

Local Market Update – August 2019

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



Town of Guilderland

- 3.6%

Change in
New Listings

+ 4.2%

Change in
Closed Sales

- 17.8%

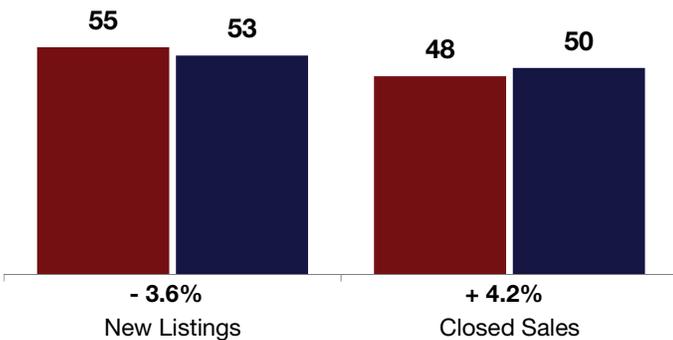
Change in
Median Sales Price

	August			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	55	53	- 3.6%	415	435	+ 4.8%
Closed Sales	48	50	+ 4.2%	265	269	+ 1.5%
Median Sales Price*	\$297,450	\$244,500	- 17.8%	\$269,900	\$259,000	- 4.0%
Percent of Original List Price Received*	98.4%	97.0%	- 1.5%	97.7%	96.4%	- 1.3%
Days on Market Until Sale	42	44	+ 4.5%	39	43	+ 10.3%
Inventory of Homes for Sale	157	132	- 15.9%	--	--	--
Months Supply of Inventory	4.7	4.0	- 15.9%	--	--	--

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

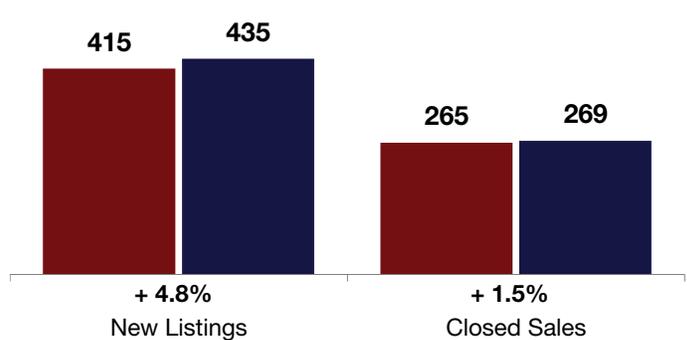
August

■ 2018 ■ 2019

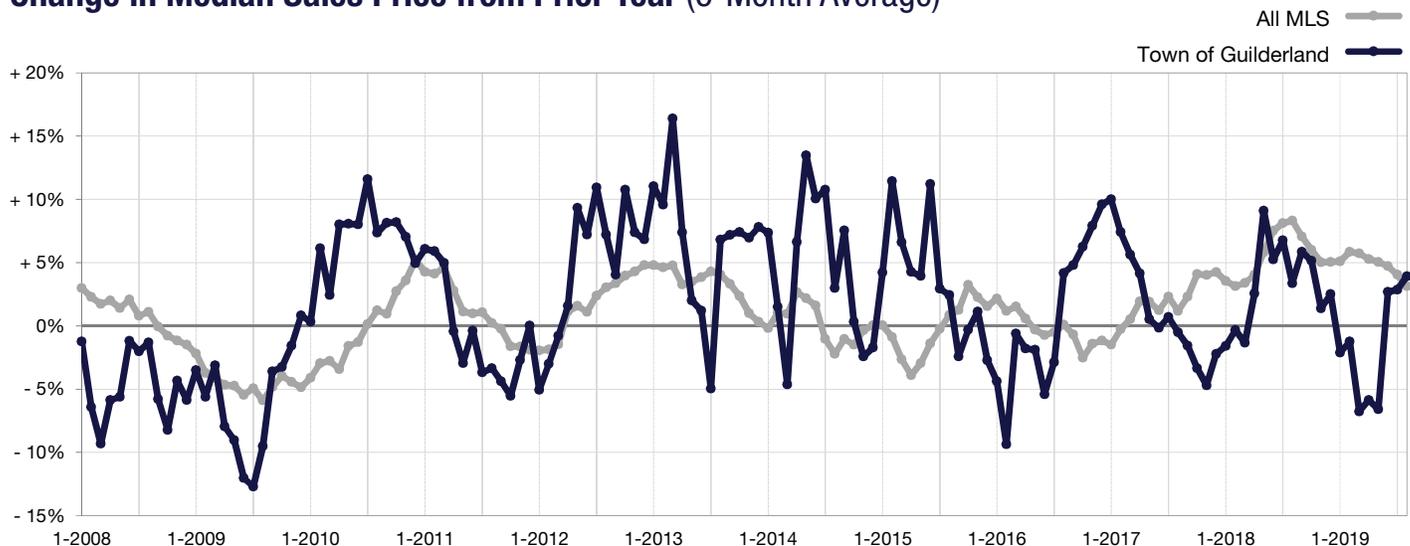


Year to Date

■ 2018 ■ 2019



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.