

Local Market Update – January 2024

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



+ 40.0%

- 17.6%

+ 79.2%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

Schoharie County

	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	15	21	+ 40.0%	15	21	+ 40.0%
Closed Sales	17	14	- 17.6%	17	14	- 17.6%
Median Sales Price*	\$120,000	\$215,000	+ 79.2%	\$120,000	\$215,000	+ 79.2%
Percent of Original List Price Received*	91.0%	96.7%	+ 6.2%	91.0%	96.7%	+ 6.2%
Days on Market Until Sale	51	26	- 49.3%	51	26	- 49.3%
Inventory of Homes for Sale	66	72	+ 9.1%	--	--	--
Months Supply of Inventory	2.7	3.2	+ 18.8%	--	--	--

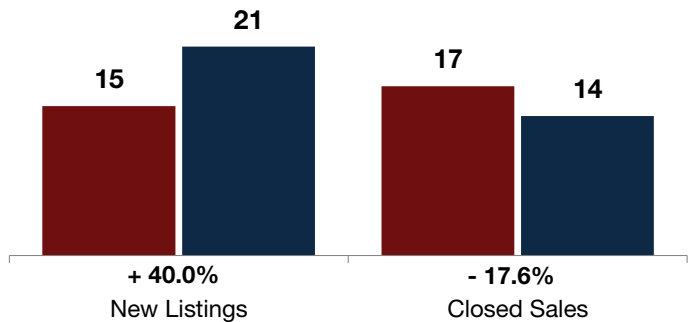
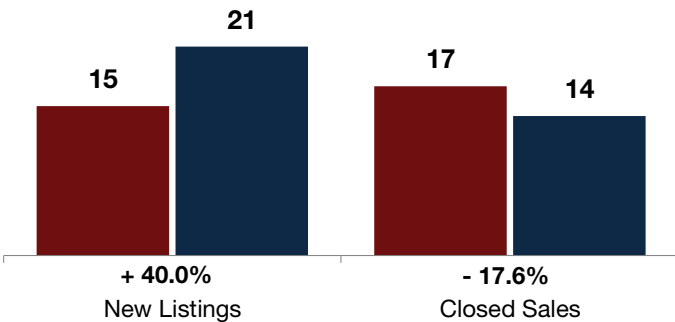
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

January

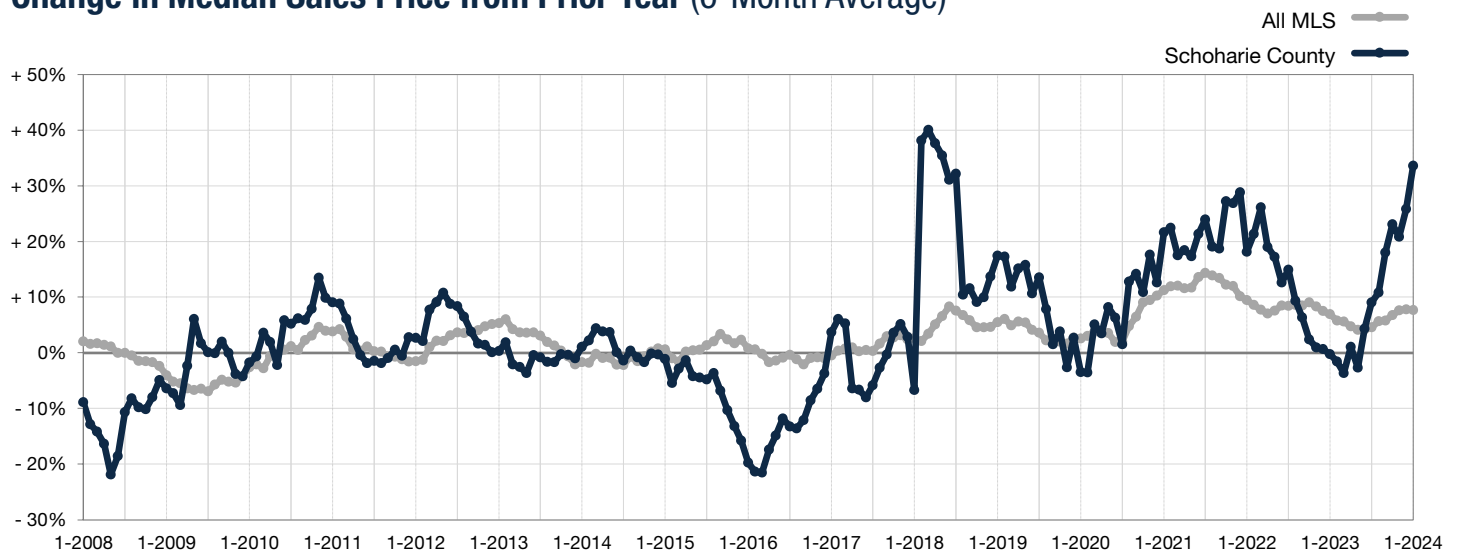
■ 2023 ■ 2024

Year to Date

■ 2023 ■ 2024



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.