

Local Market Update – October 2021

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



North Colonie

- 12.5%

Change in
New Listings

- 35.9%

Change in
Closed Sales

+ 18.7%

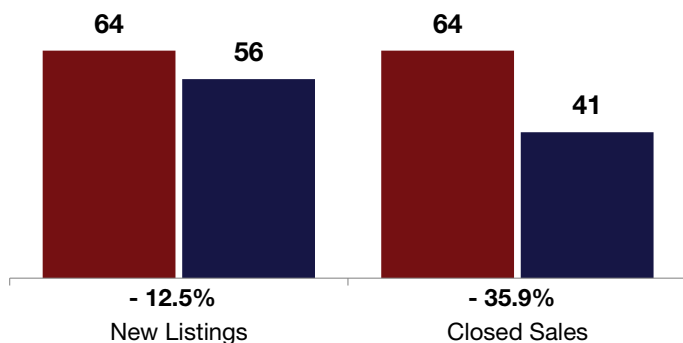
Change in
Median Sales Price

	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	64	56	- 12.5%	731	631	- 13.7%
Closed Sales	64	41	- 35.9%	451	500	+ 10.9%
Median Sales Price*	\$294,865	\$350,000	+ 18.7%	\$294,175	\$330,500	+ 12.3%
Percent of Original List Price Received*	97.9%	100.3%	+ 2.5%	98.5%	102.0%	+ 3.6%
Days on Market Until Sale	37	32	- 13.9%	39	20	- 48.1%
Inventory of Homes for Sale	133	81	- 39.1%	--	--	--
Months Supply of Inventory	2.5	1.7	- 31.5%	--	--	--

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

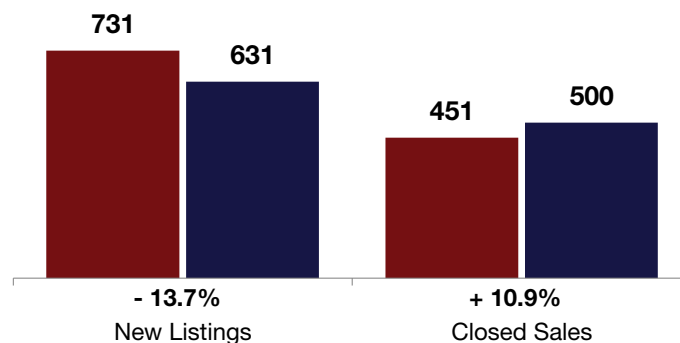
October

■ 2020 ■ 2021

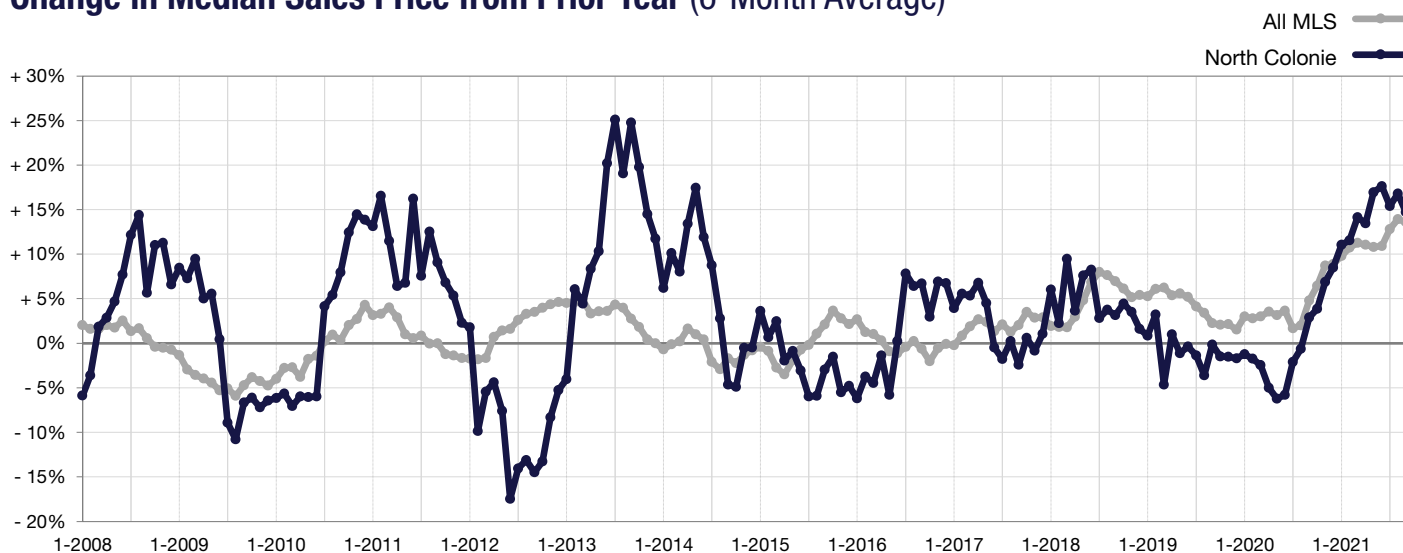


Year to Date

■ 2020 ■ 2021



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.