

Local Market Update – September 2023

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



City of Troy

+ 17.4%

- 12.5%

+ 29.5%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

September

Year to Date

	2022	2023	+ / -	2022	2023	+ / -
New Listings	23	27	+ 17.4%	314	220	- 29.9%
Closed Sales	24	21	- 12.5%	241	170	- 29.5%
Median Sales Price*	\$200,999	\$260,250	+ 29.5%	\$200,000	\$200,450	+ 0.2%
Percent of Original List Price Received*	96.0%	101.0%	+ 5.2%	100.1%	99.9%	- 0.2%
Days on Market Until Sale	19	12	- 37.1%	24	30	+ 24.6%
Inventory of Homes for Sale	46	28	- 39.1%	--	--	--
Months Supply of Inventory	1.6	1.4	- 16.5%	--	--	--

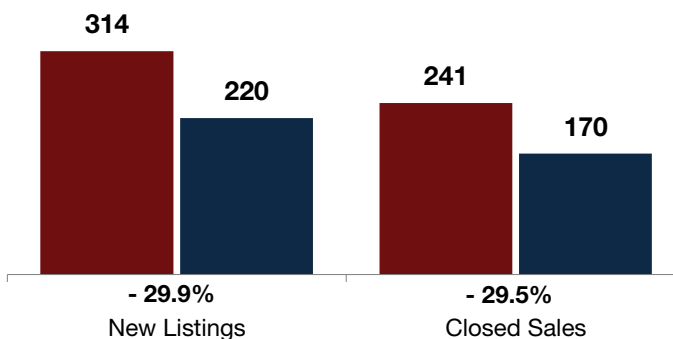
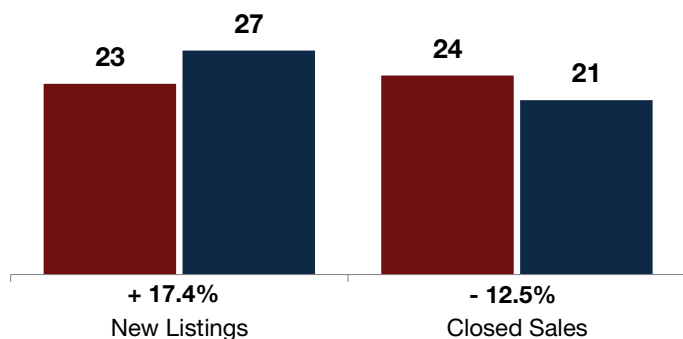
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

September

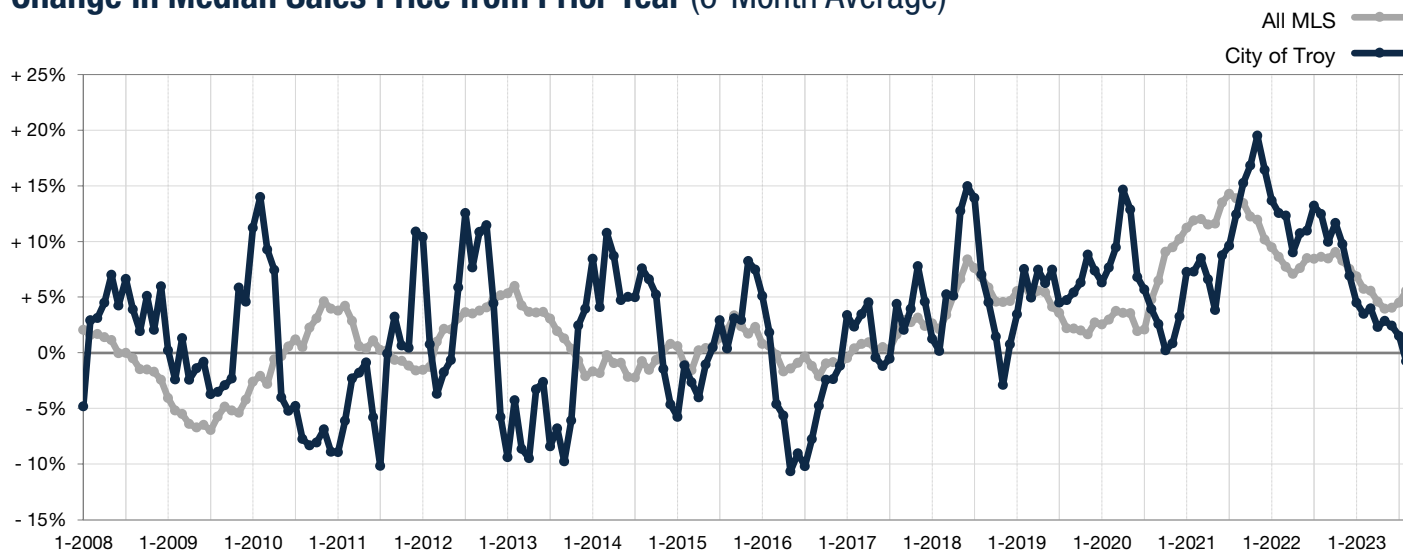
■ 2022 ■ 2023

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.