

Local Market Update – January 2023

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



- 6.7%

Change in
New Listings

- 34.6%

Change in
Closed Sales

- 25.1%

Change in
Median Sales Price

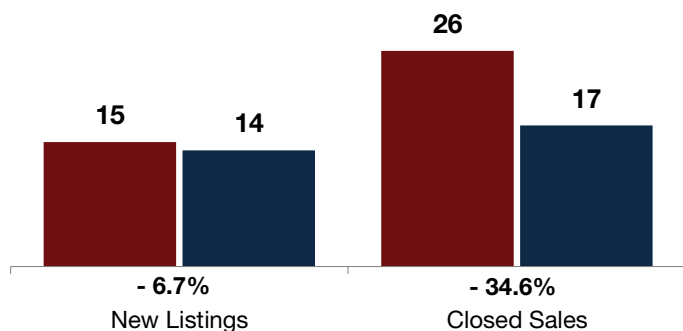
Schoharie County

	January			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
New Listings	15	14	- 6.7%	15	14	- 6.7%
Closed Sales	26	17	- 34.6%	26	17	- 34.6%
Median Sales Price*	\$160,280	\$120,000	- 25.1%	\$160,280	\$120,000	- 25.1%
Percent of Original List Price Received*	95.1%	91.0%	- 4.2%	95.1%	91.0%	- 4.2%
Days on Market Until Sale	47	51	+ 9.4%	47	51	+ 9.4%
Inventory of Homes for Sale	55	59	+ 7.3%	--	--	--
Months Supply of Inventory	1.9	2.4	+ 27.1%	--	--	--

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

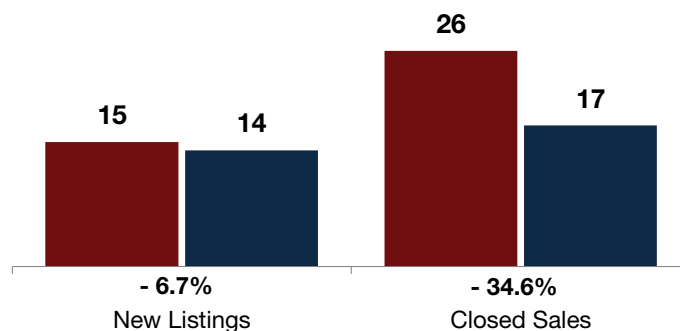
January

■ 2022 ■ 2023

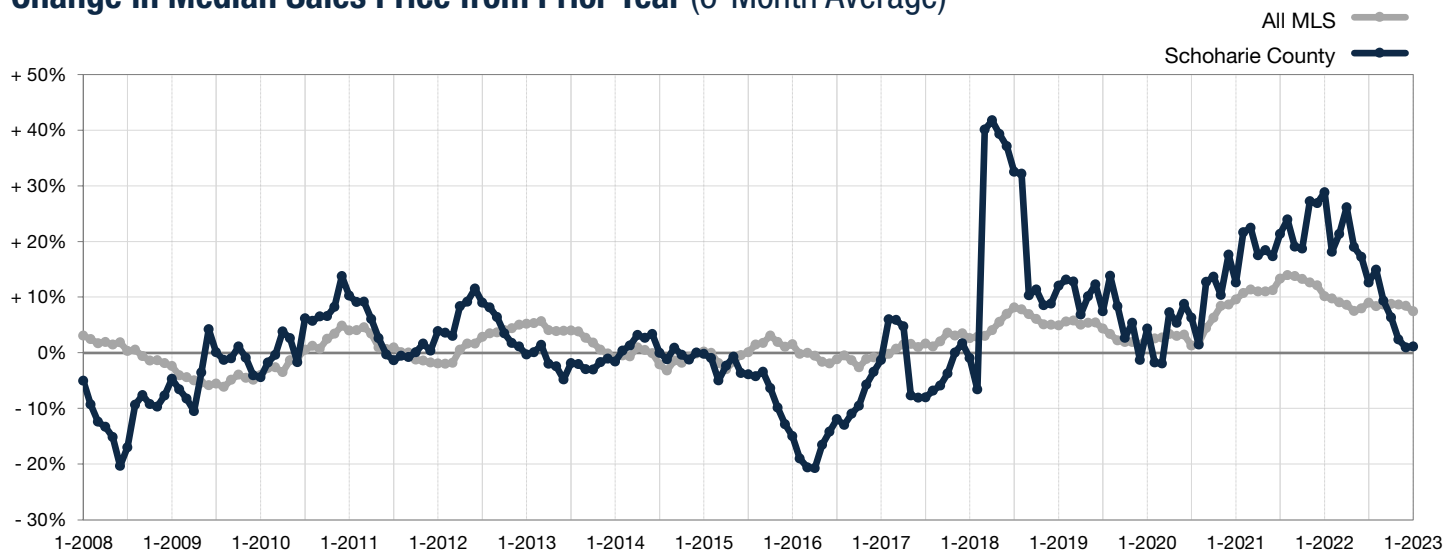


Year to Date

■ 2022 ■ 2023



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.