

Local Market Update – January 2020

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



Town of Guilderland

- 31.8%

Change in
New Listings

- 3.8%

Change in
Closed Sales

- 6.4%

Change in
Median Sales Price

	January			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	44	30	- 31.8%	44	30	- 31.8%
Closed Sales	26	25	- 3.8%	26	25	- 3.8%
Median Sales Price*	\$257,500	\$241,000	- 6.4%	\$257,500	\$241,000	- 6.4%
Percent of Original List Price Received*	94.8%	96.0%	+ 1.2%	94.8%	96.0%	+ 1.2%
Days on Market Until Sale	35	66	+ 88.3%	35	66	+ 88.3%
Inventory of Homes for Sale	121	83	- 31.4%	--	--	--
Months Supply of Inventory	3.8	2.4	- 38.4%	--	--	--

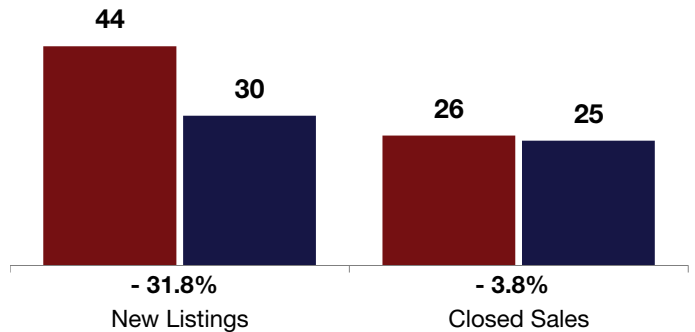
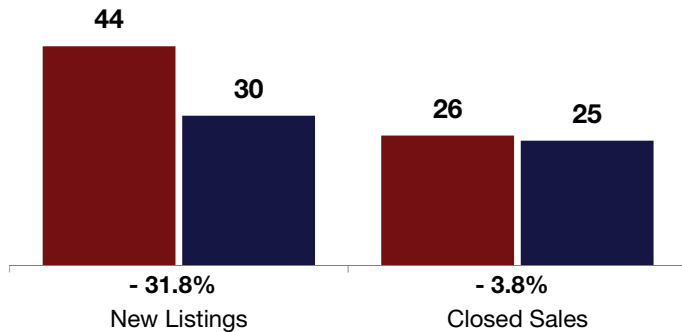
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

January

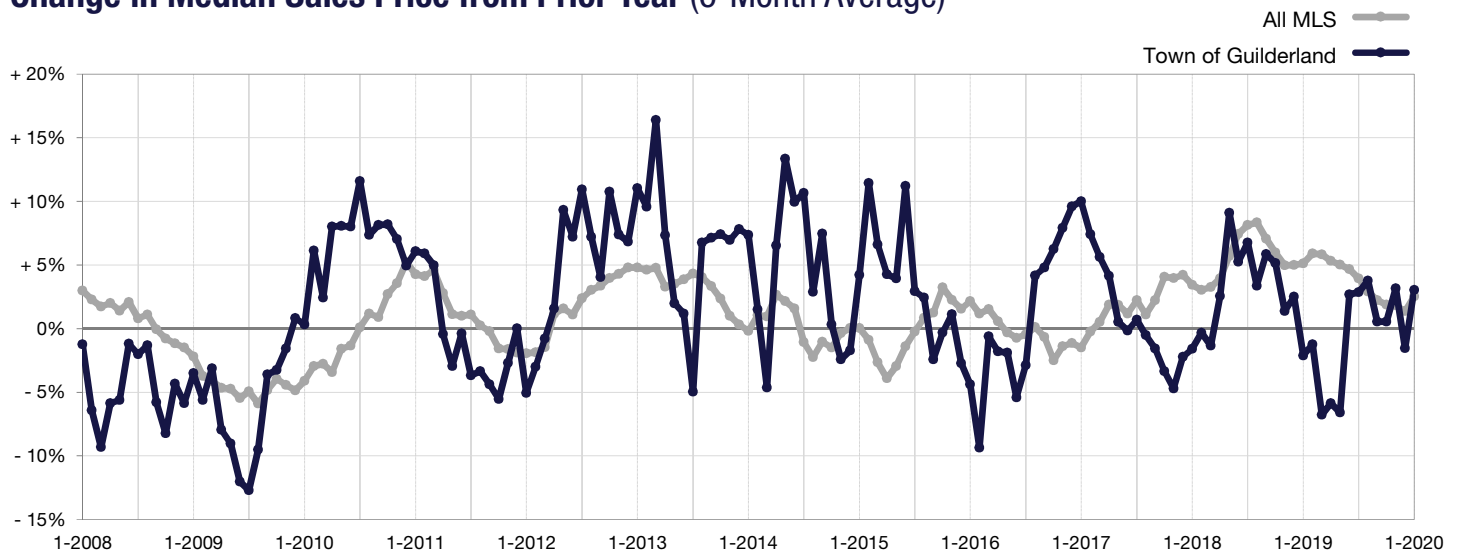
■ 2019 ■ 2020

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.