

Local Market Update – October 2019

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



North Colonie

+ 25.8%

Change in
New Listings

+ 1.9%

Change in
Closed Sales

- 3.1%

Change in
Median Sales Price

	October			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	62	78	+ 25.8%	716	740	+ 3.4%
Closed Sales	53	54	+ 1.9%	424	458	+ 8.0%
Median Sales Price*	\$288,915	\$280,000	- 3.1%	\$286,000	\$290,000	+ 1.4%
Percent of Original List Price Received*	97.6%	96.5%	- 1.2%	98.4%	98.2%	- 0.2%
Days on Market Until Sale	35	51	+ 46.4%	41	50	+ 22.6%
Inventory of Homes for Sale	208	213	+ 2.4%	--	--	--
Months Supply of Inventory	4.6	4.7	+ 1.5%	--	--	--

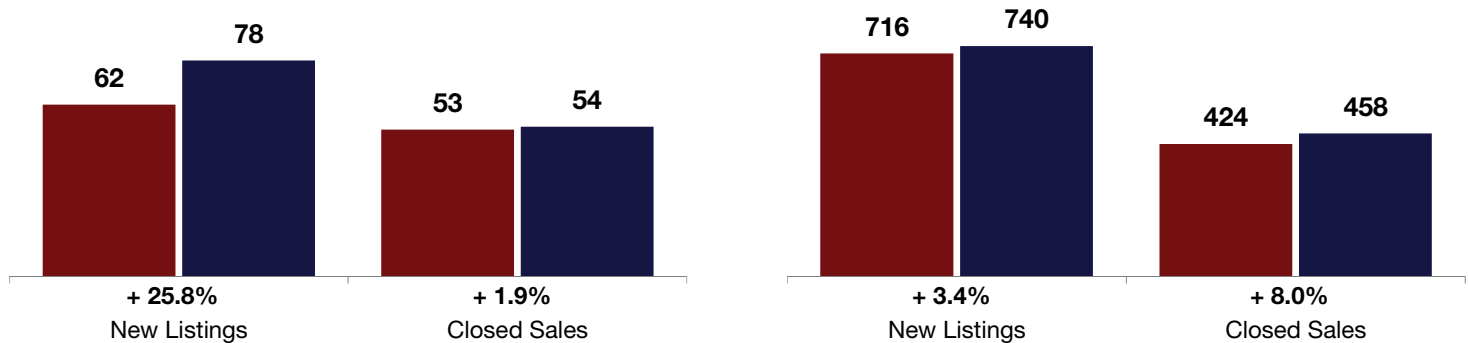
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

October

■ 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.