

Local Market Update – March 2019

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



Niskayuna

+ 30.0%

- 28.6%

- 0.8%

Change in
New Listings

Change in
Closed Sales

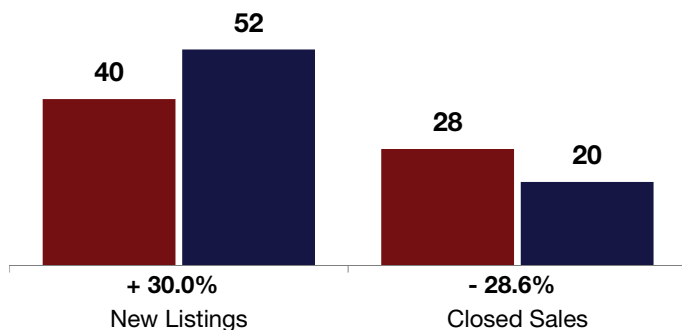
Change in
Median Sales Price

	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	40	52	+ 30.0%	100	122	+ 22.0%
Closed Sales	28	20	- 28.6%	60	63	+ 5.0%
Median Sales Price*	\$251,000	\$248,950	- 0.8%	\$241,750	\$258,000	+ 6.7%
Percent of Original List Price Received*	94.3%	93.6%	- 0.8%	92.2%	94.0%	+ 1.9%
Days on Market Until Sale	80	53	- 34.2%	83	62	- 24.9%
Inventory of Homes for Sale	82	113	+ 37.8%	--	--	--
Months Supply of Inventory	2.6	3.5	+ 34.6%	--	--	--

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

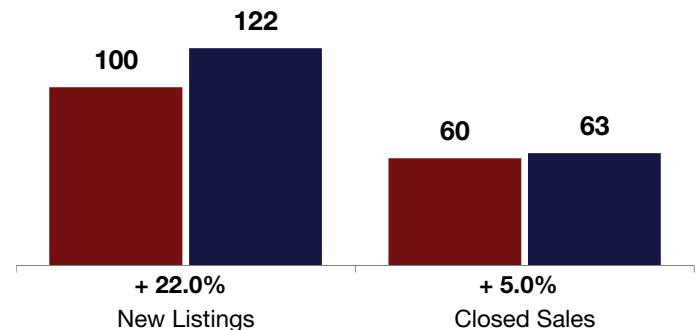
March

■ 2018 ■ 2019

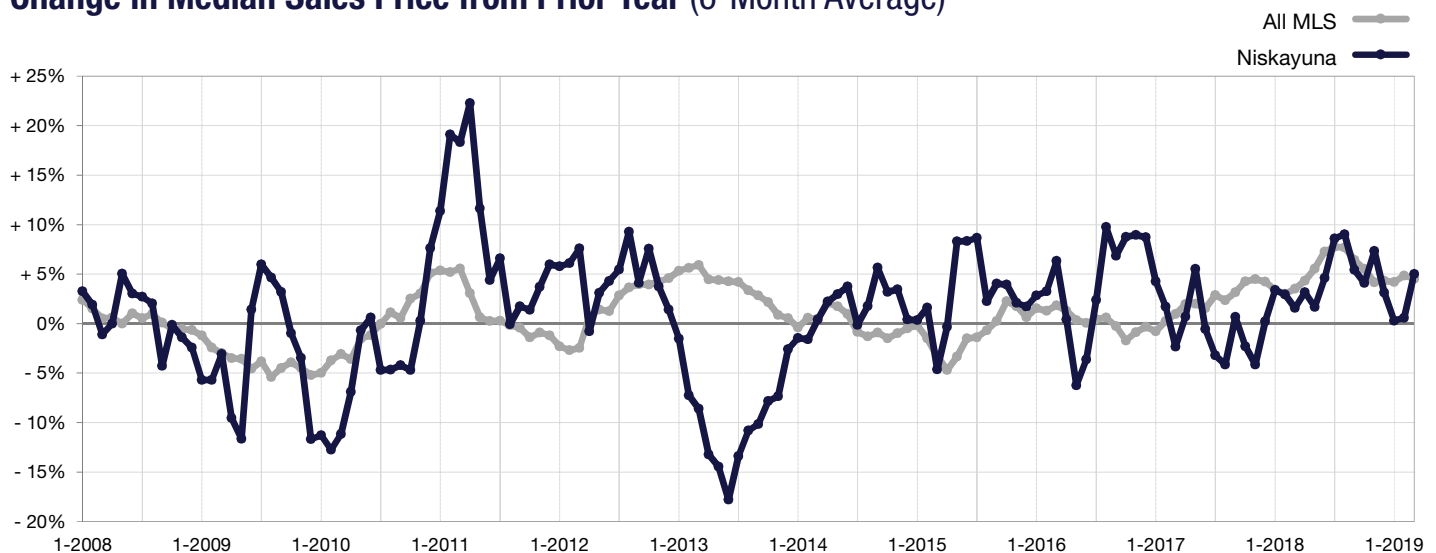


Year to Date

■ 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.