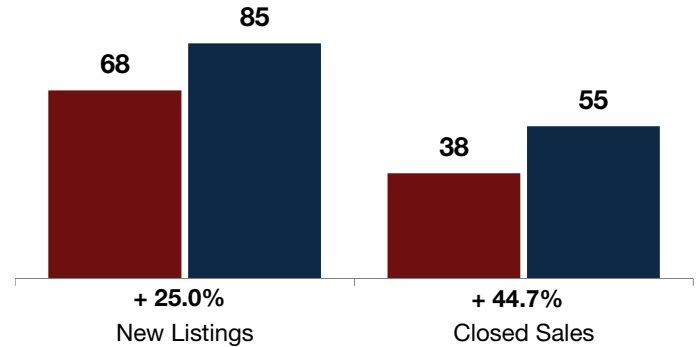
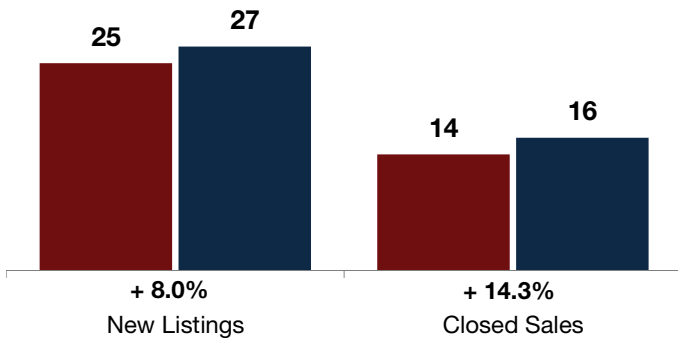
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### March

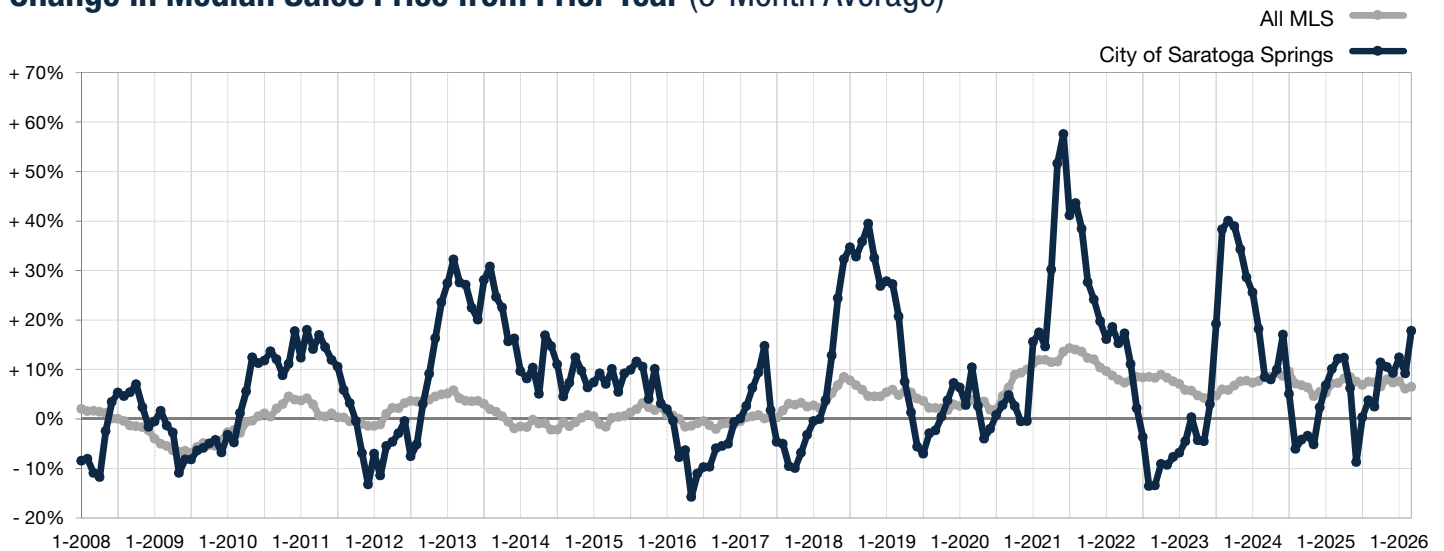
■ 2025 ■ 2026

### Year to Date

■ 2025 ■ 2026



### 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.