

Local Market Update – June 2024

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



City of Troy

- 30.0%

Change in
New Listings

- 47.6%

Change in
Closed Sales

+ 25.4%

Change in
Median Sales Price

	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	30	21	- 30.0%	134	150	+ 11.9%
Closed Sales	21	11	- 47.6%	106	105	- 0.9%
Median Sales Price*	\$201,000	\$252,000	+ 25.4%	\$195,000	\$216,736	+ 11.1%
Percent of Original List Price Received*	105.2%	101.4%	- 3.6%	98.5%	100.1%	+ 1.6%
Days on Market Until Sale	18	43	+ 132.7%	37	30	- 18.4%
Inventory of Homes for Sale	25	25	0.0%	--	--	--
Months Supply of Inventory	1.2	1.2	- 1.2%	--	--	--

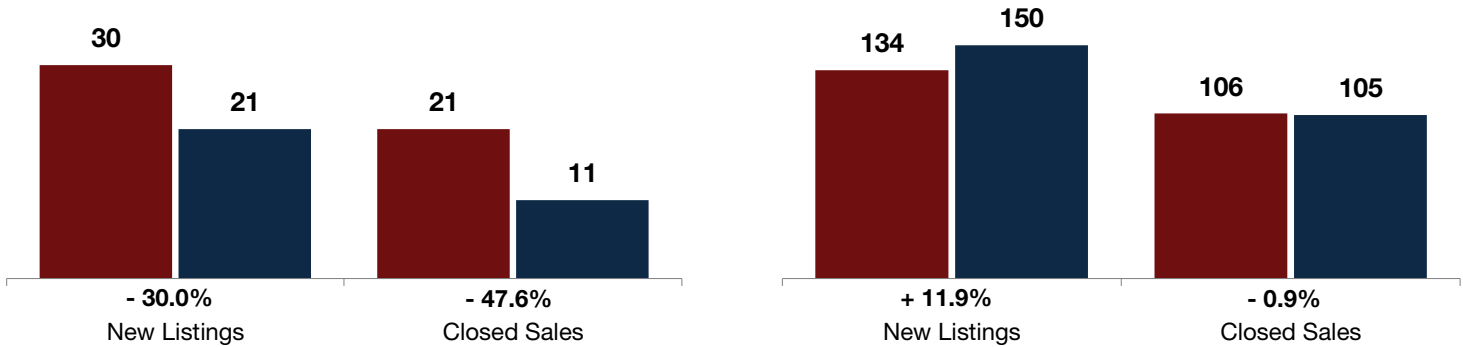
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

June

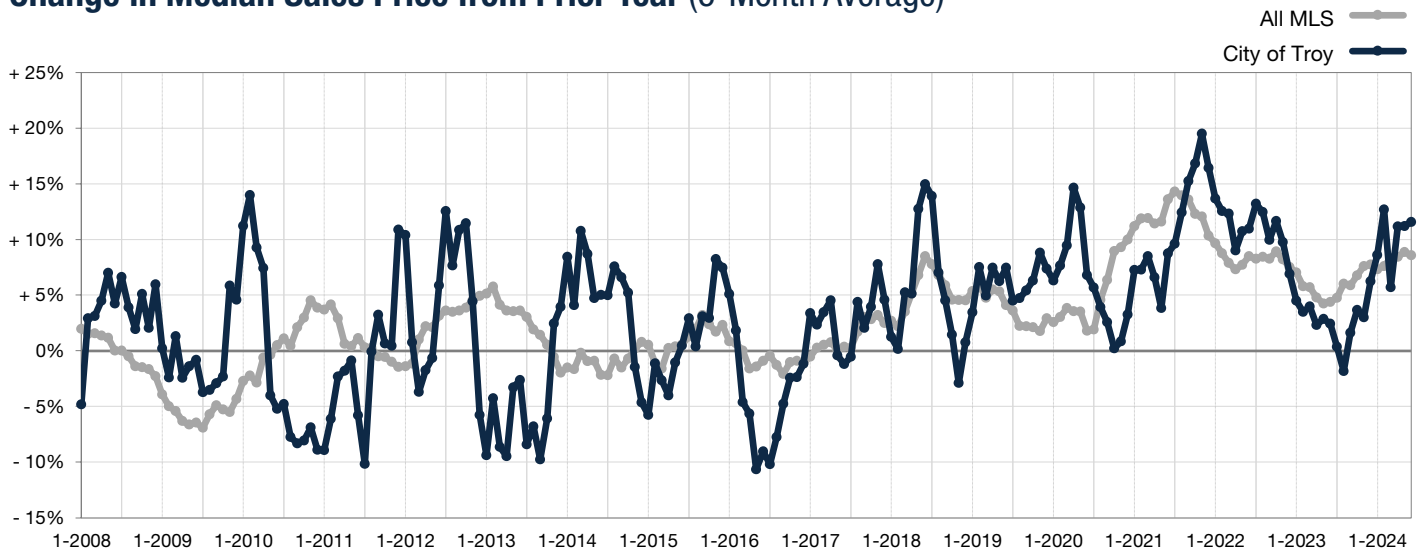
■ 2023 ■ 2024

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.