

Local Market Update – September 2020

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



Schoharie County

+ 27.3%

Change in
New Listings

+ 6.5%

Change in
Closed Sales

+ 36.5%

Change in
Median Sales Price

	September			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	44	56	+ 27.3%	404	321	- 20.5%
Closed Sales	31	33	+ 6.5%	208	217	+ 4.3%
Median Sales Price*	\$115,000	\$157,000	+ 36.5%	\$125,250	\$150,000	+ 19.8%
Percent of Original List Price Received*	94.7%	96.9%	+ 2.3%	91.8%	93.3%	+ 1.7%
Days on Market Until Sale	59	72	+ 22.6%	88	99	+ 13.3%
Inventory of Homes for Sale	193	114	- 40.9%	--	--	--
Months Supply of Inventory	7.3	4.0	- 45.1%	--	--	--

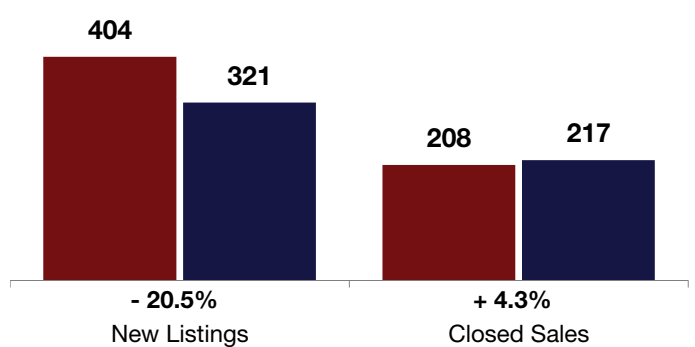
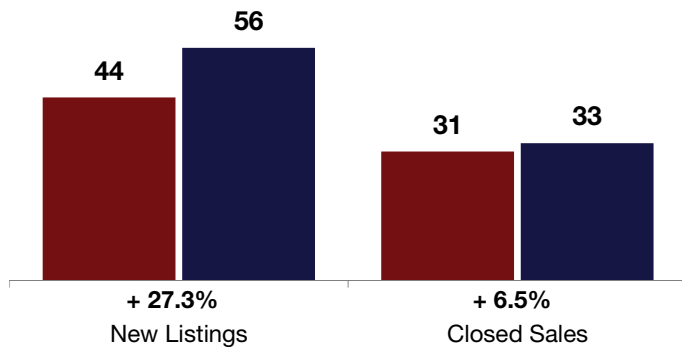
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

September

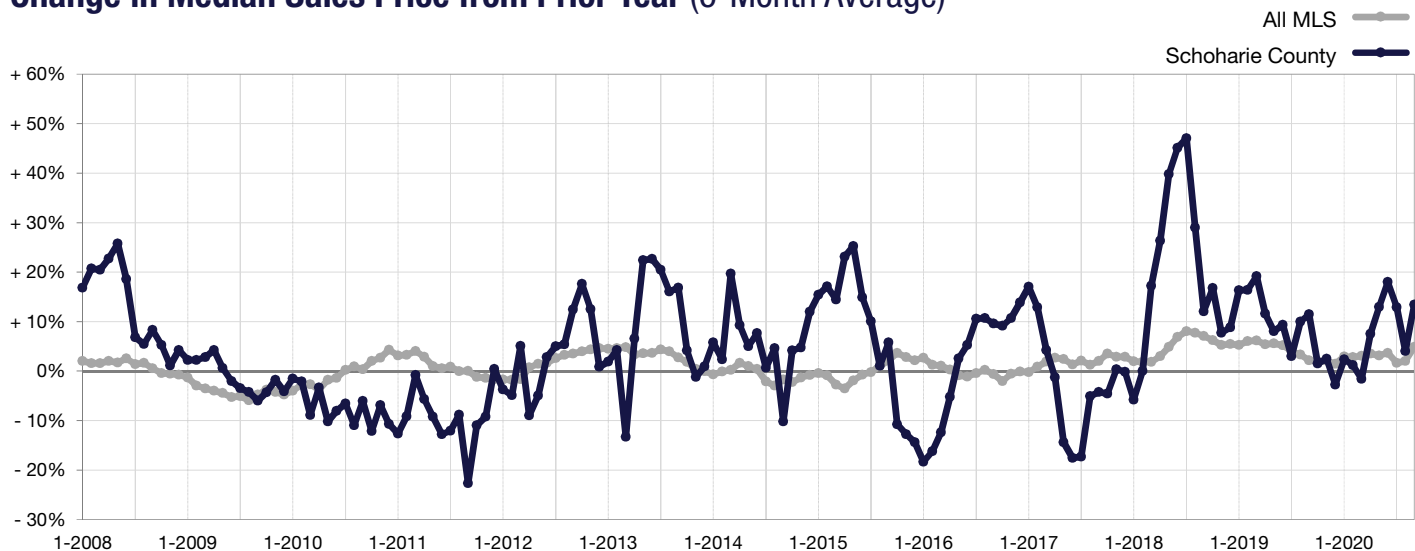
■ 2019 ■ 2020

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.