

Local Market Update – August 2020

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



Schoharie County

- 18.2%

Change in
New Listings

- 6.1%

Change in
Closed Sales

+ 33.6%

Change in
Median Sales Price

	August			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	55	45	- 18.2%	360	266	- 26.1%
Closed Sales	33	31	- 6.1%	177	181	+ 2.3%
Median Sales Price*	\$135,445	\$180,900	+ 33.6%	\$129,320	\$149,900	+ 15.9%
Percent of Original List Price Received*	92.0%	99.5%	+ 8.1%	91.2%	92.7%	+ 1.6%
Days on Market Until Sale	88	66	- 25.1%	93	105	+ 13.3%
Inventory of Homes for Sale	198	97	- 51.0%	--	--	--
Months Supply of Inventory	8.0	3.4	- 57.7%	--	--	--

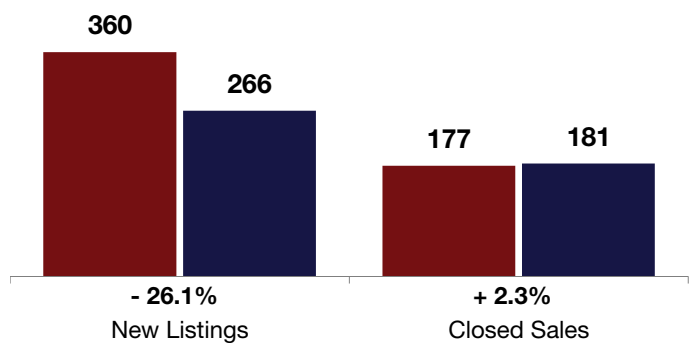
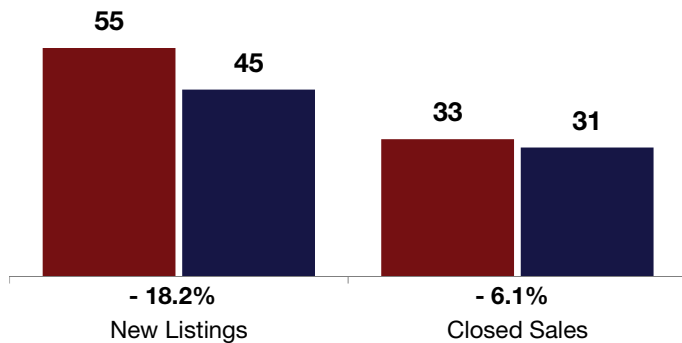
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

August

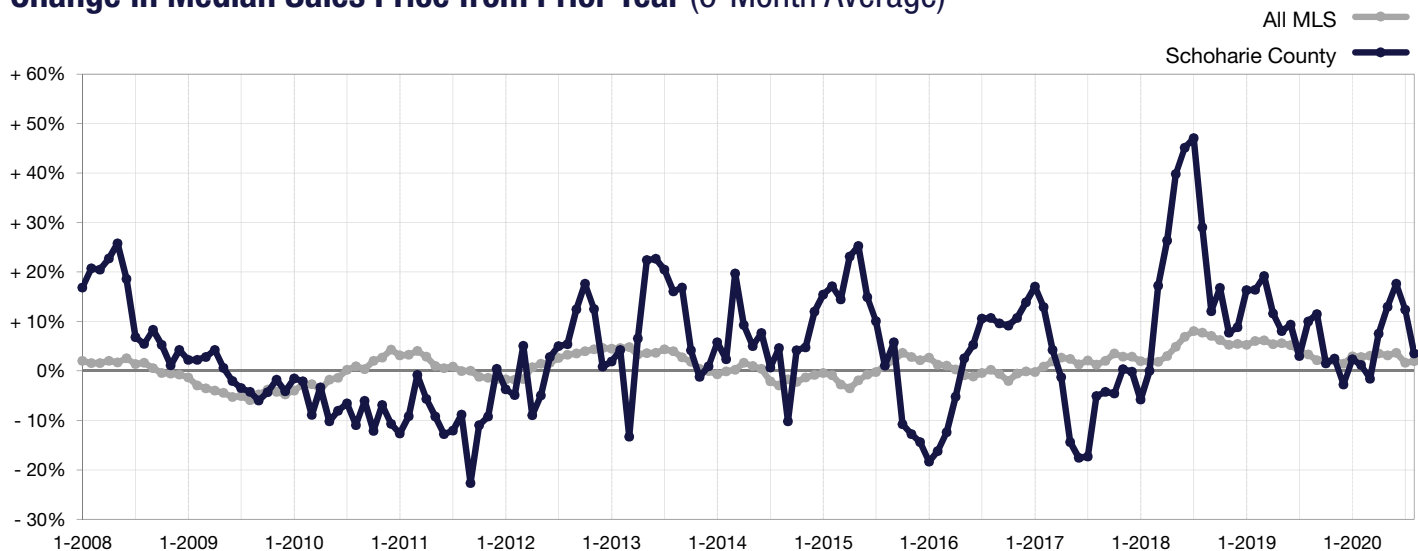
■ 2019 ■ 2020

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.