

Local Market Update – July 2022

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



Town of Bethlehem

- 31.9%

Change in
New Listings

- 20.0%

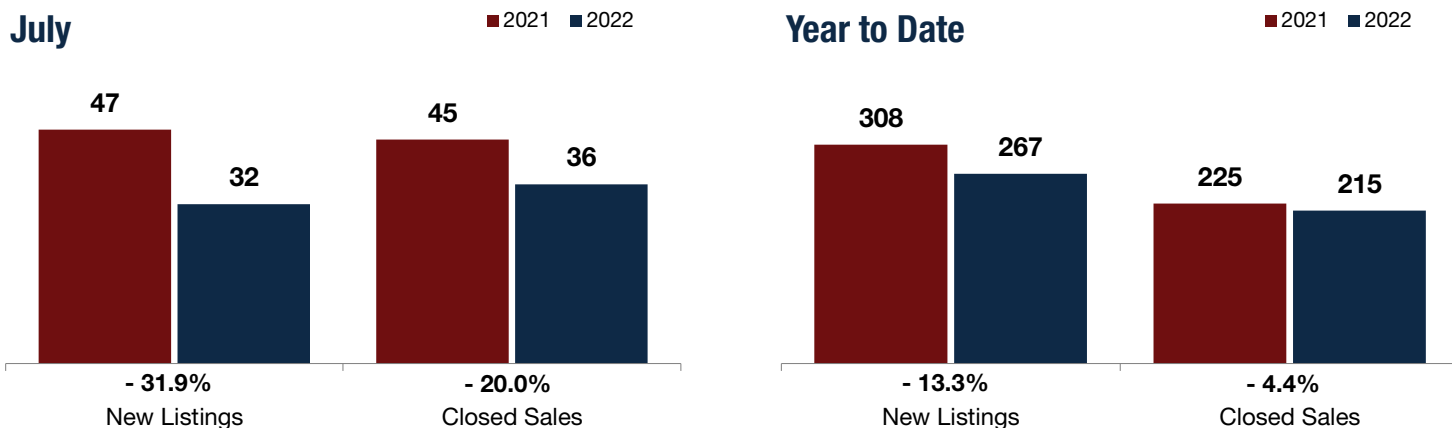
Change in
Closed Sales

+ 17.7%

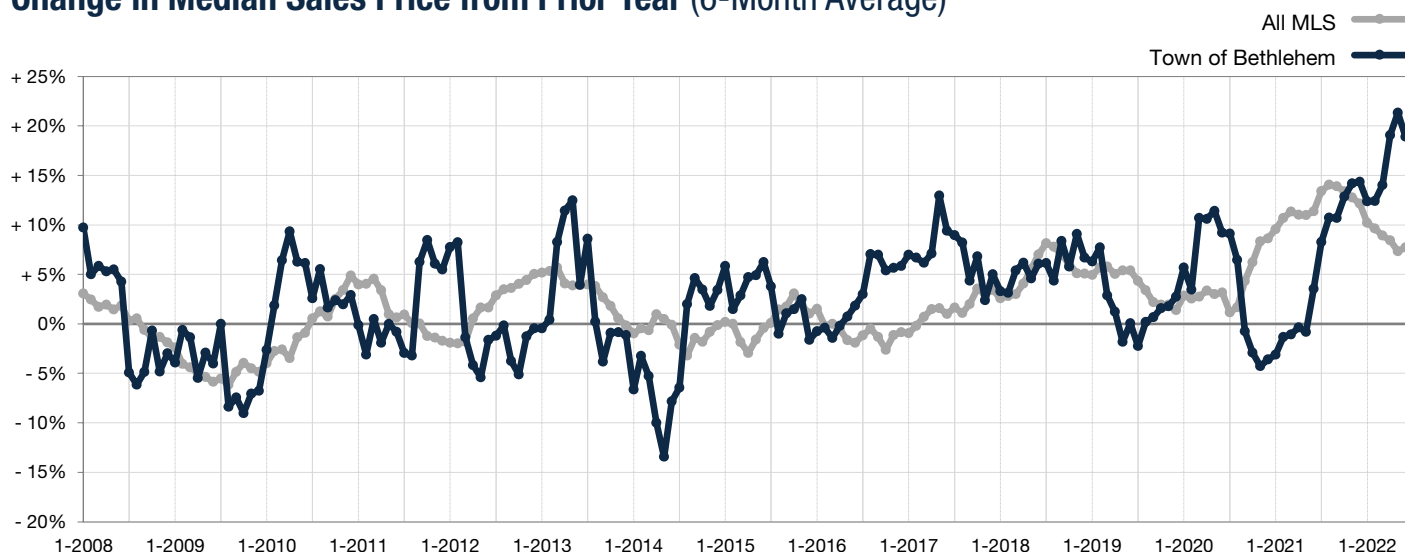
Change in
Median Sales Price

	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	47	32	- 31.9%	308	267	- 13.3%
Closed Sales	45	36	- 20.0%	225	215	- 4.4%
Median Sales Price*	\$330,000	\$388,311	+ 17.7%	\$325,000	\$380,000	+ 16.9%
Percent of Original List Price Received*	105.8%	104.6%	- 1.1%	102.1%	105.4%	+ 3.2%
Days on Market Until Sale	19	8	- 56.3%	20	20	- 1.1%
Inventory of Homes for Sale	67	33	- 50.7%	--	--	--
Months Supply of Inventory	1.7	1.0	- 41.8%	--	--	--

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



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.