

Local Market Update – September 2024

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



- 19.5%

0.0%

- 15.5%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

Schoharie County

September

Year to Date

	2023	2024	+ / -	2023	2024	+ / -
New Listings	41	33	- 19.5%	252	284	+ 12.7%
Closed Sales	23	23	0.0%	180	195	+ 8.3%
Median Sales Price*	\$266,400	\$225,000	- 15.5%	\$215,000	\$225,000	+ 4.7%
Percent of Original List Price Received*	98.7%	94.3%	- 4.4%	95.5%	95.4%	- 0.1%
Days on Market Until Sale	28	45	+ 60.7%	56	50	- 11.0%
Inventory of Homes for Sale	84	77	- 8.3%	--	--	--
Months Supply of Inventory	3.9	3.2	- 16.4%	--	--	--

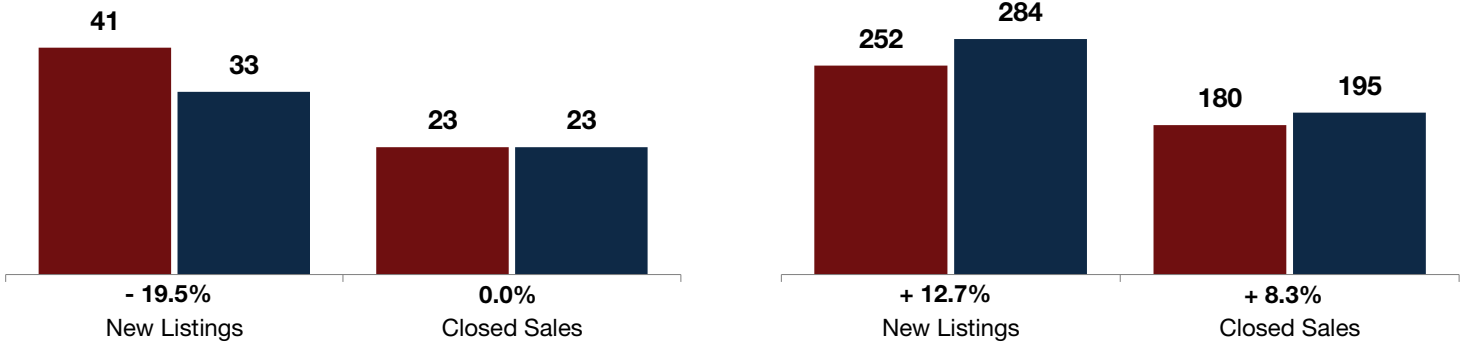
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

September

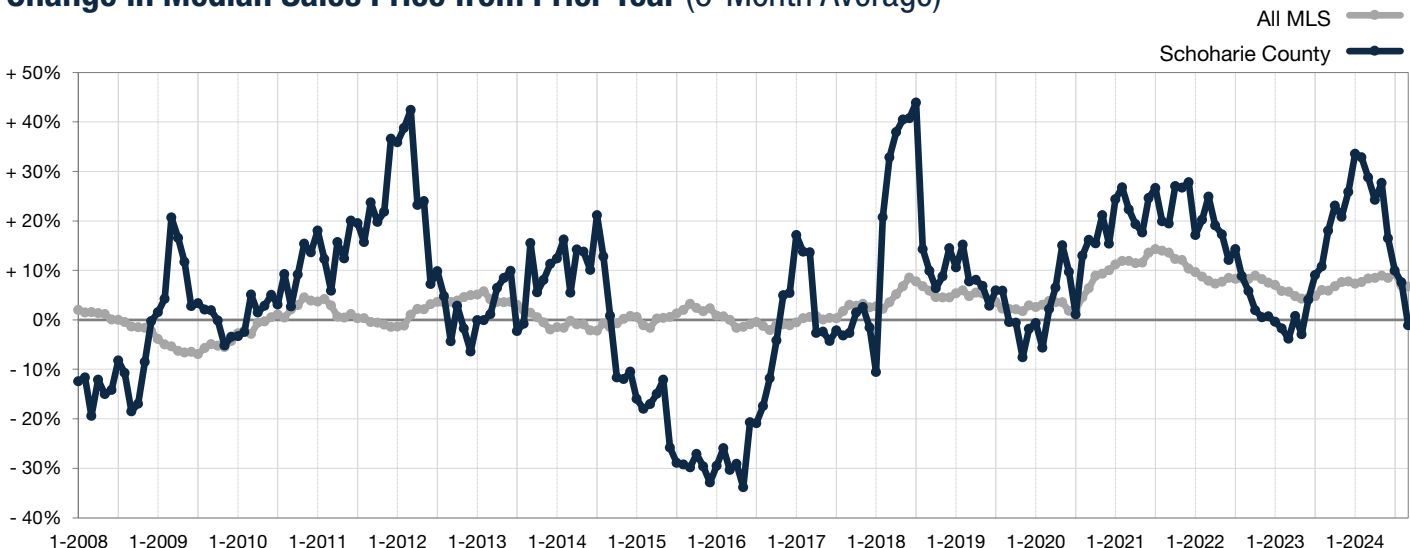
■ 2023 ■ 2024

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.