

Local Market Update – March 2022

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



City of Schenectady

+ 71.2%

Change in
New Listings

+ 37.9%

Change in
Closed Sales

+ 37.8%

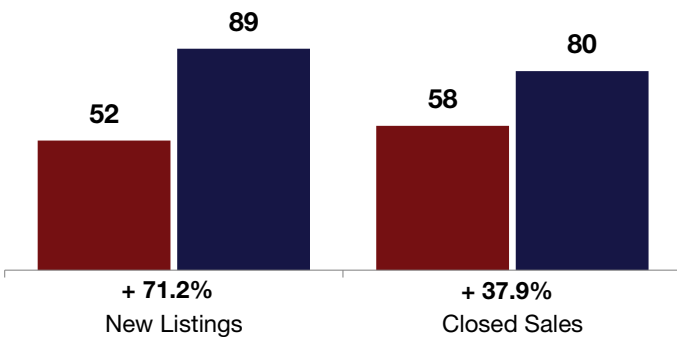
Change in
Median Sales Price

	March			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	52	89	+ 71.2%	136	243	+ 78.7%
Closed Sales	58	80	+ 37.9%	145	160	+ 10.3%
Median Sales Price*	\$140,750	\$194,000	+ 37.8%	\$146,000	\$175,000	+ 19.9%
Percent of Original List Price Received*	99.3%	99.8%	+ 0.5%	97.6%	99.8%	+ 2.3%
Days on Market Until Sale	43	33	- 23.7%	40	35	- 11.8%
Inventory of Homes for Sale	90	72	- 20.0%	--	--	--
Months Supply of Inventory	1.8	1.1	- 38.5%	--	--	--

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

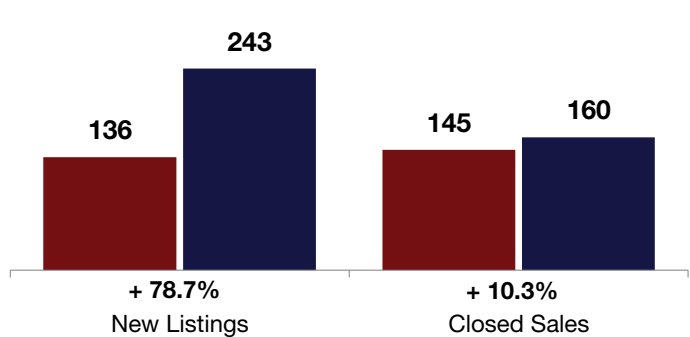
March

■ 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.