

Local Market Update – March 2019

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



South Colonie

+ 42.9%

- 36.1%

+ 5.3%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	35	50	+ 42.9%	97	133	+ 37.1%
Closed Sales	36	23	- 36.1%	97	81	- 16.5%
Median Sales Price*	\$218,500	\$230,000	+ 5.3%	\$191,500	\$217,500	+ 13.6%
Percent of Original List Price Received*	97.2%	96.6%	- 0.6%	96.4%	95.6%	- 0.8%
Days on Market Until Sale	30	49	+ 62.0%	41	46	+ 13.4%
Inventory of Homes for Sale	64	89	+ 39.1%	--	--	--
Months Supply of Inventory	1.7	2.4	+ 39.4%	--	--	--

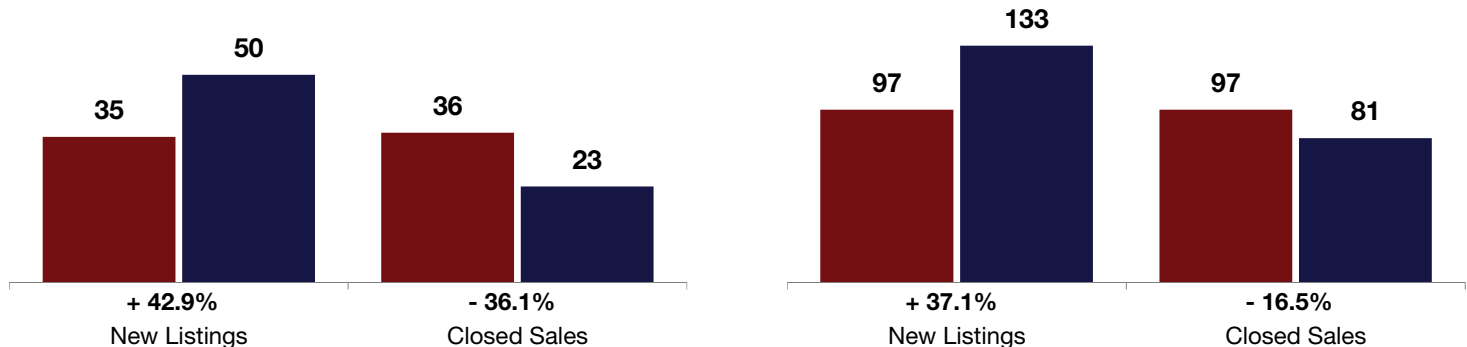
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

March

■ 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.