

Local Market Update – June 2019

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



Niskayuna

- 8.8%

Change in
New Listings

- 40.4%

Change in
Closed Sales

- 5.7%

Change in
Median Sales Price

	June			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	68	62	- 8.8%	303	307	+ 1.3%
Closed Sales	47	28	- 40.4%	174	156	- 10.3%
Median Sales Price*	\$300,000	\$282,950	- 5.7%	\$250,000	\$251,000	+ 0.4%
Percent of Original List Price Received*	96.4%	97.3%	+ 0.9%	95.0%	94.6%	- 0.5%
Days on Market Until Sale	37	41	+ 12.7%	58	55	- 5.7%
Inventory of Homes for Sale	127	131	+ 3.1%	--	--	--
Months Supply of Inventory	4.2	4.1	- 0.9%	--	--	--

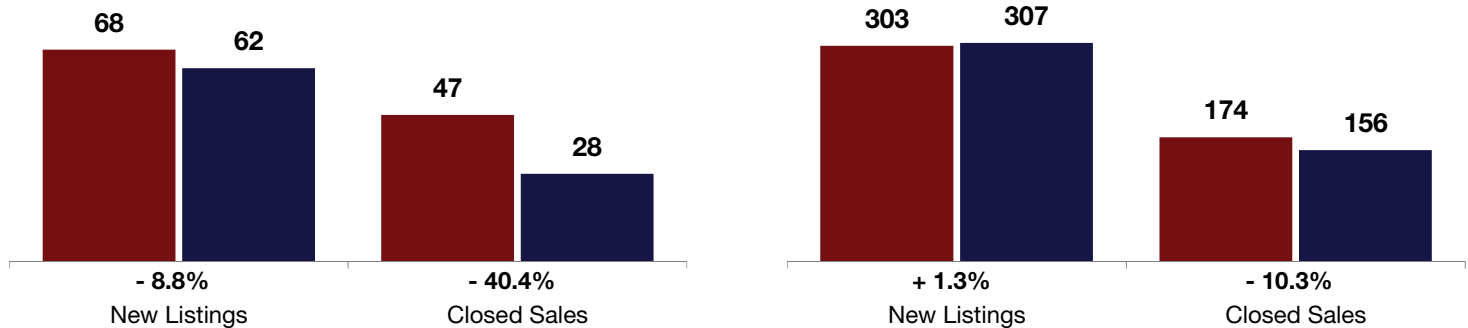
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

June

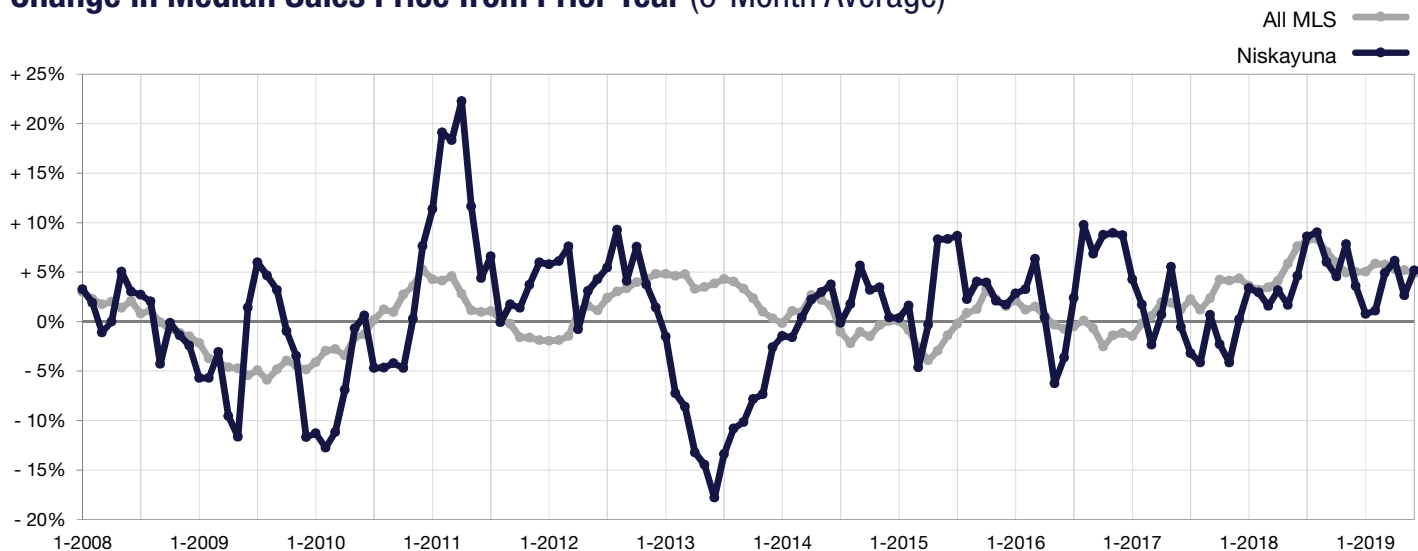
■ 2018 ■ 2019

Year to Date

■ 2018 ■ 2019



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.