

Local Market Update – October 2023

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



Town of Clifton Park

+ 36.4%

- 9.1%

+ 14.3%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

October

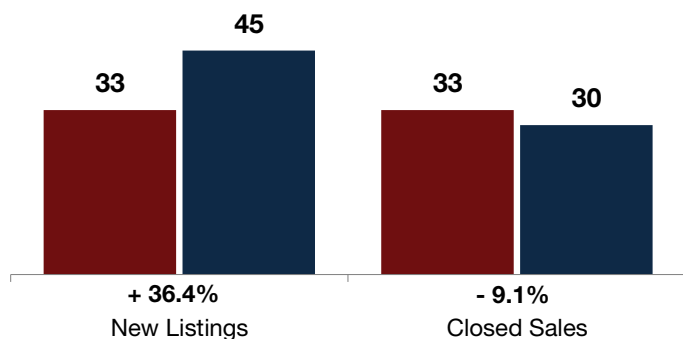
Year to Date

	2022	2023	+ / -	2022	2023	+ / -
New Listings	33	45	+ 36.4%	491	400	- 18.5%
Closed Sales	33	30	- 9.1%	439	317	- 27.8%
Median Sales Price*	\$419,900	\$480,000	+ 14.3%	\$405,000	\$435,000	+ 7.4%
Percent of Original List Price Received*	103.3%	102.2%	- 1.0%	104.4%	103.3%	- 1.0%
Days on Market Until Sale	13	11	- 11.9%	16	18	+ 15.3%
Inventory of Homes for Sale	47	54	+ 14.9%	--	--	--
Months Supply of Inventory	1.1	1.7	+ 50.6%	--	--	--

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

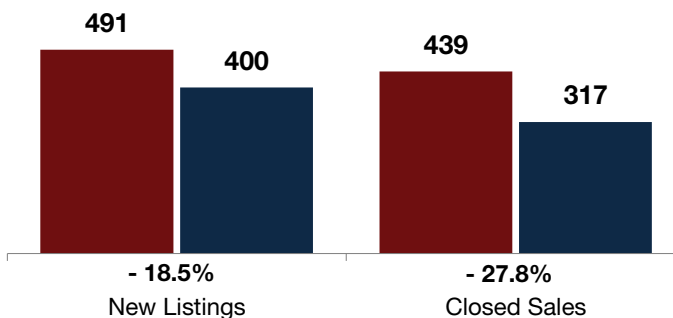
October

■ 2022 ■ 2023

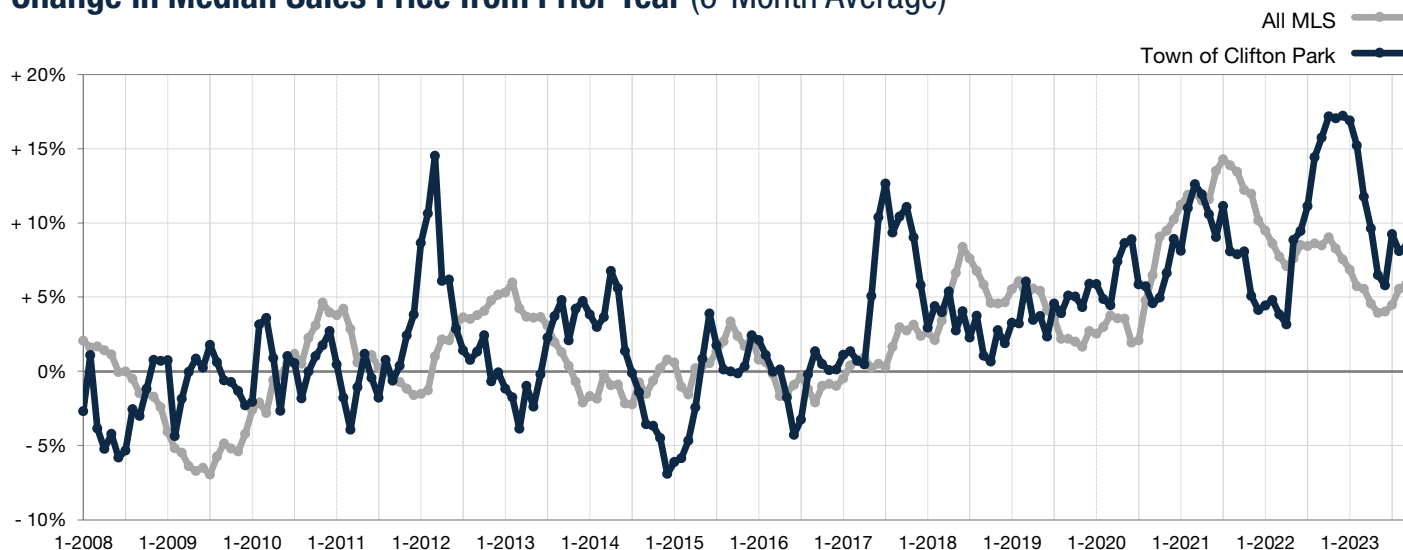


Year to Date

■ 2022 ■ 2023



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.