

Local Market Update – June 2024

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



- 13.5%

- 18.2%

+ 7.2%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

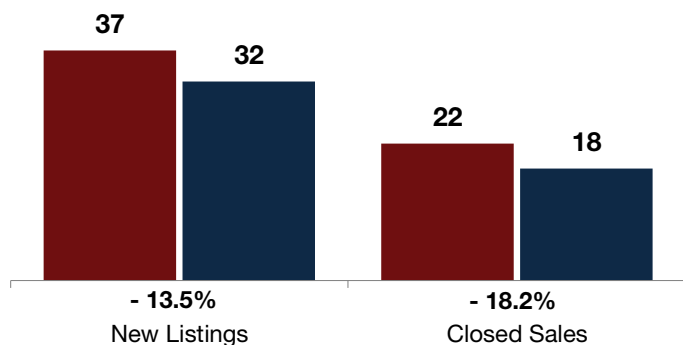
Schoharie County

	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	37	32	- 13.5%	151	169	+ 11.9%
Closed Sales	22	18	- 18.2%	111	115	+ 3.6%
Median Sales Price*	\$240,000	\$257,200	+ 7.2%	\$197,000	\$221,000	+ 12.2%
Percent of Original List Price Received*	95.4%	99.0%	+ 3.7%	94.1%	95.0%	+ 0.9%
Days on Market Until Sale	40	47	+ 18.6%	60	58	- 3.4%
Inventory of Homes for Sale	65	81	+ 24.6%	--	--	--
Months Supply of Inventory	3.0	3.6	+ 22.8%	--	--	--

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

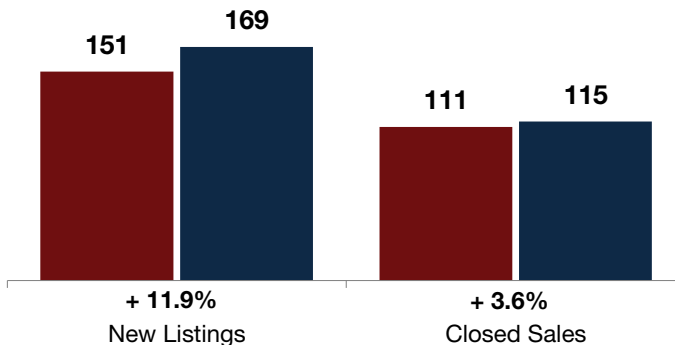
June

■ 2023 ■ 2024

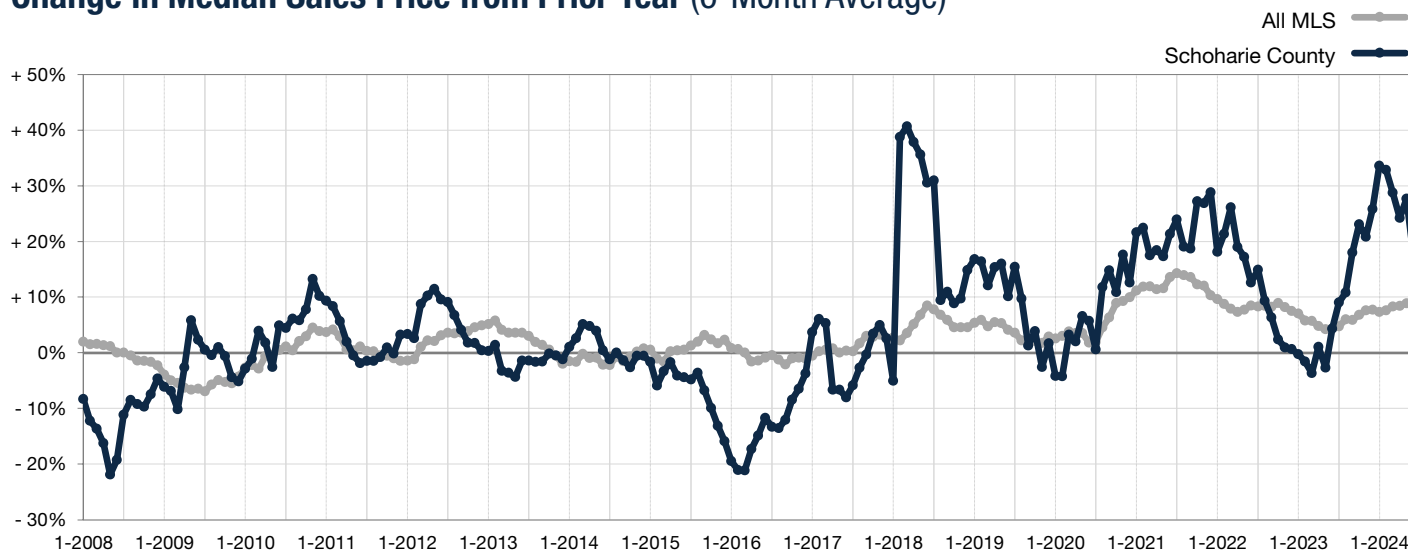


Year to Date

■ 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.