

# Local Market Update – September 2020

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



**+ 20.0%**

**- 11.1%**

**+ 32.0%**

Change in  
New Listings

Change in  
Closed Sales

Change in  
Median Sales Price

## Town of Halfmoon

	September			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
New Listings	35	42	+ 20.0%	387	281	- 27.4%
Closed Sales	27	24	- 11.1%	208	181	- 13.0%
Median Sales Price*	\$310,000	\$409,200	+ 32.0%	\$345,538	\$340,000	- 1.6%
Percent of Original List Price Received*	96.5%	100.0%	+ 3.7%	98.3%	99.3%	+ 1.0%
Days on Market Until Sale	58	40	- 31.3%	46	49	+ 6.2%
Inventory of Homes for Sale	163	81	- 50.3%	--	--	--
Months Supply of Inventory	6.8	3.6	- 47.4%	--	--	--

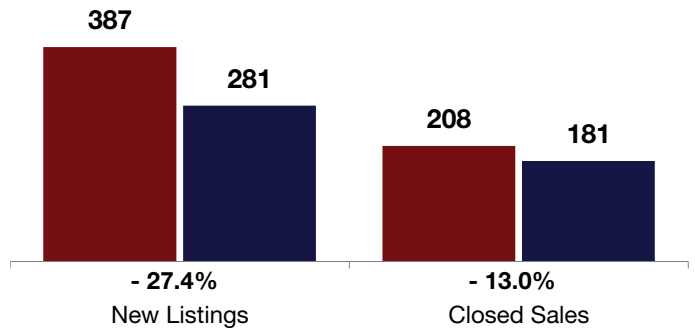
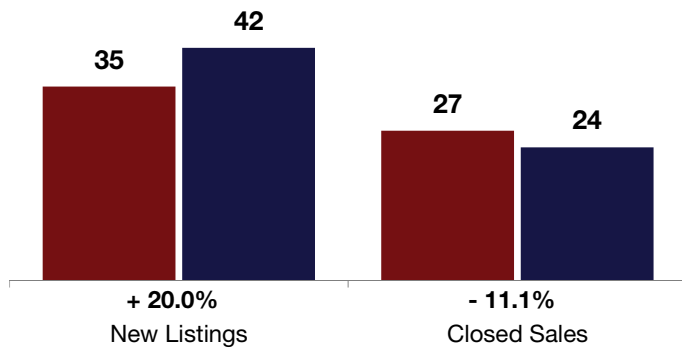
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### September

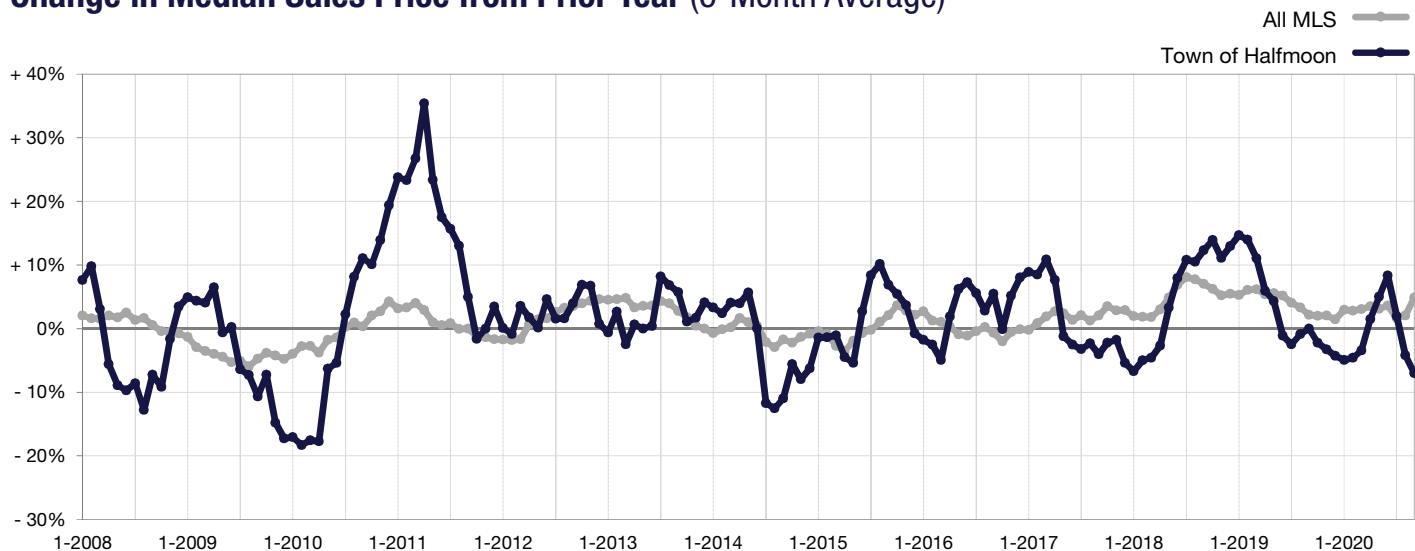
■ 2019 ■ 2020

### 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.