

# Local Market Update – October 2025

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



**0.0%**

Change in  
New Listings

**- 9.1%**

Change in  
Closed Sales

**+ 14.1%**

Change in  
Median Sales Price

## Schoharie County

	October			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
New Listings	27	27	0.0%	312	329	+ 5.4%
Closed Sales	33	30	- 9.1%	228	207	- 9.2%
Median Sales Price*	\$250,000	<b>\$285,200</b>	+ 14.1%	\$225,000	<b>\$259,000</b>	+ 15.1%
Percent of Original List Price Received*	95.9%	<b>92.9%</b>	- 3.1%	95.5%	<b>95.4%</b>	- 0.1%
Days on Market Until Sale	37	<b>38</b>	+ 2.2%	48	<b>44</b>	- 7.7%
Inventory of Homes for Sale	74	<b>78</b>	+ 5.4%	--	--	--
Months Supply of Inventory	3.2	<b>3.5</b>	+ 10.2%	--	--	--

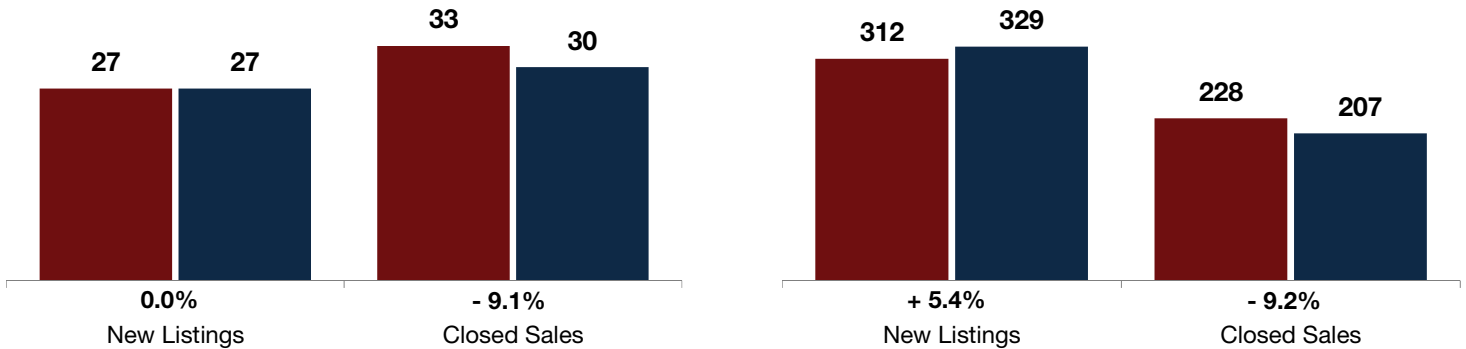
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### October

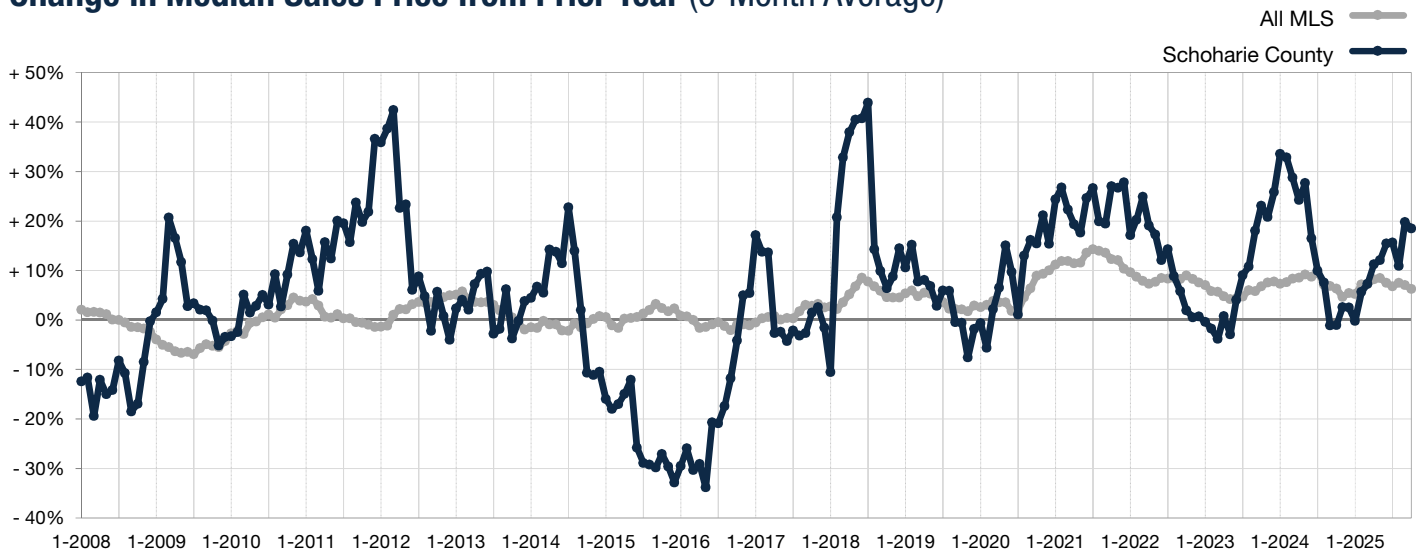
■ 2024 ■ 2025

### Year to Date

■ 2024 ■ 2025



### 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.