

Local Market Update – June 2022

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



- 23.3%

- 45.1%

+ 3.6%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

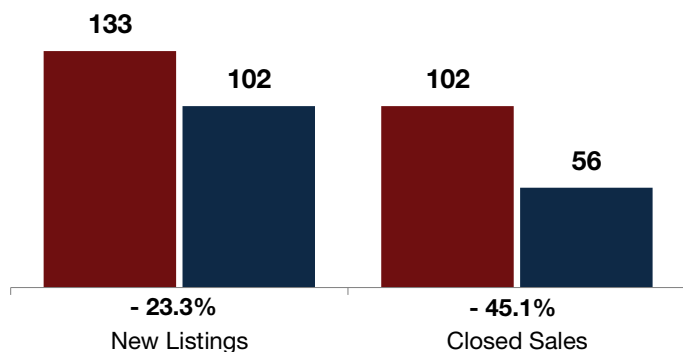
North Colonie

	June			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	133	102	- 23.3%	617	406	- 34.2%
Closed Sales	102	56	- 45.1%	446	323	- 27.6%
Median Sales Price*	\$323,500	\$335,047	+ 3.6%	\$291,031	\$320,000	+ 10.0%
Percent of Original List Price Received*	103.9%	104.1%	+ 0.3%	101.8%	103.0%	+ 1.2%
Days on Market Until Sale	11	12	+ 9.7%	23	27	+ 15.2%
Inventory of Homes for Sale	189	71	- 62.4%	--	--	--
Months Supply of Inventory	2.1	1.0	- 50.9%	--	--	--

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

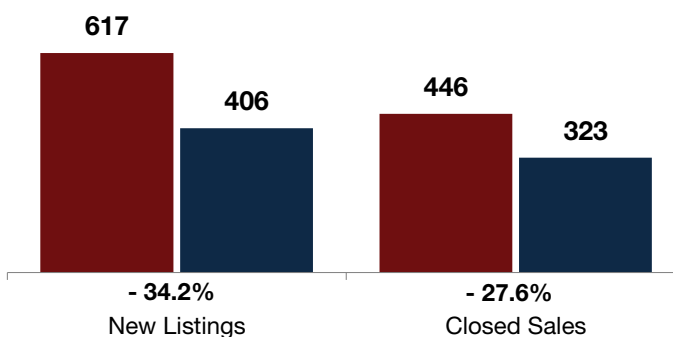
June

■ 2021 ■ 2022

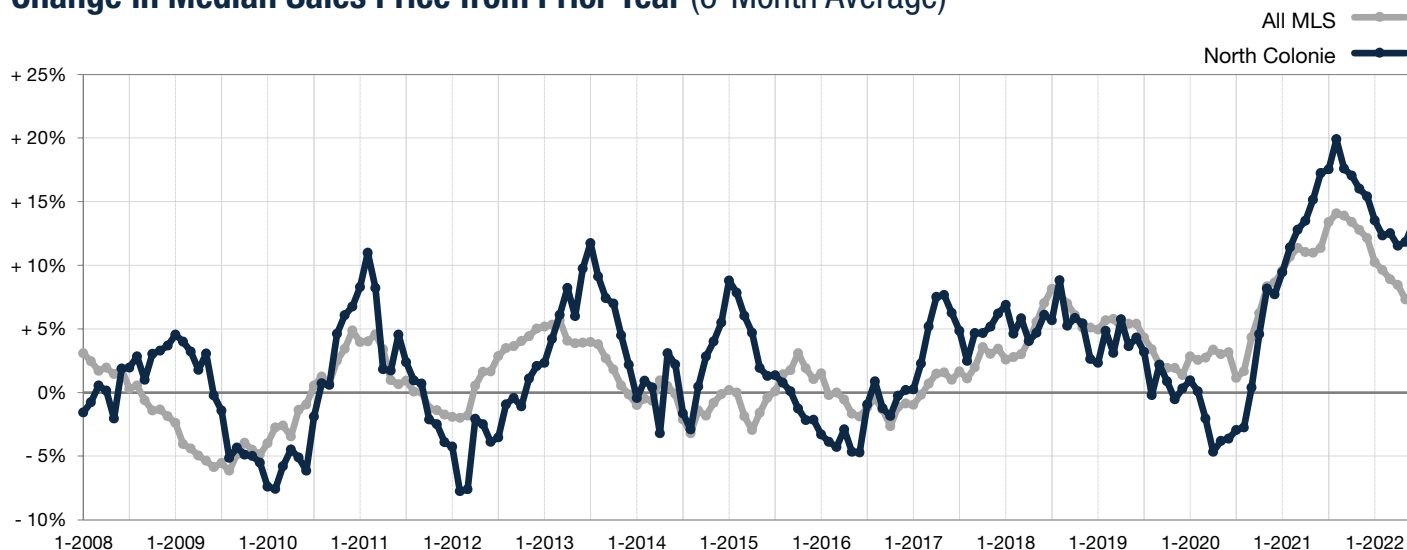


Year to Date

■ 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.