

Local Market Update – March 2022

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



North Colonie

- 55.9%

Change in
New Listings

- 26.4%

Change in
Closed Sales

+ 6.2%

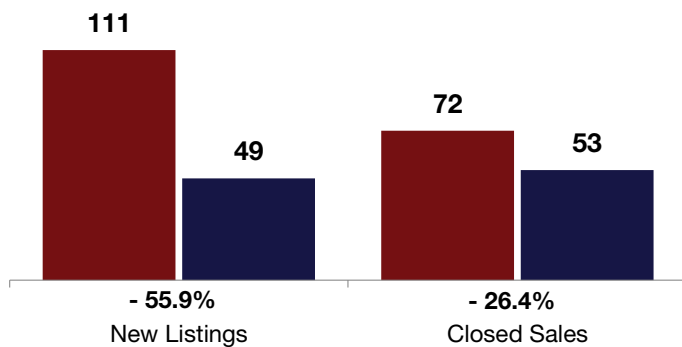
Change in
Median Sales Price

	March			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	111	49	- 55.9%	260	151	- 41.9%
Closed Sales	72	53	- 26.4%	218	171	- 21.6%
Median Sales Price*	\$273,105	\$290,000	+ 6.2%	\$279,950	\$301,000	+ 7.5%
Percent of Original List Price Received*	101.3%	98.7%	- 2.6%	99.9%	100.3%	+ 0.4%
Days on Market Until Sale	31	38	+ 23.7%	34	33	- 2.3%
Inventory of Homes for Sale	171	67	- 60.8%	--	--	--
Months Supply of Inventory	2.0	0.9	- 55.2%	--	--	--

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

March

■ 2021 ■ 2022

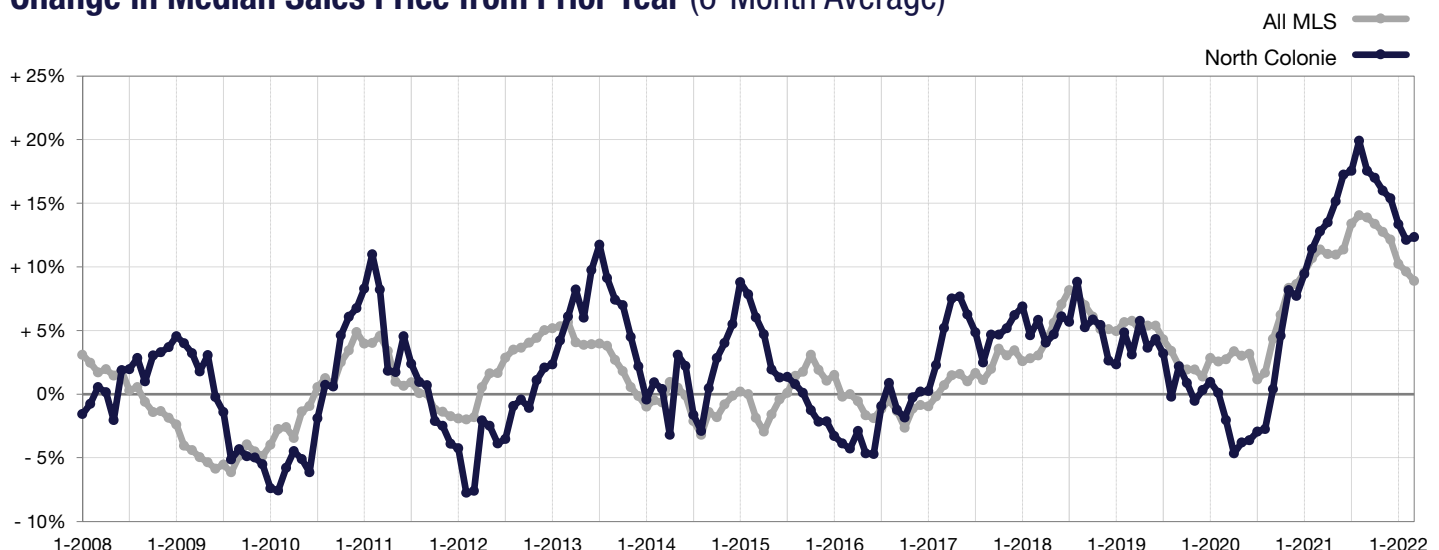


Year to Date

■ 2021 ■ 2022



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.