

Local Market Update – October 2021

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



Schoharie County

- 8.7%

Change in
New Listings

+ 15.6%

Change in
Closed Sales

+ 45.3%

Change in
Median Sales Price

October

Year to Date

	2020	2021	+ / -	2020	2021	+ / -
New Listings	46	42	- 8.7%	369	382	+ 3.5%
Closed Sales	32	37	+ 15.6%	253	285	+ 12.6%
Median Sales Price*	\$152,750	\$221,900	+ 45.3%	\$150,000	\$180,000	+ 20.0%
Percent of Original List Price Received*	97.1%	97.8%	+ 0.8%	93.9%	96.2%	+ 2.5%
Days on Market Until Sale	51	26	- 49.3%	92	56	- 39.3%
Inventory of Homes for Sale	112	110	- 1.8%	--	--	--
Months Supply of Inventory	3.9	3.9	- 0.3%	--	--	--

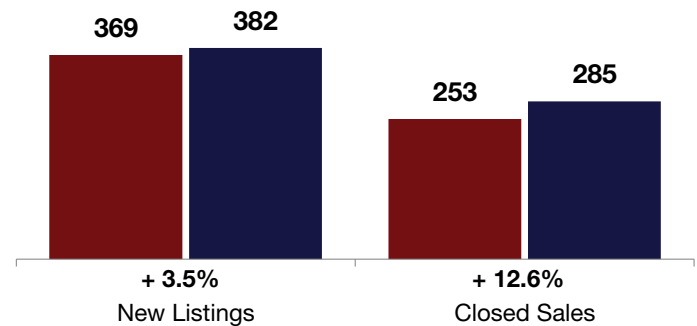
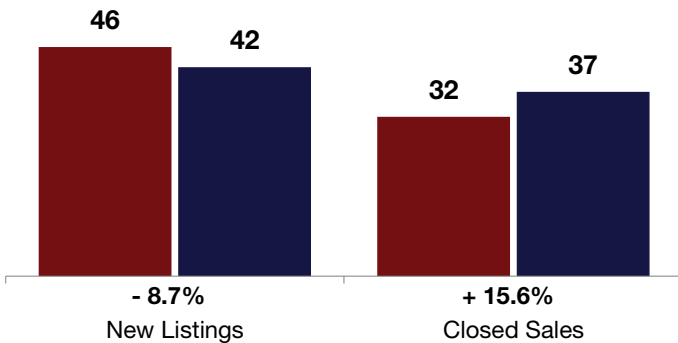
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

October

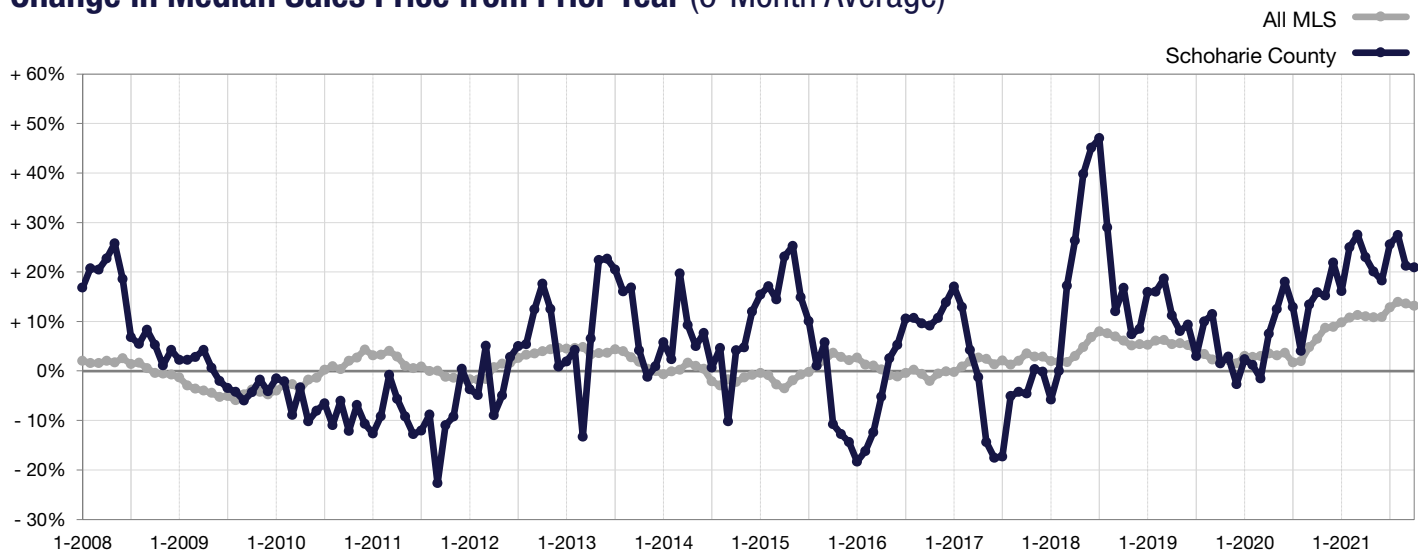
■ 2020 ■ 2021

Year to Date

■ 2020 ■ 2021



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.