

Local Market Update – December 2019

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



South Colonie

+ 6.3%

Change in
New Listings

- 51.3%

Change in
Closed Sales

+ 14.6%

Change in
Median Sales Price

December

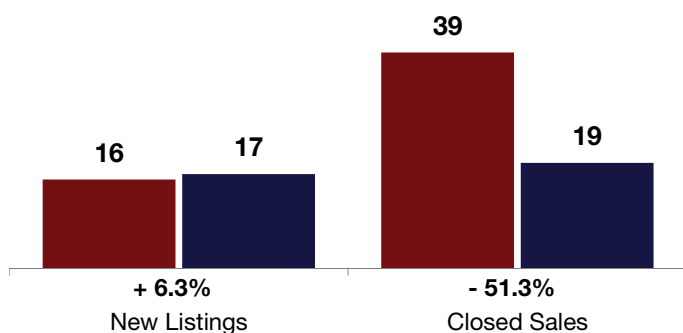
Year to Date

	2018	2019	+ / -	2018	2019	+ / -
New Listings	16	17	+ 6.3%	519	507	- 2.3%
Closed Sales	39	19	- 51.3%	439	415	- 5.5%
Median Sales Price*	\$200,000	\$229,175	+ 14.6%	\$221,000	\$224,900	+ 1.8%
Percent of Original List Price Received*	95.6%	95.9%	+ 0.3%	97.7%	97.6%	- 0.1%
Days on Market Until Sale	39	27	- 30.3%	36	33	- 7.5%
Inventory of Homes for Sale	75	89	+ 18.7%	--	--	--
Months Supply of Inventory	2.1	2.6	+ 25.4%	--	--	--

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

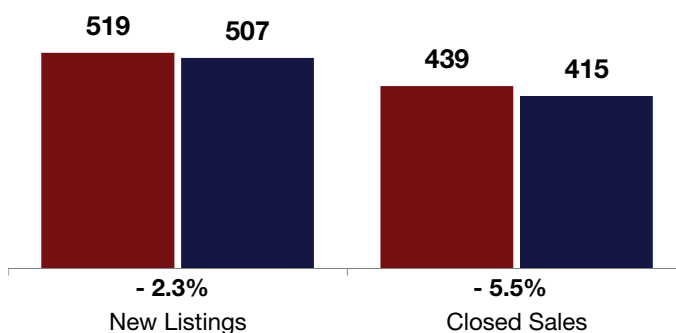
December

■ 2018 ■ 2019

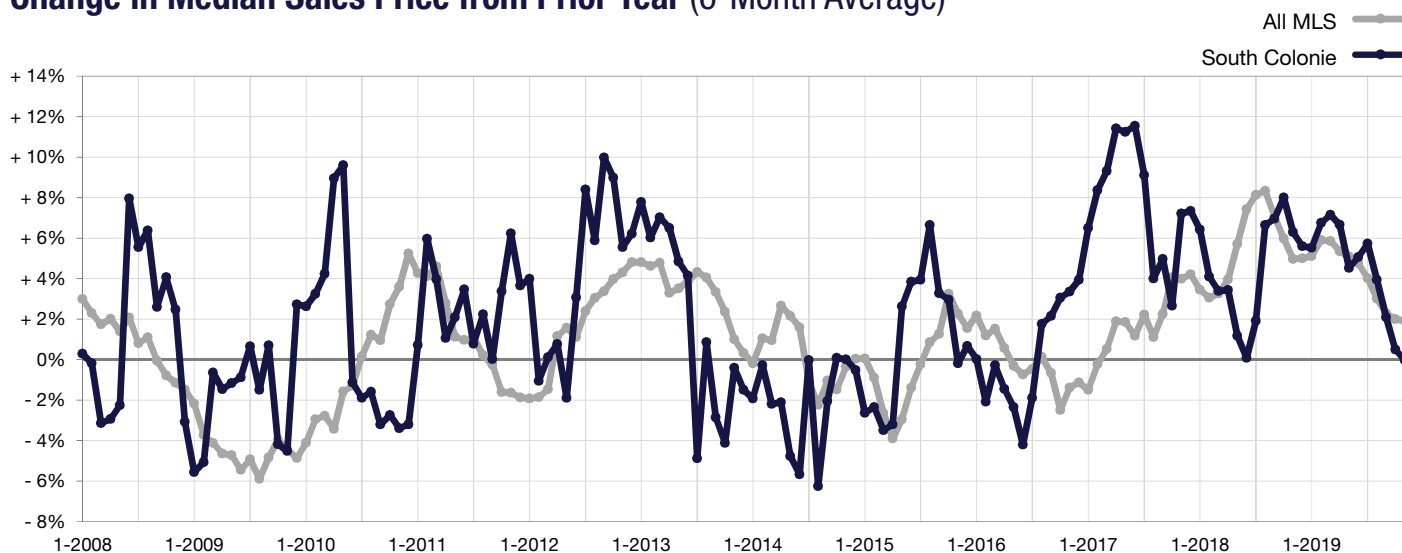


Year to Date

■ 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.