Local Market Update – April 2025

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



Town of Clifton Park

- 7.3% + 68.4%

+ 1.6%

Change in **New Listings**

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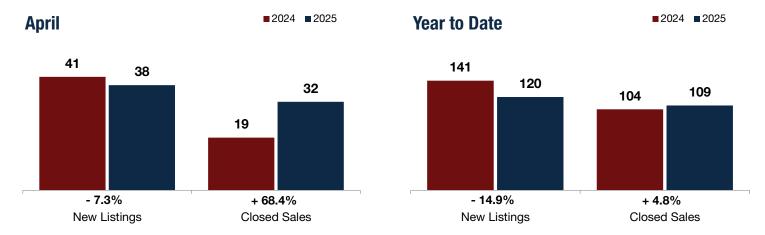
Change in Closed Sales

Change in Median Sales Price

Vear to Date

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	2024	2025	+/-	2024	2025	+/-
New Listings	41	38	- 7.3%	141	120	- 14.9%
Closed Sales	19	32	+ 68.4%	104	109	+ 4.8%
Median Sales Price*	\$456,000	\$463,123	+ 1.6%	\$437,450	\$461,245	+ 5.4%
Percent of Original List Price Received*	107.6%	103.0%	- 4.3%	103.8%	102.3%	- 1.4%
Days on Market Until Sale	11	23	+ 116.0%	22	26	+ 19.6%
Inventory of Homes for Sale	37	35	- 5.4%			
Months Supply of Inventory	1.1	1.1	- 0.2%			

^{*} 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.