

Local Market Update – February 2023

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



- 35.0%

Change in
New Listings

- 25.9%

Change in
Closed Sales

+ 12.7%

Change in
Median Sales Price

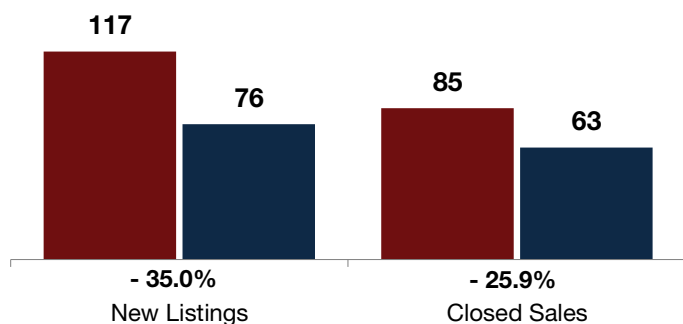
Rensselaer County

	February			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
New Listings	117	76	- 35.0%	215	166	- 22.8%
Closed Sales	85	63	- 25.9%	197	133	- 32.5%
Median Sales Price*	\$205,000	\$231,000	+ 12.7%	\$229,900	\$231,000	+ 0.5%
Percent of Original List Price Received*	96.0%	93.4%	- 2.7%	96.6%	95.3%	- 1.4%
Days on Market Until Sale	50	48	- 3.2%	42	39	- 7.5%
Inventory of Homes for Sale	171	134	- 21.6%	--	--	--
Months Supply of Inventory	1.2	1.1	- 6.3%	--	--	--

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

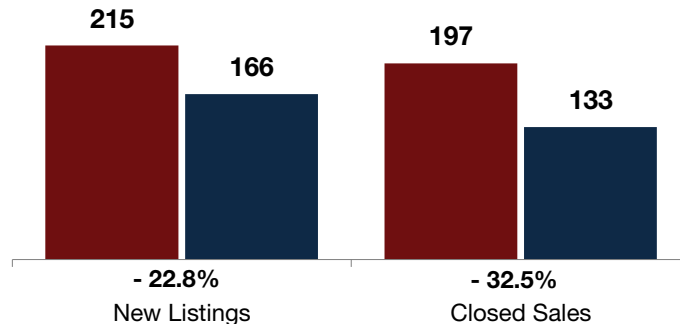
February

■ 2022 ■ 2023

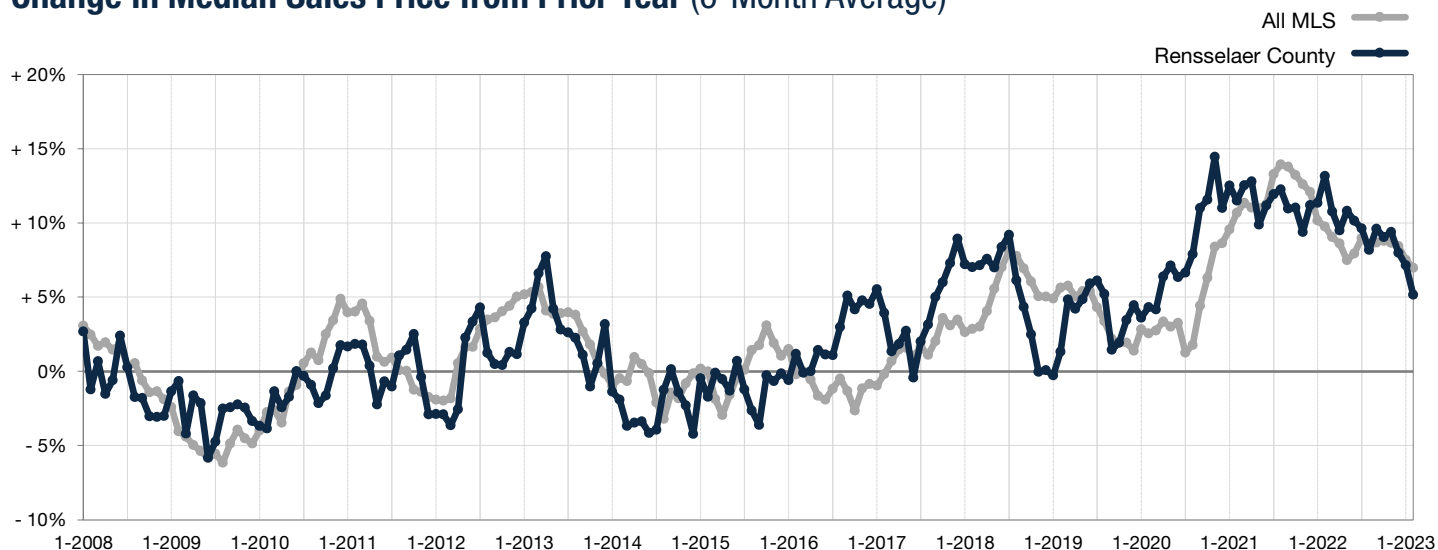


Year to Date

■ 2022 ■ 2023



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.