

Local Market Update – June 2022

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



Schenectady County

- 18.0%

Change in
New Listings

- 33.3%

Change in
Closed Sales

+ 15.1%

Change in
Median Sales Price

	June			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	294	241	- 18.0%	1,299	997	- 23.2%
Closed Sales	216	144	- 33.3%	1,030	807	- 21.7%
Median Sales Price*	\$223,000	\$256,750	+ 15.1%	\$202,500	\$220,000	+ 8.6%
Percent of Original List Price Received*	102.5%	105.5%	+ 3.0%	99.4%	101.2%	+ 1.8%
Days on Market Until Sale	21	9	- 57.1%	34	28	- 17.4%
Inventory of Homes for Sale	338	197	- 41.7%	--	--	--
Months Supply of Inventory	1.7	1.2	- 29.9%	--	--	--

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

June

■ 2021 ■ 2022

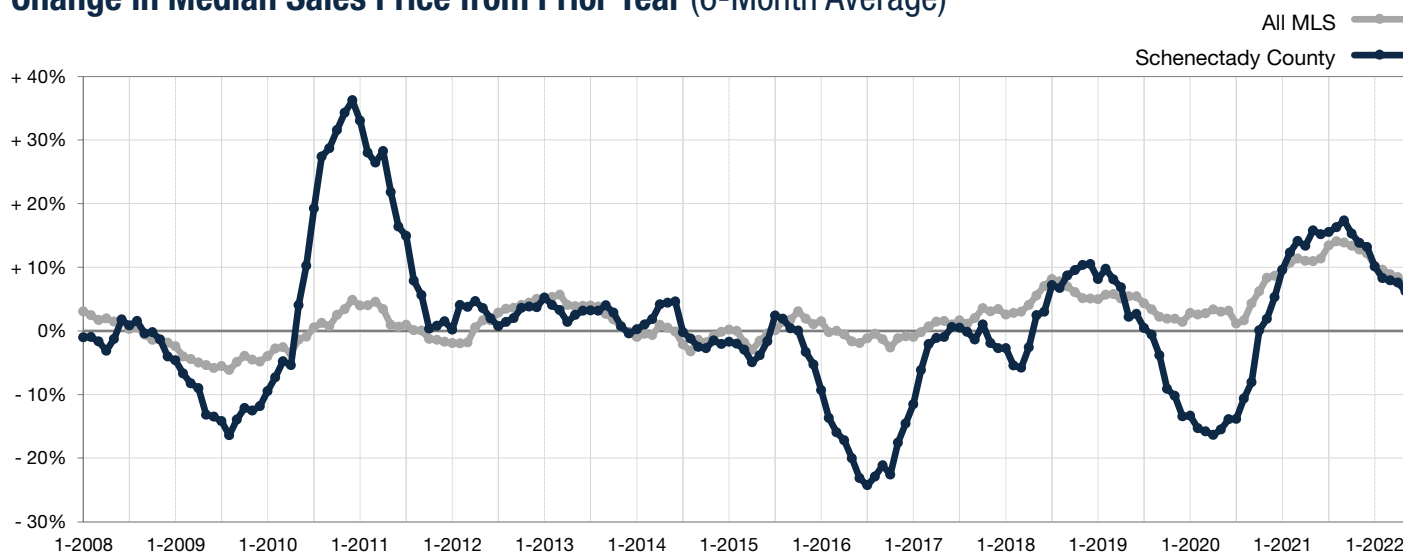


Year to Date

■ 2021 ■ 2022



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.