

Local Market Update – September 2019

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



Saratoga County

+ 8.9%

Change in
New Listings

- 6.0%

Change in
Closed Sales

- 3.2%

Change in
Median Sales Price

September

Year to Date

	2018	2019	+ / -	2018	2019	+ / -
New Listings	447	487	+ 8.9%	4,090	4,144	+ 1.3%
Closed Sales	249	234	- 6.0%	2,363	2,274	- 3.8%
Median Sales Price*	\$309,900	\$299,950	- 3.2%	\$295,000	\$300,000	+ 1.7%
Percent of Original List Price Received*	97.8%	96.7%	- 1.1%	98.0%	97.1%	- 0.9%
Days on Market Until Sale	55	53	- 4.6%	53	54	+ 2.8%
Inventory of Homes for Sale	1,688	1,581	- 6.3%	--	--	--
Months Supply of Inventory	6.5	6.3	- 3.4%	--	--	--

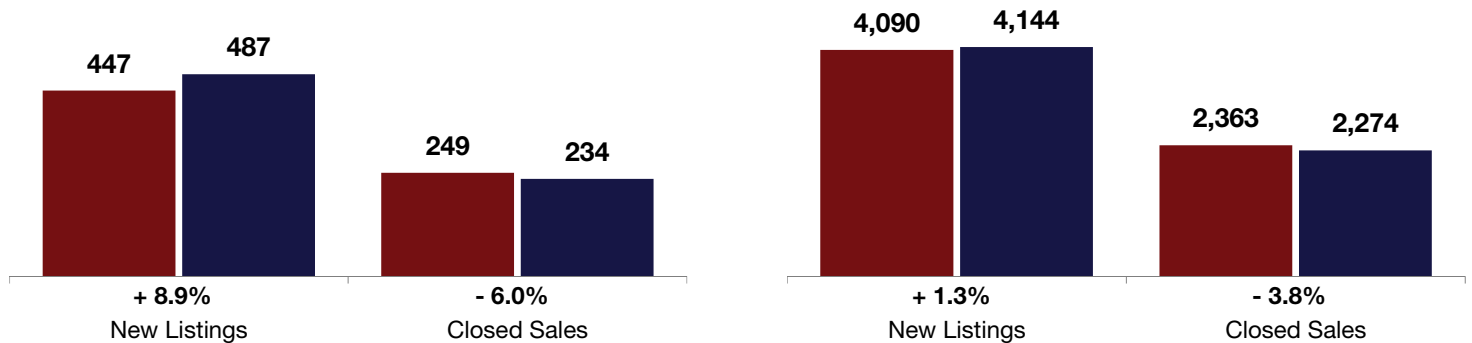
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

September

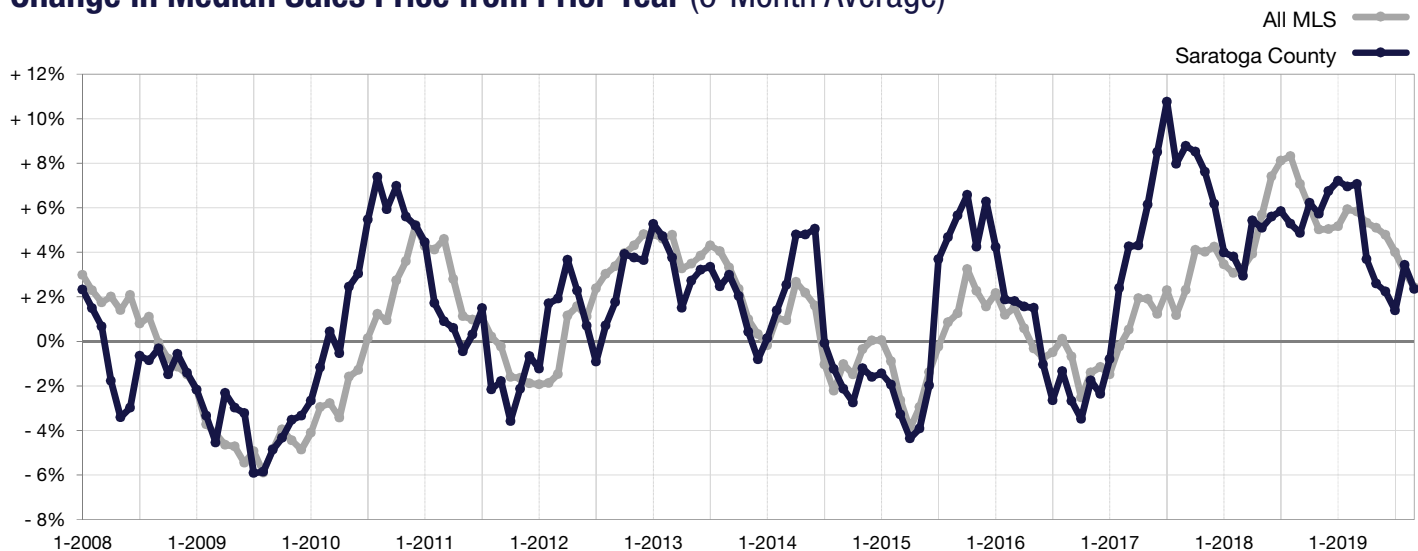
■ 2018 ■ 2019

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.