

Local Market Update – March 2021

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



Niskayuna

+ 25.0%

Change in
New Listings

+ 86.4%

Change in
Closed Sales

+ 23.1%

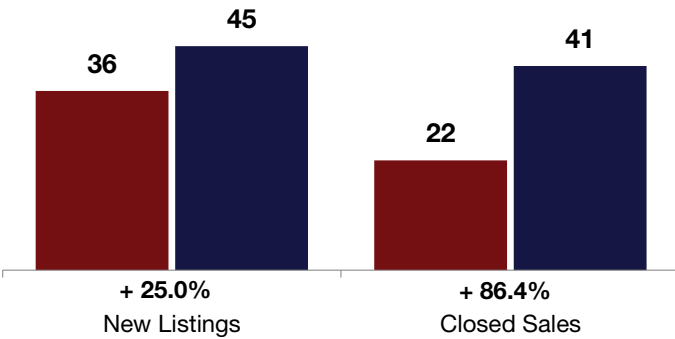
Change in
Median Sales Price

| | March | | | Year to Date | | |
|--|-----------|-----------|---------|--------------|-----------|---------|
| | 2020 | 2021 | + / - | 2020 | 2021 | + / - |
| New Listings | 36 | 45 | + 25.0% | 114 | 91 | - 20.2% |
| Closed Sales | 22 | 41 | + 86.4% | 58 | 95 | + 63.8% |
| Median Sales Price* | \$260,000 | \$320,000 | + 23.1% | \$267,500 | \$292,000 | + 9.2% |
| Percent of Original List Price Received* | 95.2% | 98.1% | + 3.1% | 93.8% | 97.7% | + 4.2% |
| Days on Market Until Sale | 50 | 49 | - 2.3% | 62 | 48 | - 22.5% |
| Inventory of Homes for Sale | 91 | 35 | - 61.5% | -- | -- | -- |
| Months Supply of Inventory | 3.0 | 1.0 | - 68.3% | -- | -- | -- |

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

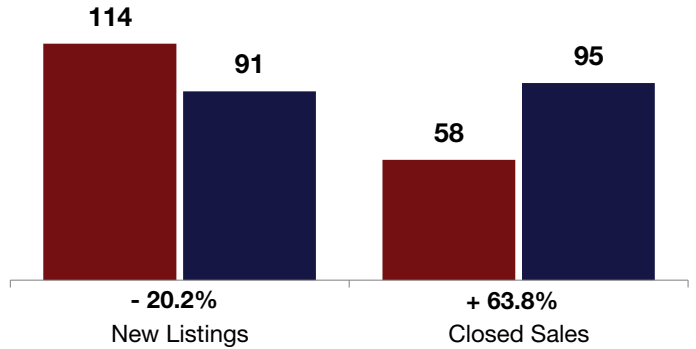
March

■ 2020 ■ 2021

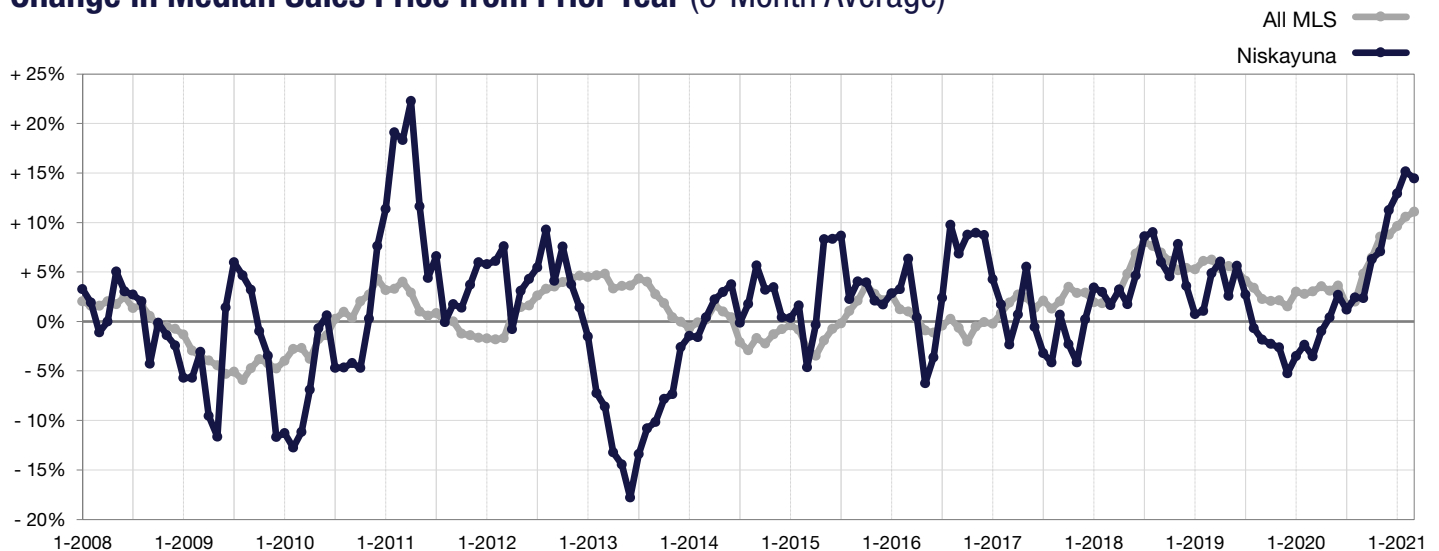


Year to Date

■ 2020 ■ 2021



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.