

Local Market Update – January 2022

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



Niskayuna

- 44.4%

Change in
New Listings

- 17.9%

Change in
Closed Sales

+ 13.8%

Change in
Median Sales Price

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	18	10	- 44.4%	18	10	- 44.4%
Closed Sales	28	23	- 17.9%	28	23	- 17.9%
Median Sales Price*	\$280,200	\$319,000	+ 13.8%	\$280,200	\$319,000	+ 13.8%
Percent of Original List Price Received*	96.2%	105.0%	+ 9.2%	96.2%	105.0%	+ 9.2%
Days on Market Until Sale	50	20	- 61.0%	50	20	- 61.0%
Inventory of Homes for Sale	51	24	- 52.9%	--	--	--
Months Supply of Inventory	1.5	0.7	- 55.8%	--	--	--

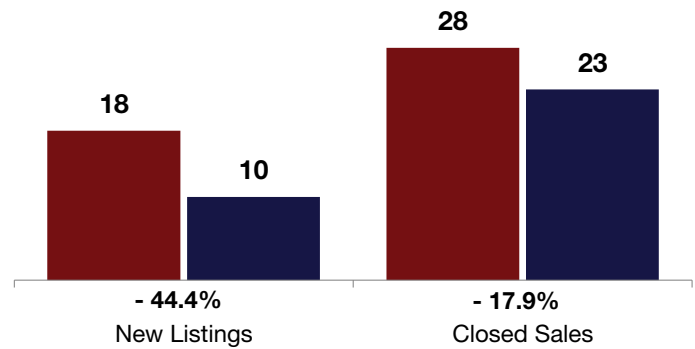
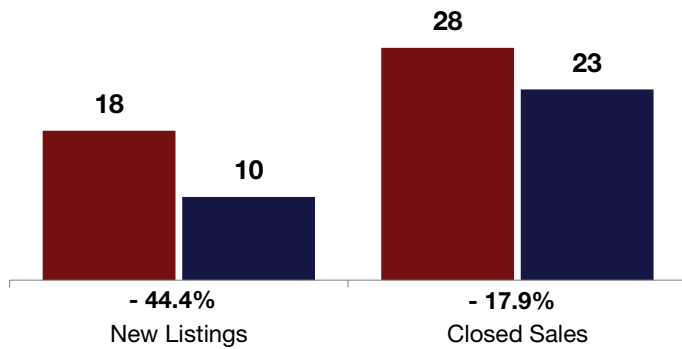
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

January

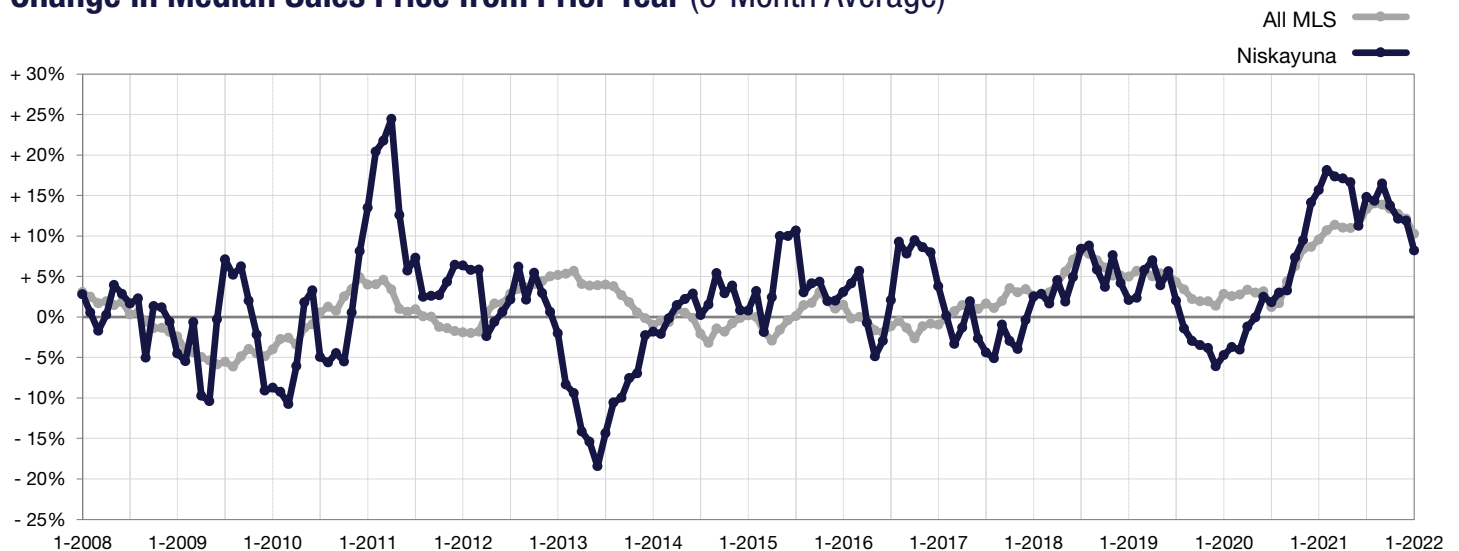
■ 2021 ■ 2022

Year to Date

■ 2021 ■ 2022



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.