

Local Market Update – June 2020

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



+ 58.3%

- 40.5%

- 15.2%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

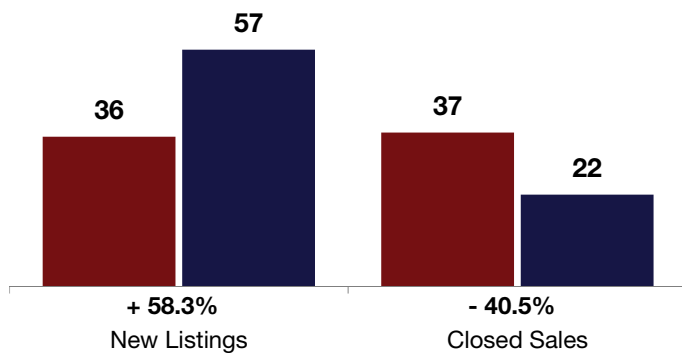
South Colonie

	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	36	57	+ 58.3%	275	197	- 28.4%
Closed Sales	37	22	- 40.5%	198	155	- 21.7%
Median Sales Price*	\$240,000	\$203,500	- 15.2%	\$220,000	\$220,000	0.0%
Percent of Original List Price Received*	98.5%	96.4%	- 2.2%	97.2%	96.9%	- 0.4%
Days on Market Until Sale	27	38	+ 41.6%	37	46	+ 22.6%
Inventory of Homes for Sale	85	69	- 18.8%	--	--	--
Months Supply of Inventory	2.4	2.3	- 4.7%	--	--	--

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

June

■ 2019 ■ 2020

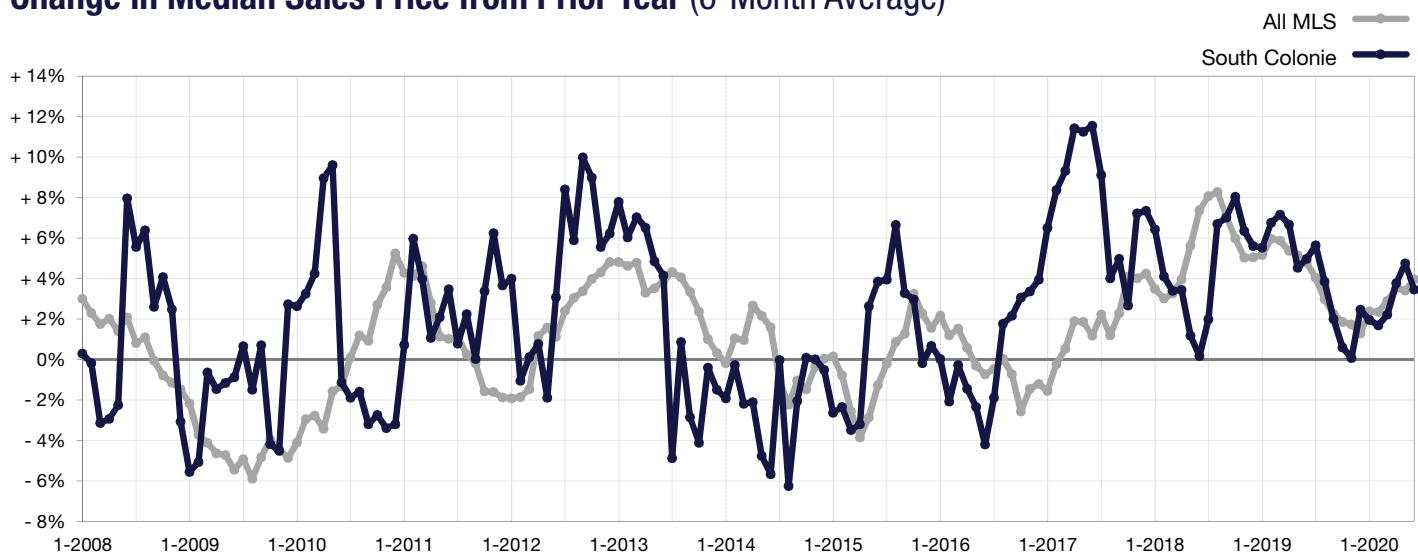


Year to Date

■ 2019 ■ 2020



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.