

# Local Market Update – March 2019

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



## Schenectady County

**+ 4.9%**

**- 41.7%**

**- 9.3%**

Change in  
New Listings

Change in  
Closed Sales

Change in  
Median Sales Price

	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	203	213	+ 4.9%	517	507	- 1.9%
Closed Sales	151	88	- 41.7%	358	301	- 15.9%
Median Sales Price*	\$159,900	\$144,950	- 9.3%	\$158,500	\$164,349	+ 3.7%
Percent of Original List Price Received*	93.9%	95.5%	+ 1.7%	93.2%	94.4%	+ 1.3%
Days on Market Until Sale	80	63	- 21.6%	74	55	- 25.3%
Inventory of Homes for Sale	472	448	- 5.1%	--	--	--
Months Supply of Inventory	3.0	3.0	- 1.1%	--	--	--

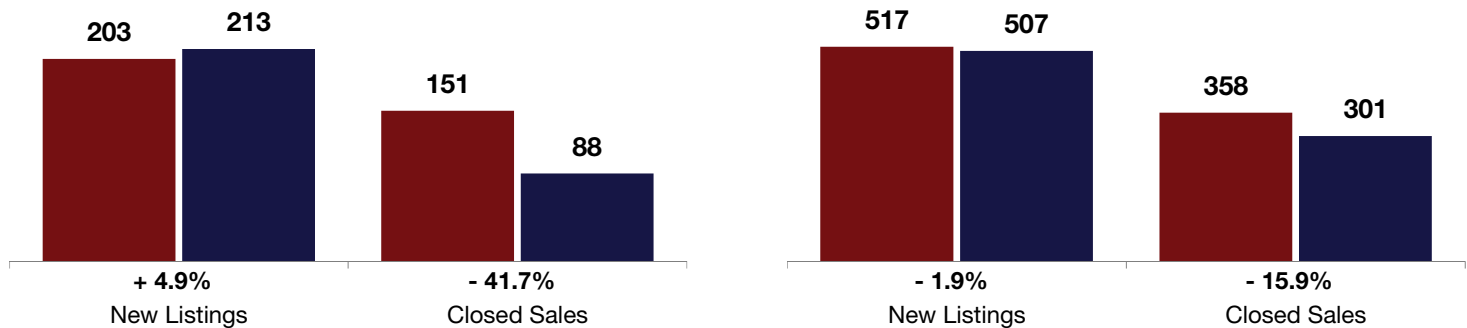
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### March

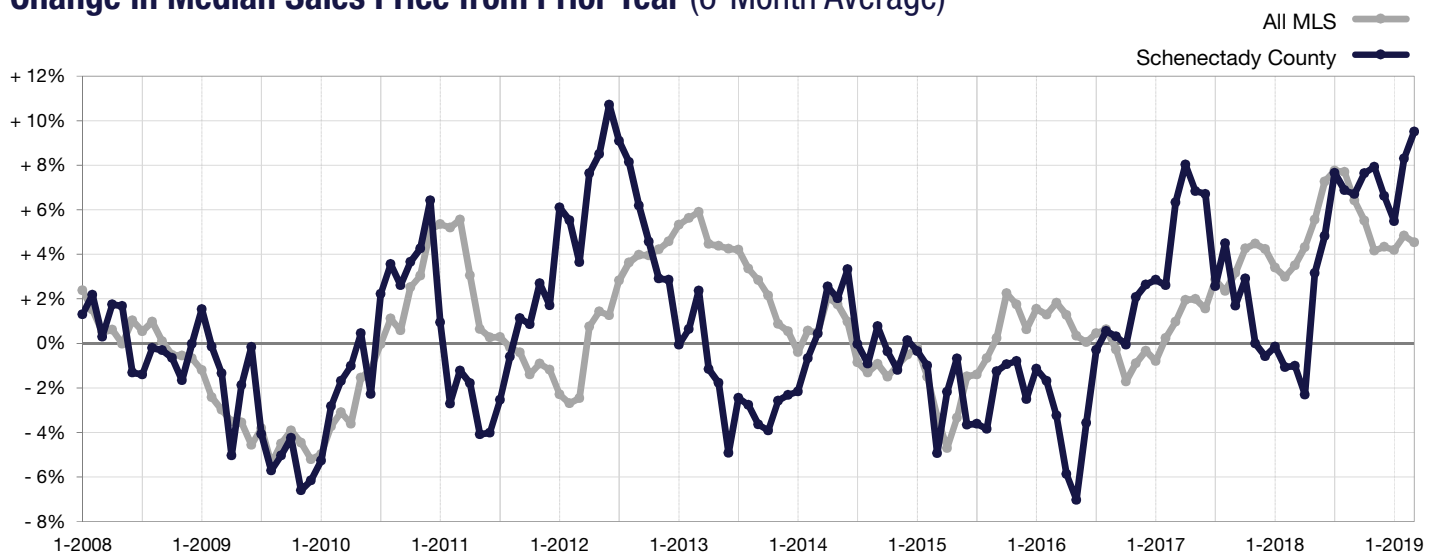
■ 2018 ■ 2019

### 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.