

Local Market Update – March 2024

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



+ 57.1%

0.0%

- 18.2%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

City of Troy

	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	21	33	+ 57.1%	60	74	+ 23.3%
Closed Sales	20	20	0.0%	44	50	+ 13.6%
Median Sales Price*	\$214,950	\$175,750	- 18.2%	\$187,928	\$187,000	- 0.5%
Percent of Original List Price Received*	95.0%	98.6%	+ 3.7%	93.5%	99.3%	+ 6.2%
Days on Market Until Sale	47	35	- 24.9%	45	28	- 38.4%
Inventory of Homes for Sale	24	36	+ 50.0%	--	--	--
Months Supply of Inventory	1.1	1.7	+ 66.4%	--	--	--

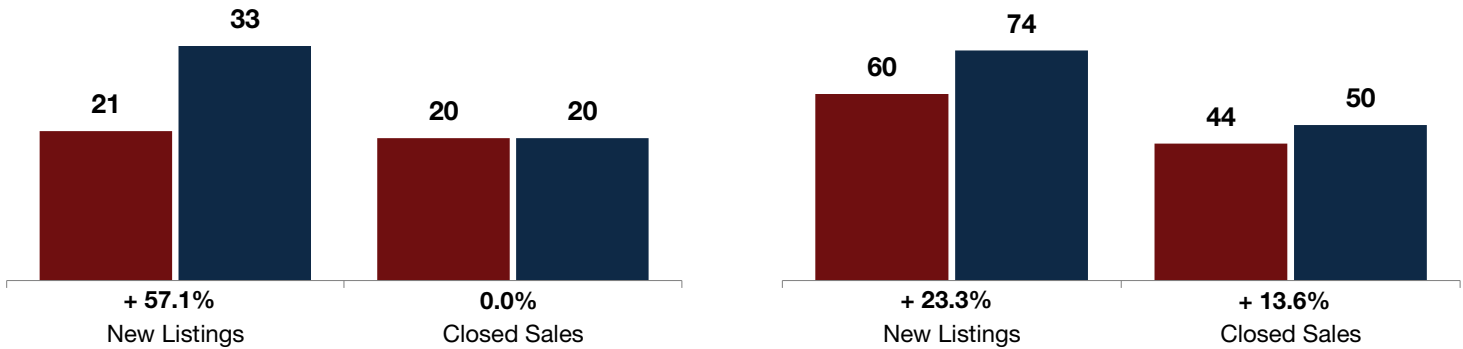
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

March

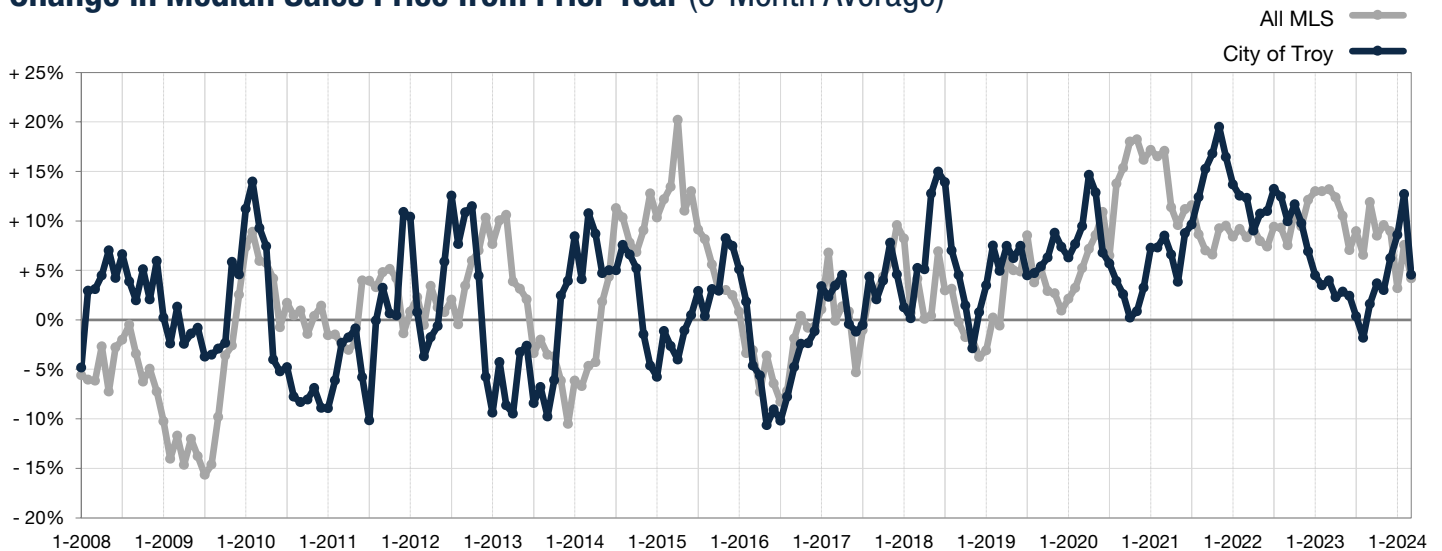
■ 2023 ■ 2024

Year to Date

■ 2023 ■ 2024



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.