

# Local Market Update – April 2020

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



## Town of Bethlehem

**- 60.9%**

Change in  
New Listings

**- 23.7%**

Change in  
Closed Sales

**+ 8.3%**

Change in  
Median Sales Price

	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	64	25	- 60.9%	199	163	- 18.1%
Closed Sales	38	29	- 23.7%	119	114	- 4.2%
Median Sales Price*	\$303,824	<b>\$329,000</b>	+ 8.3%	\$282,000	<b>\$306,250</b>	+ 8.6%
Percent of Original List Price Received*	95.2%	<b>98.3%</b>	+ 3.3%	96.7%	<b>97.2%</b>	+ 0.5%
Days on Market Until Sale	67	<b>52</b>	- 22.4%	53	<b>51</b>	- 3.0%
Inventory of Homes for Sale	151	<b>112</b>	- 25.8%	--	--	--
Months Supply of Inventory	4.1	<b>3.0</b>	- 26.2%	--	--	--

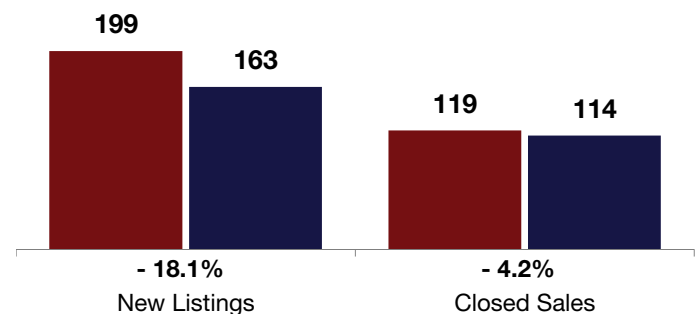
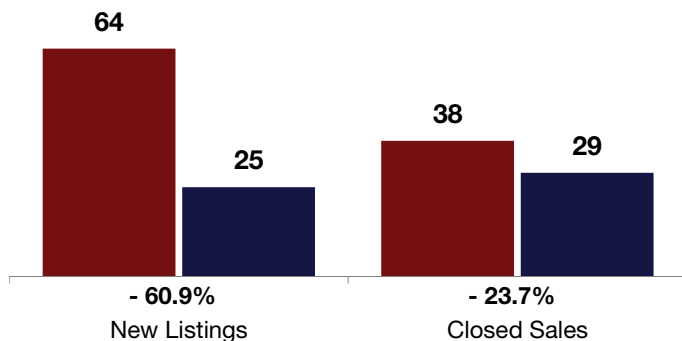
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### April

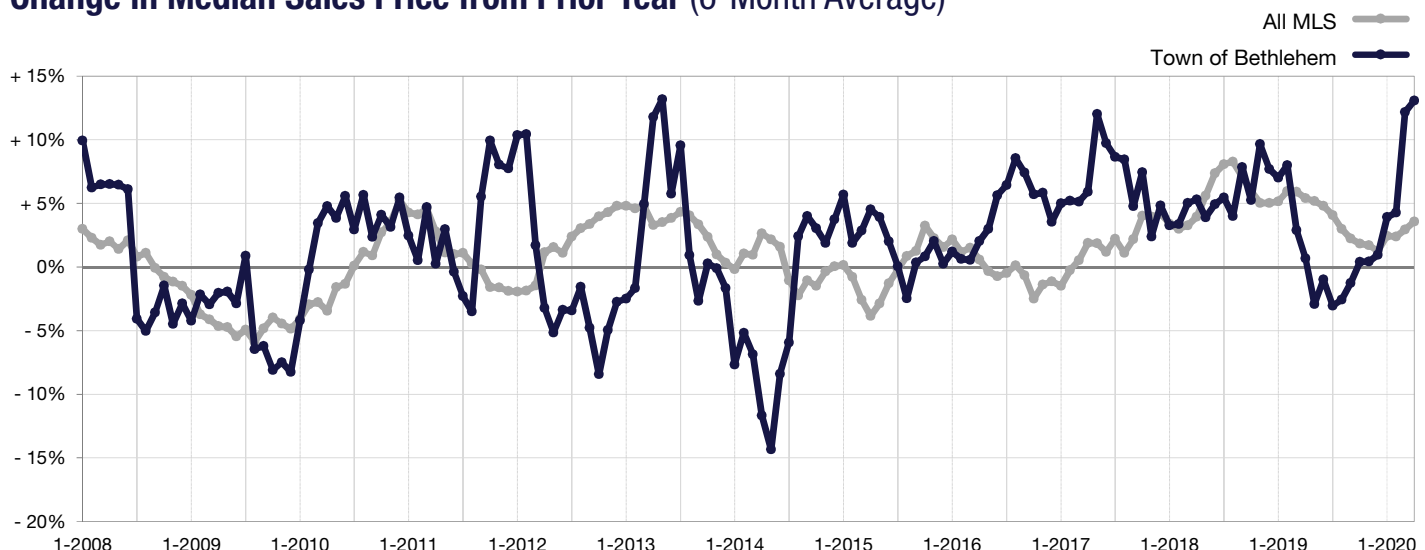
■ 2019 ■ 2020

### 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.