

Local Market Update – December 2020

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



Town of Clifton Park

- 22.6%

+ 6.9%

+ 20.7%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

	December			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	31	24	- 22.6%	975	898	- 7.9%
Closed Sales	58	62	+ 6.9%	737	670	- 9.1%
Median Sales Price*	\$290,000	\$350,000	+ 20.7%	\$318,500	\$335,992	+ 5.5%
Percent of Original List Price Received*	95.4%	100.2%	+ 5.1%	98.4%	99.1%	+ 0.8%
Days on Market Until Sale	56	26	- 53.5%	49	38	- 21.3%
Inventory of Homes for Sale	187	91	- 51.3%	--	--	--
Months Supply of Inventory	3.2	1.5	- 53.2%	--	--	--

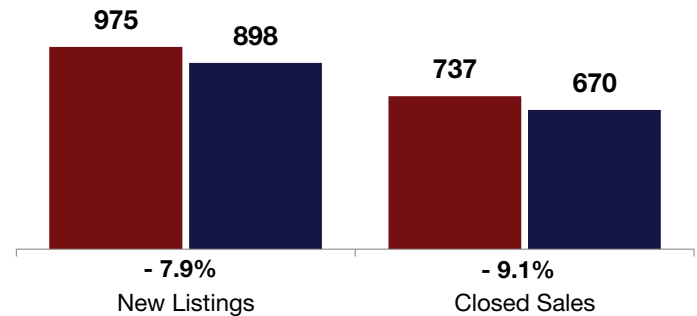
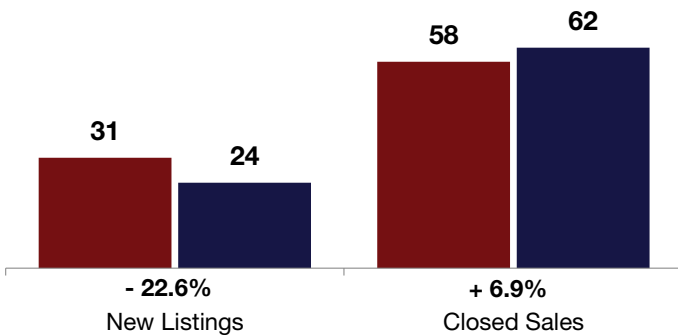
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

December

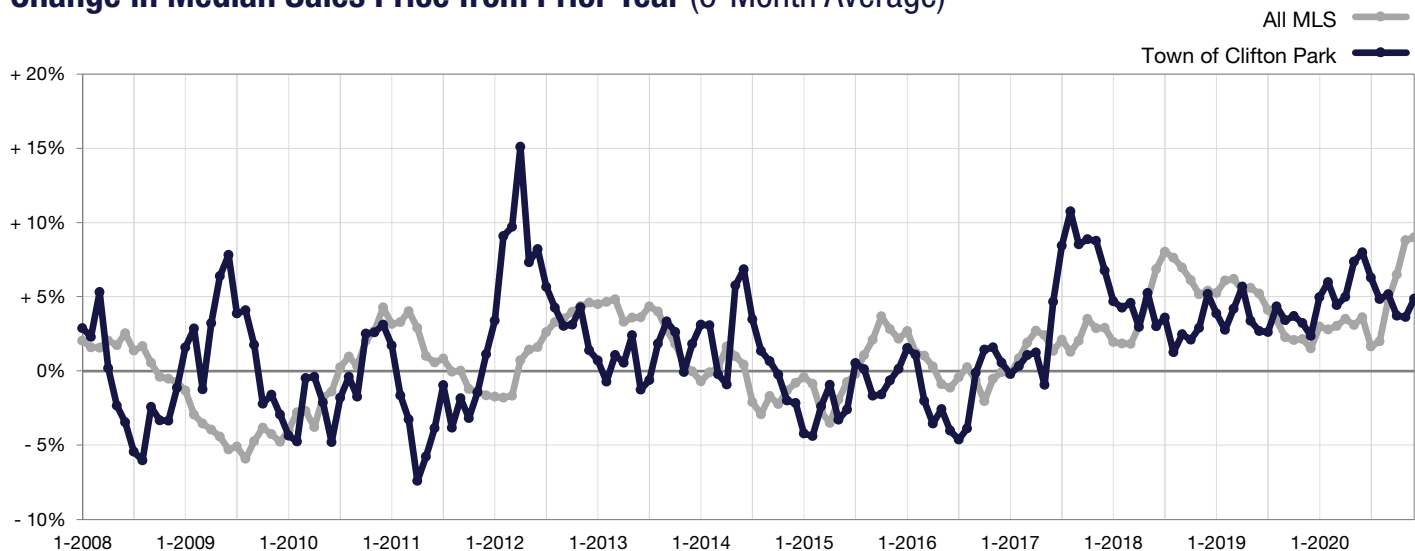
■ 2019 ■ 2020

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.