

# Local Market Update – August 2020

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



## South Colonie

**+ 14.6%**

**- 35.0%**

**+ 6.9%**

Change in  
New Listings

Change in  
Closed Sales

Change in  
Median Sales Price

	August			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	41	47	+ 14.6%	369	296	- 19.8%
Closed Sales	40	26	- 35.0%	291	220	- 24.4%
Median Sales Price*	\$224,500	\$240,000	+ 6.9%	\$223,000	\$225,000	+ 0.9%
Percent of Original List Price Received*	98.9%	100.3%	+ 1.4%	97.5%	97.7%	+ 0.2%
Days on Market Until Sale	27	29	+ 8.6%	35	40	+ 12.8%
Inventory of Homes for Sale	88	53	- 39.8%	--	--	--
Months Supply of Inventory	2.4	1.7	- 31.0%	--	--	--

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

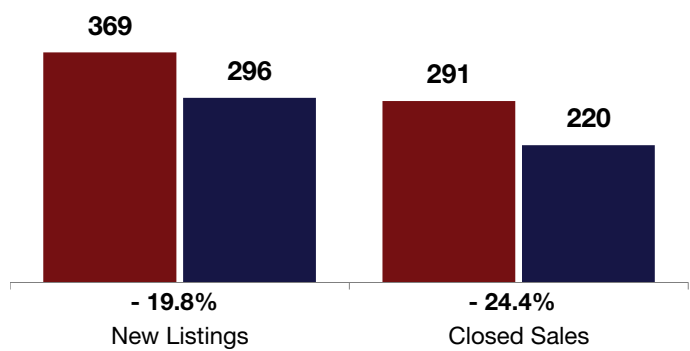
### August

■ 2019 ■ 2020

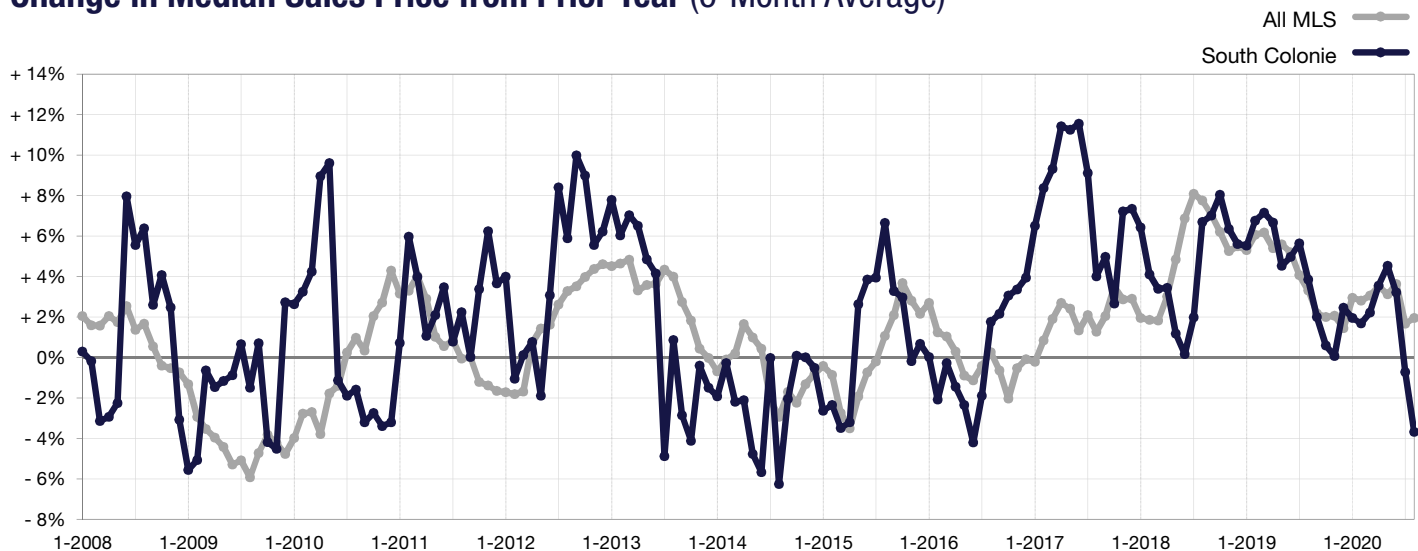


### Year to Date

■ 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.