

Local Market Update – September 2021

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



South Colonie

- 23.3%

Change in
New Listings

- 37.3%

Change in
Closed Sales

+ 8.8%

Change in
Median Sales Price

	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	60	46	- 23.3%	357	381	+ 6.7%
Closed Sales	51	32	- 37.3%	279	296	+ 6.1%
Median Sales Price*	\$255,000	\$277,500	+ 8.8%	\$227,500	\$265,000	+ 16.5%
Percent of Original List Price Received*	99.3%	103.3%	+ 4.0%	98.0%	102.0%	+ 4.1%
Days on Market Until Sale	25	24	- 2.0%	36	20	- 43.7%
Inventory of Homes for Sale	62	51	- 17.7%	--	--	--
Months Supply of Inventory	1.8	1.6	- 15.0%	--	--	--

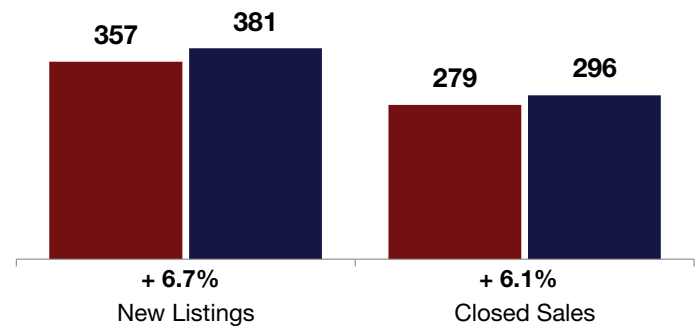
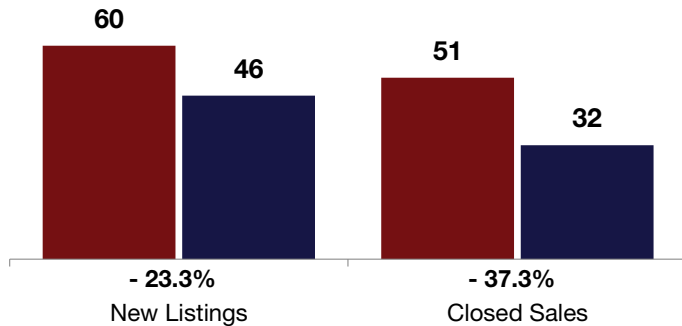
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

September

■ 2020 ■ 2021

Year to Date

■ 2020 ■ 2021



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.