

Local Market Update – October 2019

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



South Colonie

- 25.5%

+ 22.6%

- 9.0%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

October

Year to Date

	2018	2019	+ / -	2018	2019	+ / -
New Listings	55	41	- 25.5%	456	479	+ 5.0%
Closed Sales	31	38	+ 22.6%	362	377	+ 4.1%
Median Sales Price*	\$240,000	\$218,500	- 9.0%	\$223,000	\$220,000	- 1.3%
Percent of Original List Price Received*	96.7%	98.4%	+ 1.7%	98.1%	97.6%	- 0.5%
Days on Market Until Sale	22	30	+ 38.1%	36	34	- 6.7%
Inventory of Homes for Sale	92	103	+ 12.0%	--	--	--
Months Supply of Inventory	2.5	2.8	+ 14.5%	--	--	--

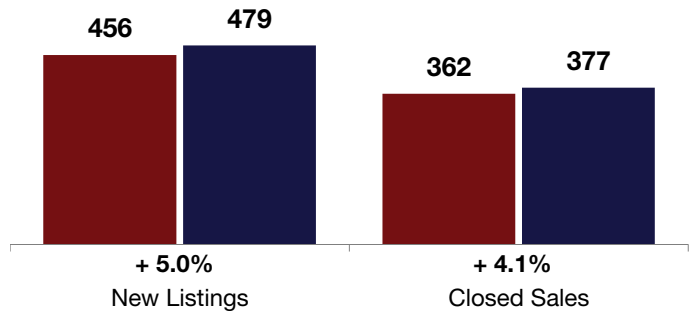
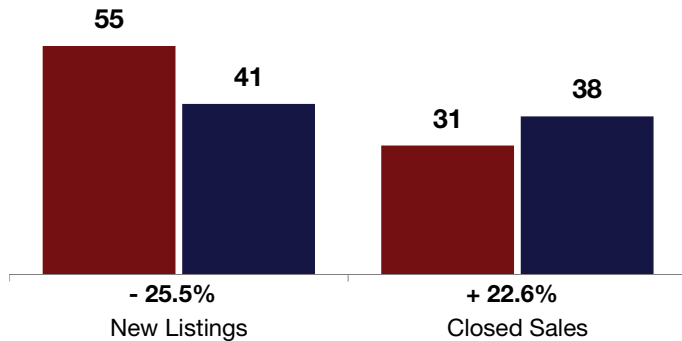
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

October

■ 2018 ■ 2019

Year to Date

■ 2018 ■ 2019



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.