

Local Market Update – December 2019

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



- 50.0%

+ 9.1%

+ 4.0%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

Town of Halfmoon

	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	22	11	- 50.0%	509	444	- 12.8%
Closed Sales	22	24	+ 9.1%	331	289	- 12.7%
Median Sales Price*	\$350,846	\$365,000	+ 4.0%	\$355,000	\$341,000	- 3.9%
Percent of Original List Price Received*	100.6%	98.2%	- 2.4%	101.0%	98.0%	- 3.0%
Days on Market Until Sale	39	45	+ 15.3%	59	48	- 18.1%
Inventory of Homes for Sale	167	121	- 27.5%	--	--	--
Months Supply of Inventory	7.1	5.0	- 28.6%	--	--	--

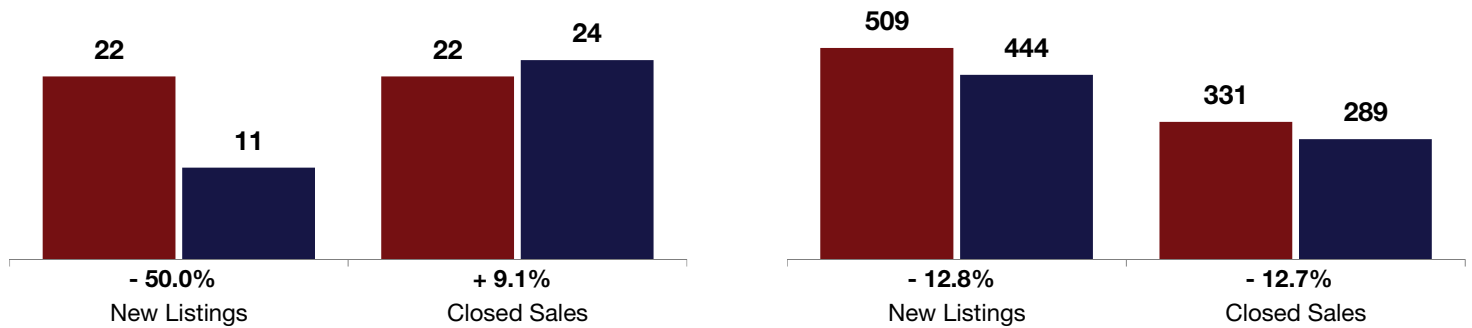
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

December

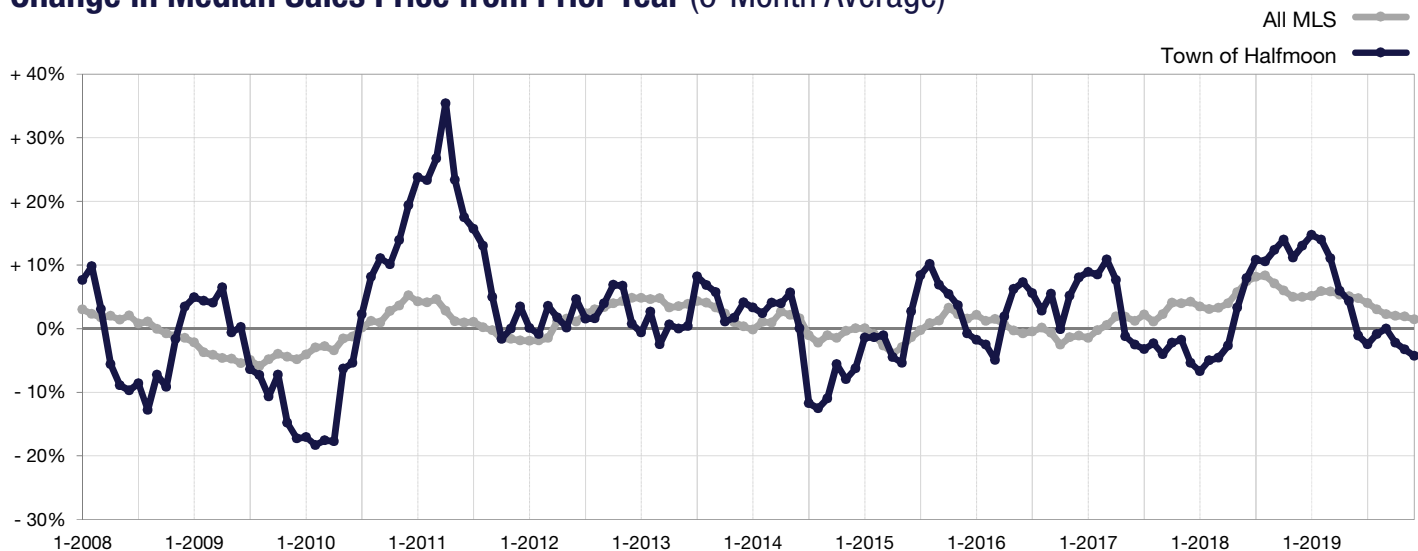
■ 2018 ■ 2019

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.