

Local Market Update – November 2019

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



Saratoga County

- 5.6%

Change in
New Listings

- 10.5%

Change in
Closed Sales

+ 3.4%

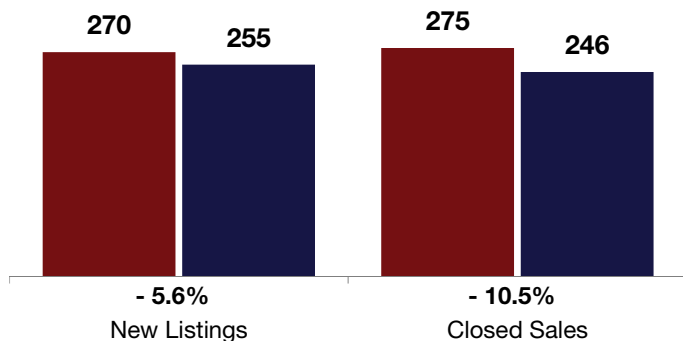
Change in
Median Sales Price

	November			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	270	255	- 5.6%	4,831	4,806	- 0.5%
Closed Sales	275	246	- 10.5%	2,907	2,822	- 2.9%
Median Sales Price*	\$295,000	\$305,149	+ 3.4%	\$295,000	\$300,163	+ 1.8%
Percent of Original List Price Received*	96.1%	96.2%	+ 0.1%	97.8%	97.0%	- 0.8%
Days on Market Until Sale	56	54	- 4.4%	52	55	+ 4.7%
Inventory of Homes for Sale	1,644	1,355	- 17.6%	--	--	--
Months Supply of Inventory	6.4	5.3	- 17.0%	--	--	--

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

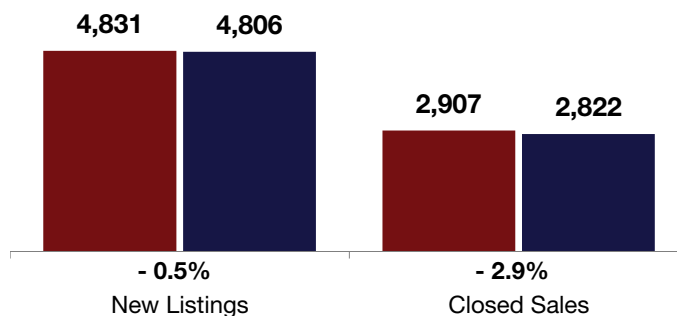
November

■ 2018 ■ 2019

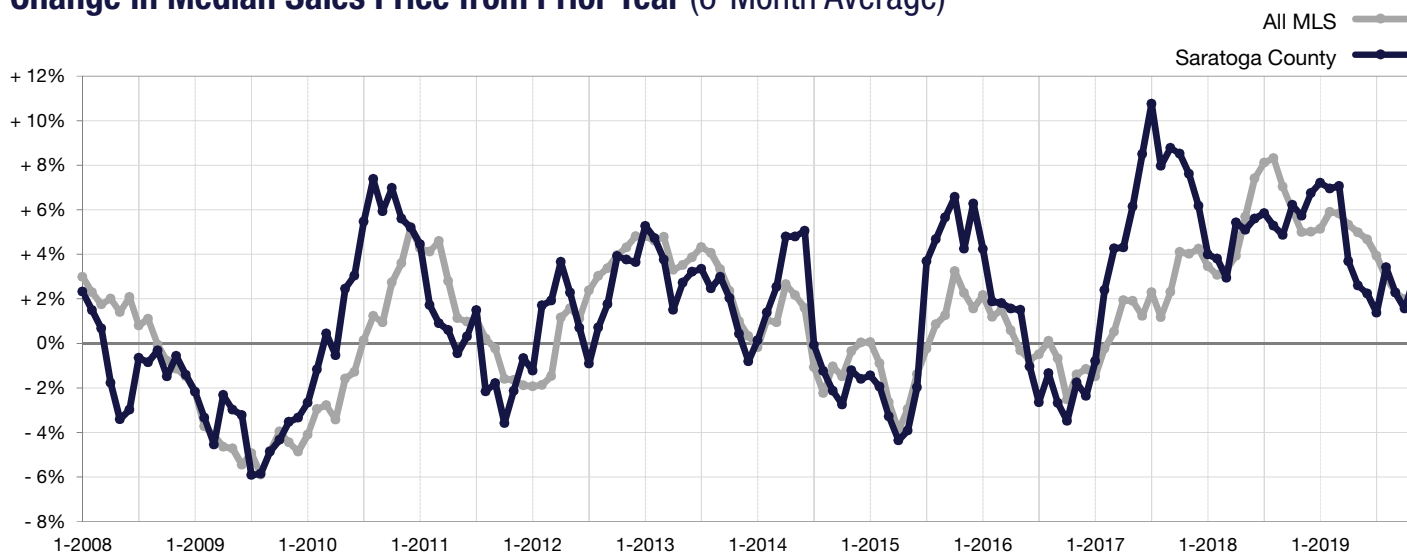


Year to Date

■ 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.