

Local Market Update – November 2024

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



City of Troy

- 27.6%

+ 5.0%

+ 9.4%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

November

Year to Date

	2023	2024	+ / -	2023	2024	+ / -
New Listings	29	21	- 27.6%	275	306	+ 11.3%
Closed Sales	20	21	+ 5.0%	220	221	+ 0.5%
Median Sales Price*	\$228,450	\$250,000	+ 9.4%	\$205,000	\$236,000	+ 15.1%
Percent of Original List Price Received*	98.1%	97.6%	- 0.5%	99.8%	101.3%	+ 1.4%
Days on Market Until Sale	23	23	- 0.6%	29	22	- 25.7%
Inventory of Homes for Sale	43	40	- 7.0%	--	--	--
Months Supply of Inventory	2.1	1.8	- 11.6%	--	--	--

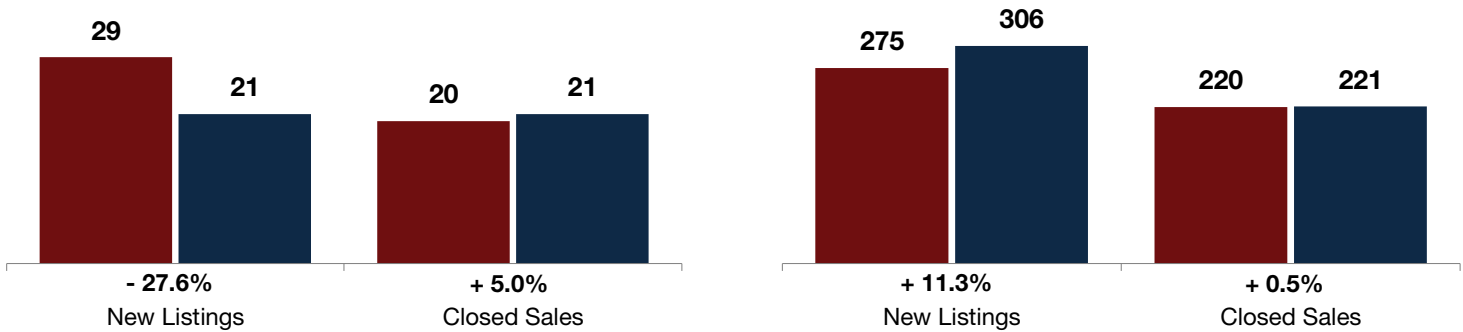
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

November

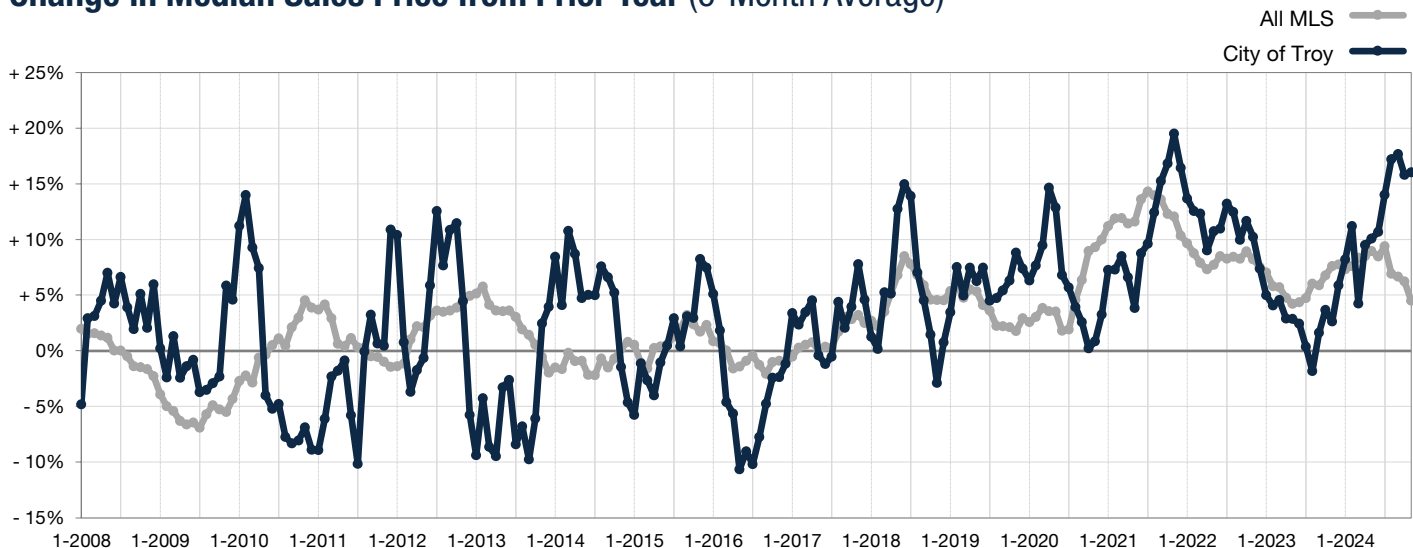
■ 2023 ■ 2024

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.