

Local Market Update – December 2019

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



Niskayuna

- 18.2%

+ 10.7%

+ 2.8%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

December

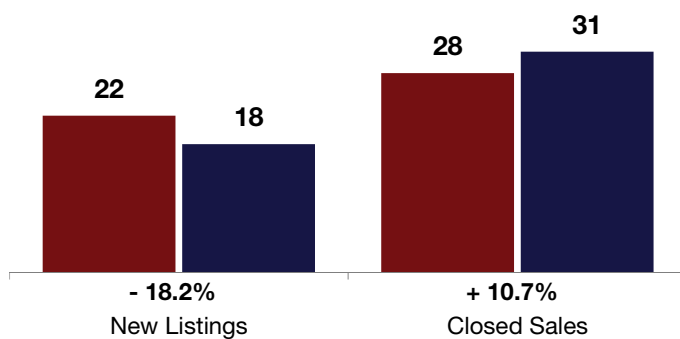
Year to Date

	2018	2019	+ / -	2018	2019	+ / -
New Listings	22	18	- 18.2%	555	534	- 3.8%
Closed Sales	28	31	+ 10.7%	388	367	- 5.4%
Median Sales Price*	\$261,000	\$268,421	+ 2.8%	\$260,000	\$255,000	- 1.9%
Percent of Original List Price Received*	96.4%	93.5%	- 3.1%	95.2%	94.6%	- 0.6%
Days on Market Until Sale	36	60	+ 65.4%	51	50	- 2.8%
Inventory of Homes for Sale	115	85	- 26.1%	--	--	--
Months Supply of Inventory	3.5	2.8	- 20.1%	--	--	--

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

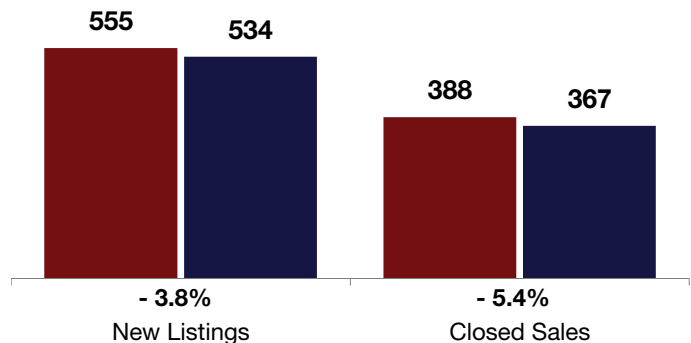
December

■ 2018 ■ 2019

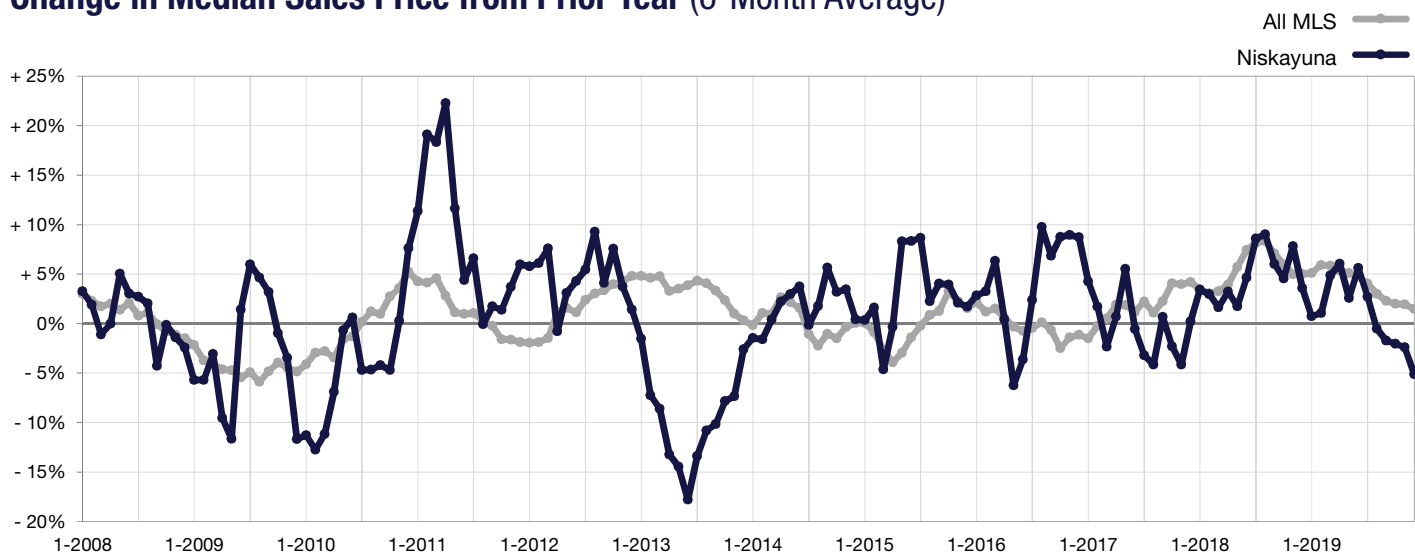


Year to Date

■ 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.