

# Local Market Update – June 2024

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



## Niskayuna

**+ 36.0%**

Change in  
New Listings

**+ 5.0%**

Change in  
Closed Sales

**+ 6.4%**

Change in  
Median Sales Price

	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	25	34	+ 36.0%	155	154	- 0.6%
Closed Sales	20	21	+ 5.0%	118	108	- 8.5%
Median Sales Price*	\$390,000	\$415,000	+ 6.4%	\$345,000	\$396,000	+ 14.8%
Percent of Original List Price Received*	101.9%	102.9%	+ 1.0%	102.0%	100.2%	- 1.8%
Days on Market Until Sale	8	12	+ 56.3%	22	25	+ 15.7%
Inventory of Homes for Sale	33	35	+ 6.1%	--	--	--
Months Supply of Inventory	1.4	1.7	+ 20.8%	--	--	--

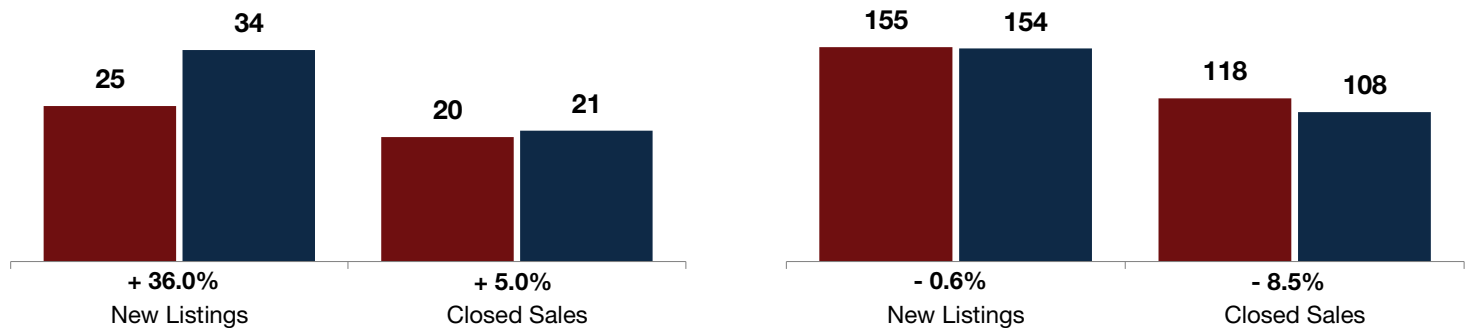
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### June

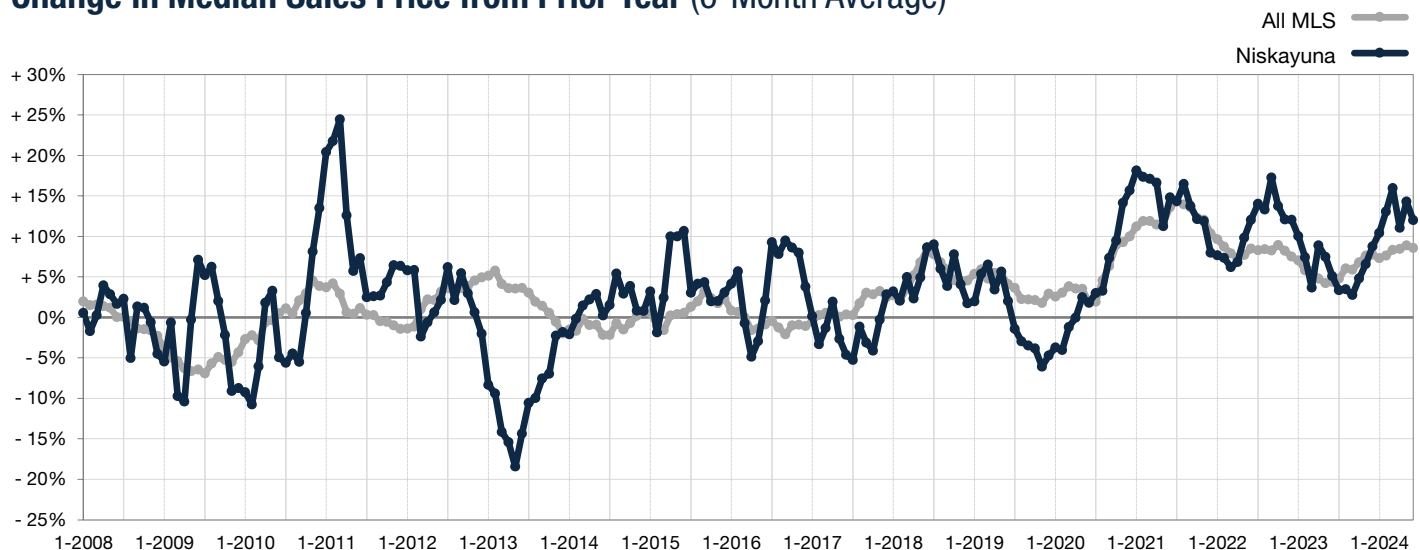
■ 2023 ■ 2024

### 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.