

Local Market Update – July 2020

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



- 11.3%

Change in
New Listings

- 8.2%

Change in
Closed Sales

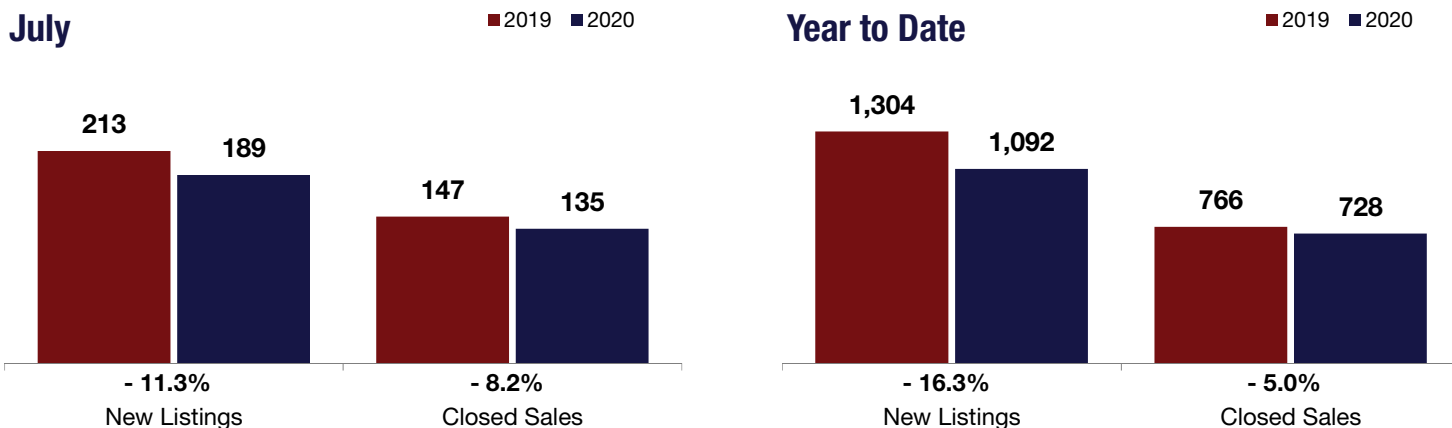
+ 10.8%

Change in
Median Sales Price

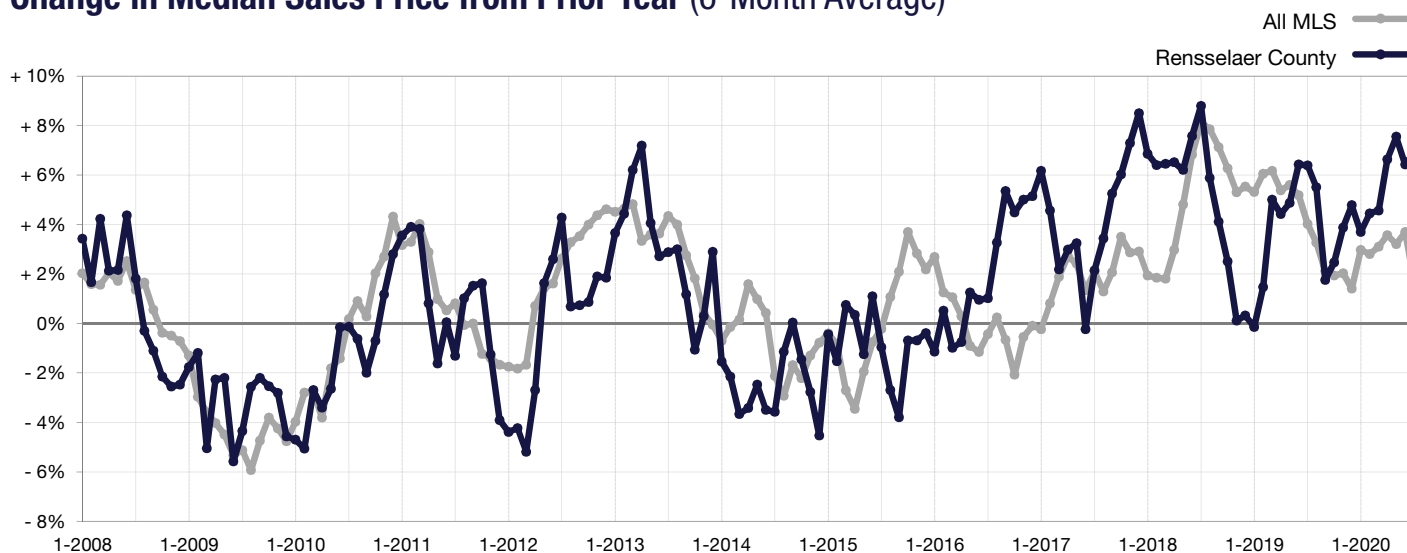
Rensselaer County

	July			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	213	189	- 11.3%	1,304	1,092	- 16.3%
Closed Sales	147	135	- 8.2%	766	728	- 5.0%
Median Sales Price*	\$195,000	\$216,000	+ 10.8%	\$192,500	\$205,000	+ 6.5%
Percent of Original List Price Received*	96.0%	97.3%	+ 1.4%	95.7%	95.7%	- 0.0%
Days on Market Until Sale	51	42	- 17.1%	54	56	+ 3.6%
Inventory of Homes for Sale	498	353	- 29.1%	--	--	--
Months Supply of Inventory	3.9	2.9	- 25.6%	--	--	--

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



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.