

Local Market Update – December 2023

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



- 42.1%

- 13.0%

+ 17.1%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

City of Troy

December

Year to Date

	2022	2023	+ / -	2022	2023	+ / -
New Listings	19	11	- 42.1%	377	285	- 24.4%
Closed Sales	23	20	- 13.0%	319	240	- 24.8%
Median Sales Price*	\$190,000	\$222,500	+ 17.1%	\$200,000	\$205,000	+ 2.5%
Percent of Original List Price Received*	96.3%	98.8%	+ 2.7%	98.9%	99.8%	+ 0.9%
Days on Market Until Sale	22	18	- 18.7%	25	28	+ 14.0%
Inventory of Homes for Sale	42	29	- 31.0%	--	--	--
Months Supply of Inventory	1.6	1.4	- 16.8%	--	--	--

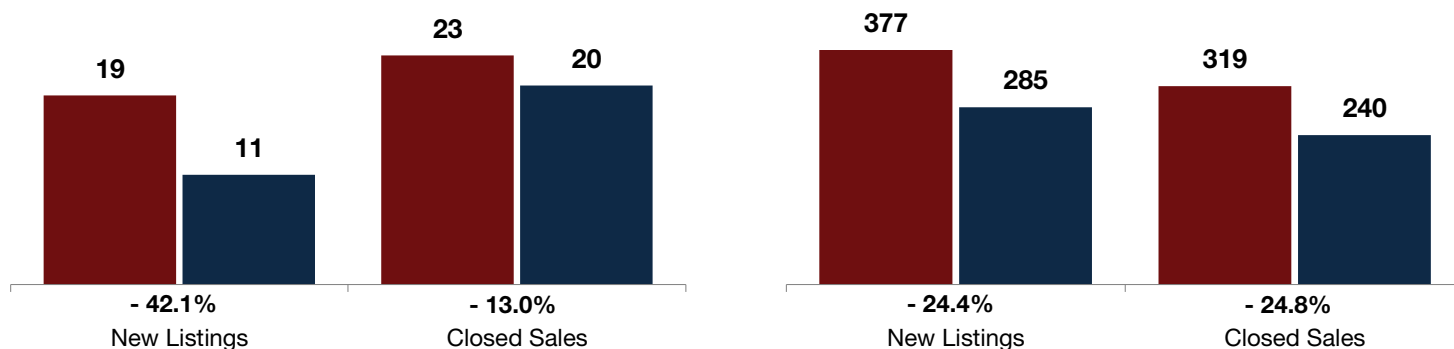
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

December

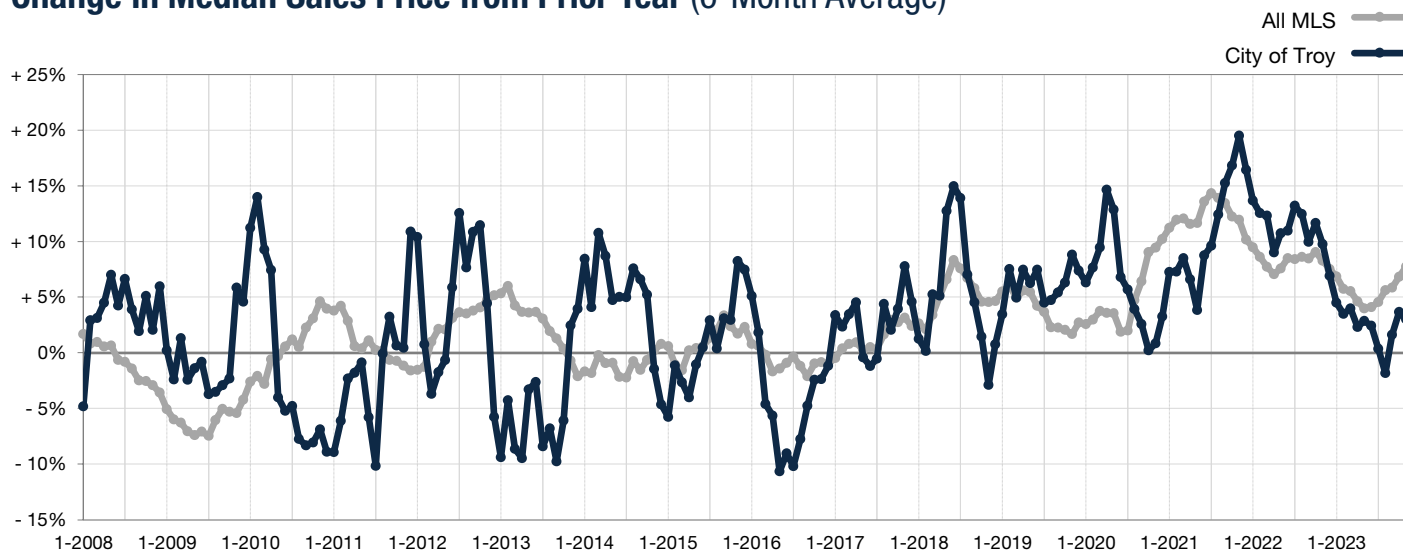
■ 2022 ■ 2023

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.