

Local Market Update – June 2021

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



Niskayuna

0.0%

Change in
New Listings

+ 67.9%

Change in
Closed Sales

+ 27.1%

Change in
Median Sales Price

	June			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	60	60	0.0%	239	271	+ 13.4%
Closed Sales	28	47	+ 67.9%	129	211	+ 63.6%
Median Sales Price*	\$266,000	\$338,000	+ 27.1%	\$265,000	\$315,000	+ 18.9%
Percent of Original List Price Received*	98.3%	102.3%	+ 4.1%	95.9%	99.8%	+ 4.0%
Days on Market Until Sale	51	14	- 72.4%	51	37	- 28.4%
Inventory of Homes for Sale	88	57	- 35.2%	--	--	--
Months Supply of Inventory	3.0	1.4	- 51.2%	--	--	--

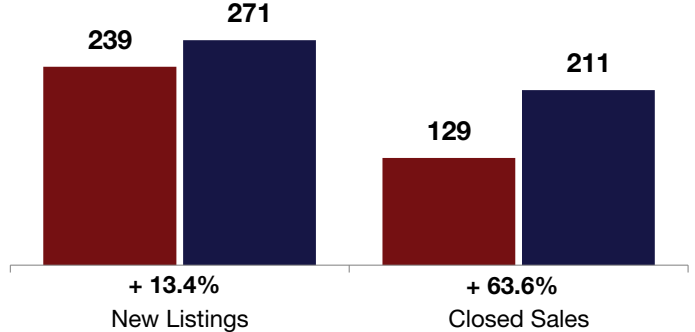
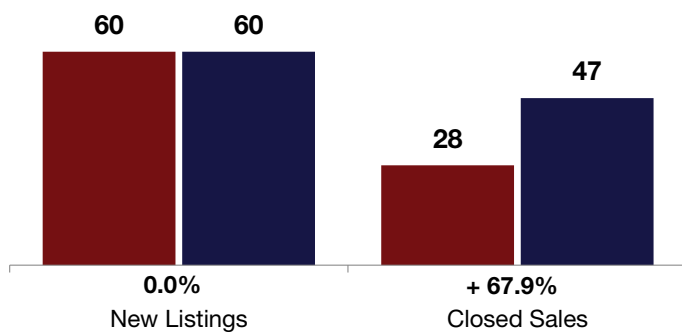
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

June

■ 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.