

Local Market Update – December 2022

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



Schoharie County

0.0%

- 48.3%

+ 5.4%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

December

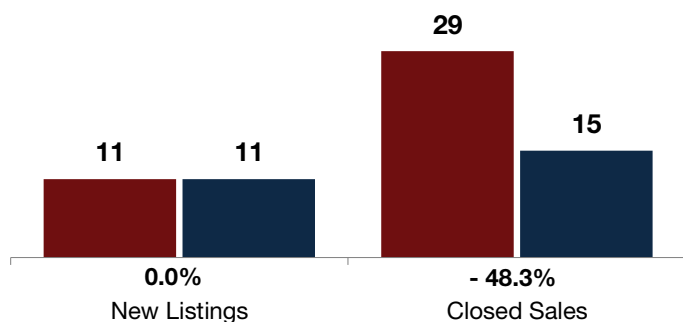
Year to Date

	2021	2022	+ / -	2021	2022	+ / -
New Listings	11	11	0.0%	410	382	- 6.8%
Closed Sales	29	15	- 48.3%	356	306	- 14.0%
Median Sales Price*	\$185,000	\$195,000	+ 5.4%	\$180,000	\$190,350	+ 5.8%
Percent of Original List Price Received*	95.6%	95.1%	- 0.6%	95.9%	96.3%	+ 0.4%
Days on Market Until Sale	52	55	+ 6.9%	57	41	- 29.1%
Inventory of Homes for Sale	65	72	+ 10.8%	--	--	--
Months Supply of Inventory	2.2	3.0	+ 36.2%	--	--	--

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

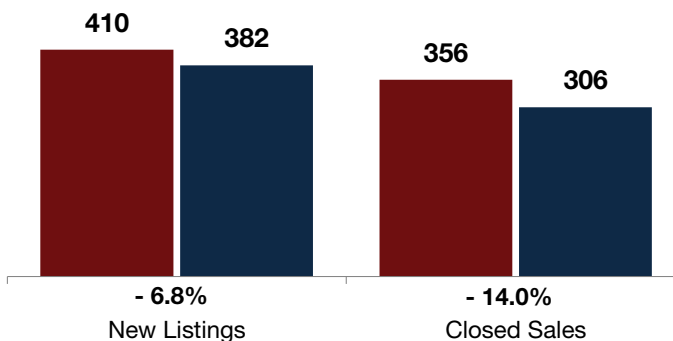
December

■ 2021 ■ 2022

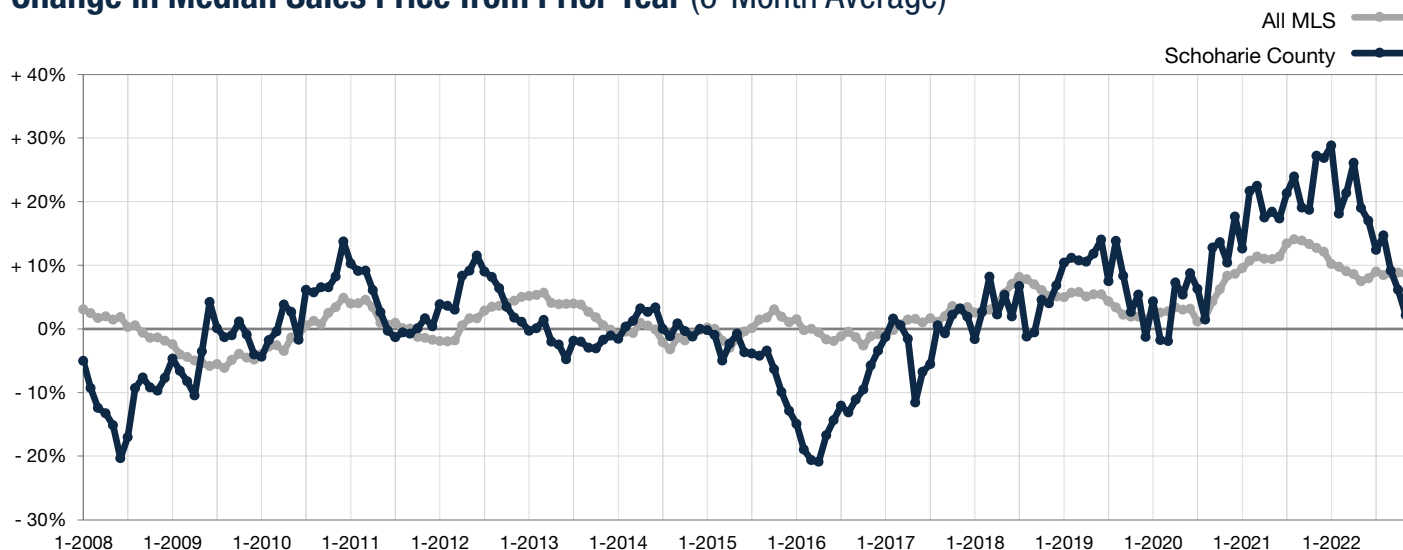


Year to Date

■ 2021 ■ 2022



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.