

# Local Market Update – December 2020

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



## Schoharie County

**- 29.4%**

**+ 21.4%**

**- 15.8%**

Change in  
New Listings

Change in  
Closed Sales

Change in  
Median Sales Price

	December			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	17	12	- 29.4%	484	404	- 16.5%
Closed Sales	28	34	+ 21.4%	312	333	+ 6.7%
Median Sales Price*	\$183,750	\$154,630	- 15.8%	\$125,000	\$150,000	+ 20.0%
Percent of Original List Price Received*	89.6%	93.9%	+ 4.8%	91.3%	94.0%	+ 3.0%
Days on Market Until Sale	76	55	- 27.5%	84	85	+ 0.8%
Inventory of Homes for Sale	145	98	- 32.4%	--	--	--
Months Supply of Inventory	5.4	3.4	- 36.2%	--	--	--

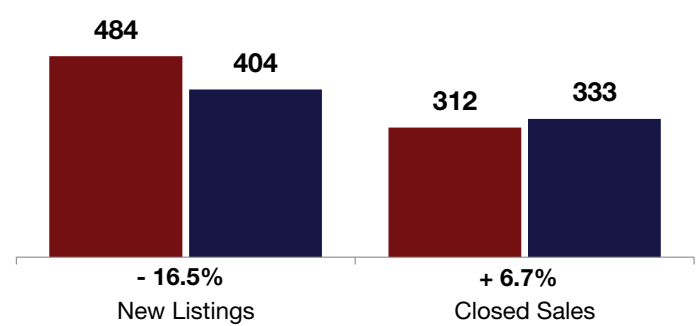
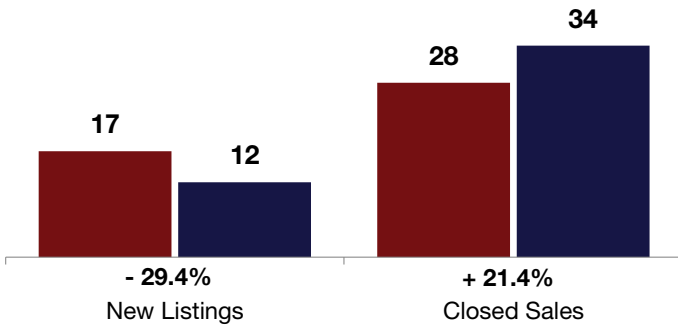
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### December

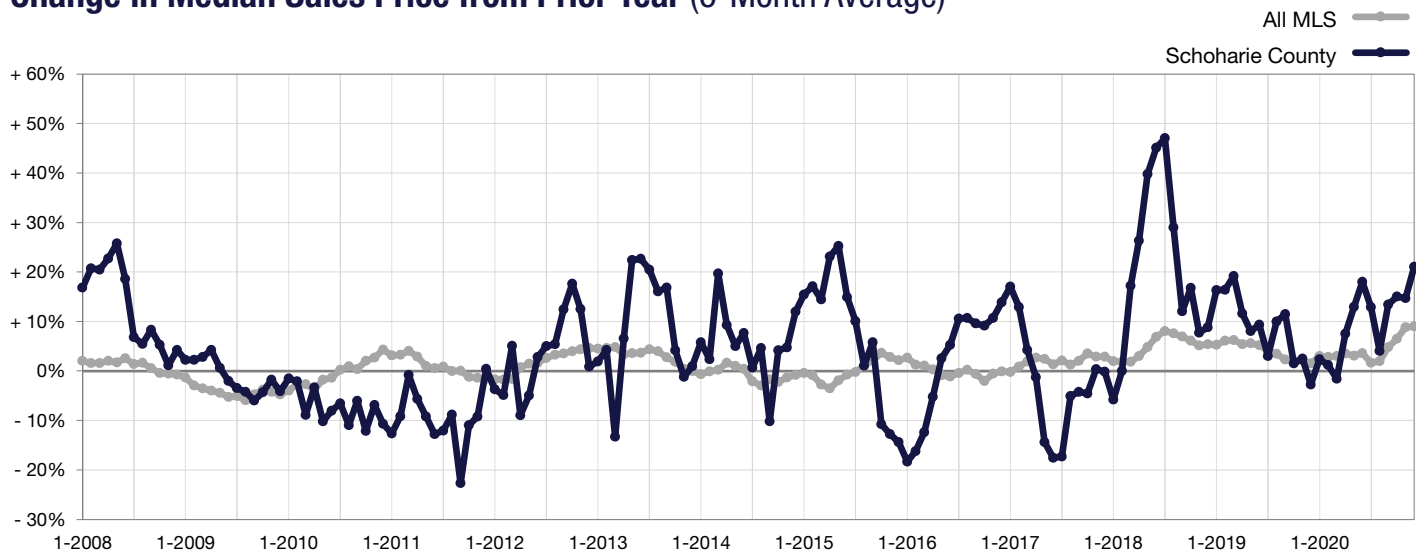
■ 2019 ■ 2020

### 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.