

# Local Market Update – September 2024

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



## Niskayuna

**- 18.2%**

Change in  
New Listings

**- 13.0%**

Change in  
Closed Sales

**+ 5.3%**

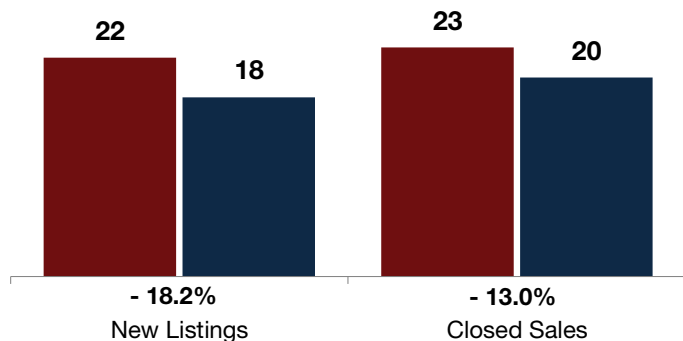
Change in  
Median Sales Price

	September			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	22	18	- 18.2%	244	216	- 11.5%
Closed Sales	23	20	- 13.0%	194	185	- 4.6%
Median Sales Price*	\$380,000	\$399,950	+ 5.3%	\$351,250	\$399,900	+ 13.9%
Percent of Original List Price Received*	102.4%	100.5%	- 1.8%	102.5%	100.9%	- 1.6%
Days on Market Until Sale	12	43	+ 249.9%	18	26	+ 41.5%
Inventory of Homes for Sale	30	26	- 13.3%	--	--	--
Months Supply of Inventory	1.3	1.3	- 1.0%	--	--	--

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

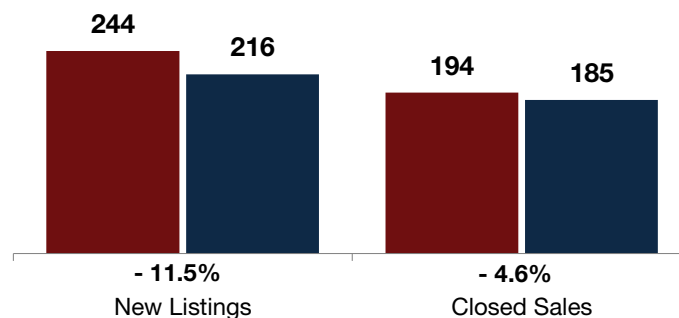
### September

■ 2023 ■ 2024

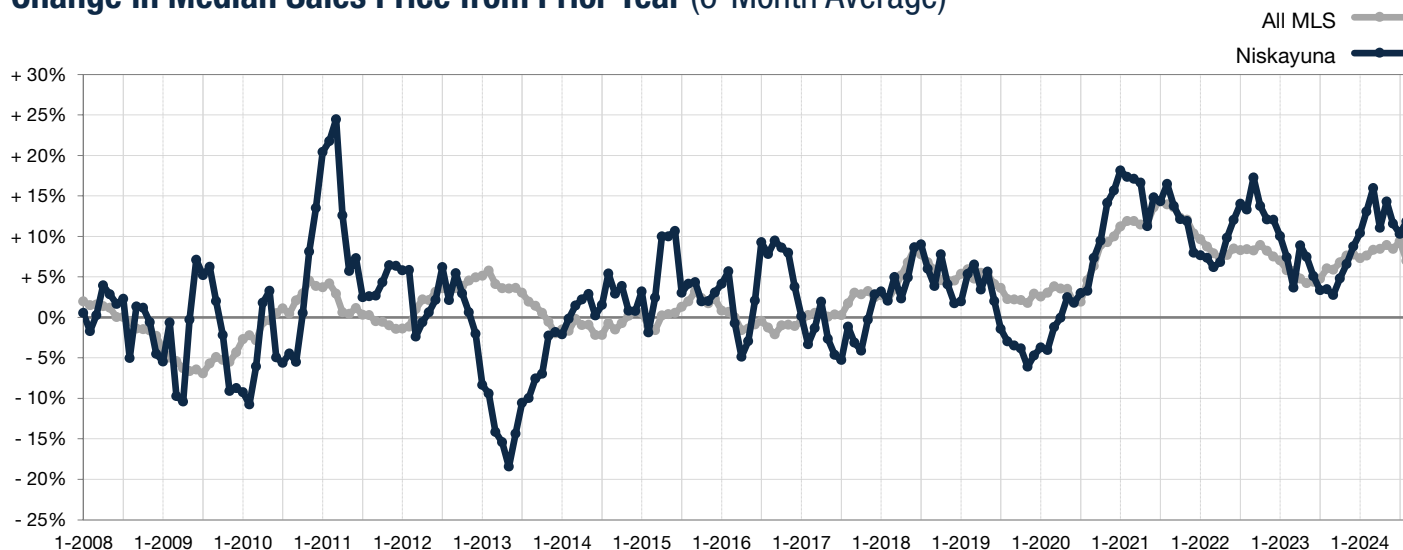


### Year to Date

■ 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.