

Local Market Update – May 2020

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



Schoharie County

- 68.3%

Change in
New Listings

- 8.0%

Change in
Closed Sales

- 3.3%

Change in
Median Sales Price

	May			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	60	19	- 68.3%	199	121	- 39.2%
Closed Sales	25	23	- 8.0%	99	105	+ 6.1%
Median Sales Price*	\$129,320	\$125,000	- 3.3%	\$123,000	\$132,500	+ 7.7%
Percent of Original List Price Received*	93.2%	88.6%	- 4.9%	91.2%	90.6%	- 0.7%
Days on Market Until Sale	71	158	+ 123.1%	94	122	+ 29.8%
Inventory of Homes for Sale	190	100	- 47.4%	--	--	--
Months Supply of Inventory	8.2	3.7	- 55.3%	--	--	--

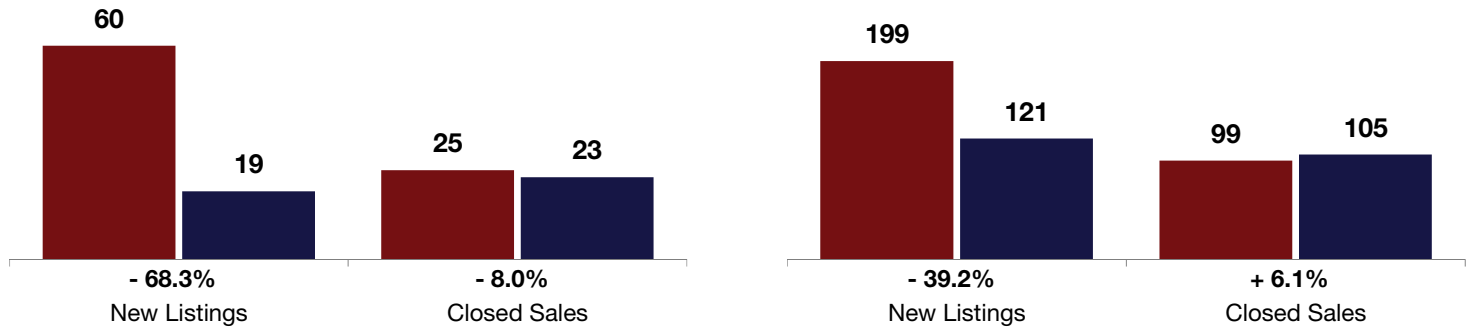
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

May

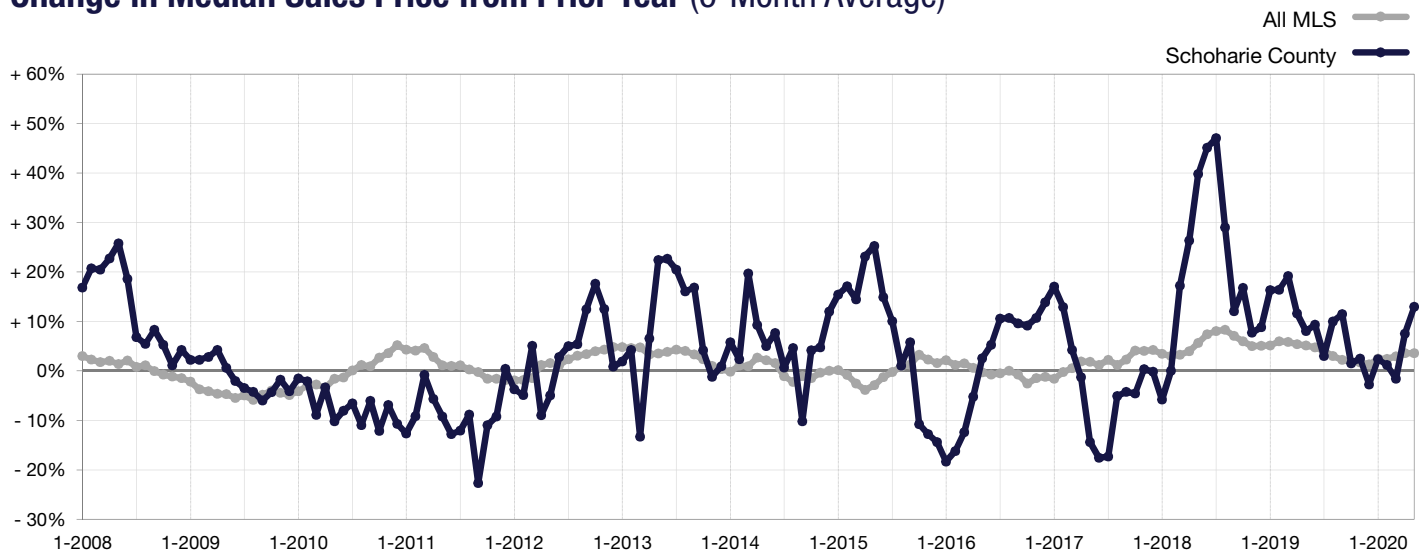
■ 2019 ■ 2020

Year to Date

■ 2019 ■ 2020



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.