

# Local Market Update – June 2023

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



## City of Schenectady

**- 57.5%**

Change in  
New Listings

**- 51.9%**

Change in  
Closed Sales

**- 4.5%**

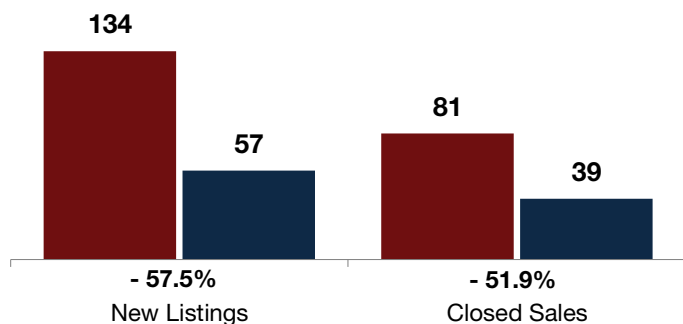
Change in  
Median Sales Price

	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
New Listings	134	57	- 57.5%	561	296	- 47.2%
Closed Sales	81	39	- 51.9%	399	246	- 38.3%
Median Sales Price*	\$220,000	<b>\$210,000</b>	- 4.5%	\$195,000	<b>\$190,000</b>	- 2.6%
Percent of Original List Price Received*	104.9%	<b>102.3%</b>	- 2.4%	101.5%	<b>98.5%</b>	- 3.0%
Days on Market Until Sale	10	<b>40</b>	+ 299.1%	25	<b>36</b>	+ 44.2%
Inventory of Homes for Sale	121	<b>57</b>	- 52.9%	--	--	--
Months Supply of Inventory	1.8	<b>1.1</b>	- 41.8%	--	--	--

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

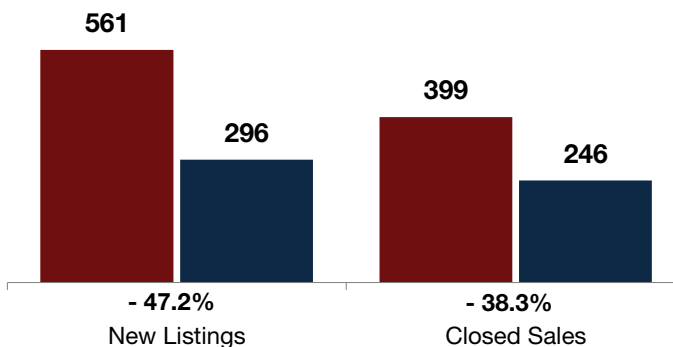
### June

■ 2022 ■ 2023



### Year to Date

■ 2022 ■ 2023



### 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.