

# Local Market Update – June 2021

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



## Town of Halfmoon

**0.0%**

Change in  
New Listings

**+ 92.9%**

Change in  
Closed Sales

**+ 78.6%**

Change in  
Median Sales Price

	June			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
New Listings	35	<b>35</b>	0.0%	160	<b>216</b>	+ 35.0%
Closed Sales	14	<b>27</b>	+ 92.9%	109	<b>143</b>	+ 31.2%
Median Sales Price*	\$209,950	<b>\$375,000</b>	+ 78.6%	\$345,000	<b>\$359,900</b>	+ 4.3%
Percent of Original List Price Received*	98.8%	<b>102.9%</b>	+ 4.1%	98.7%	<b>101.7%</b>	+ 3.0%
Days on Market Until Sale	25	<b>20</b>	- 20.8%	52	<b>29</b>	- 44.9%
Inventory of Homes for Sale	92	<b>53</b>	- 42.4%	--	--	--
Months Supply of Inventory	4.1	<b>1.8</b>	- 55.8%	--	--	--

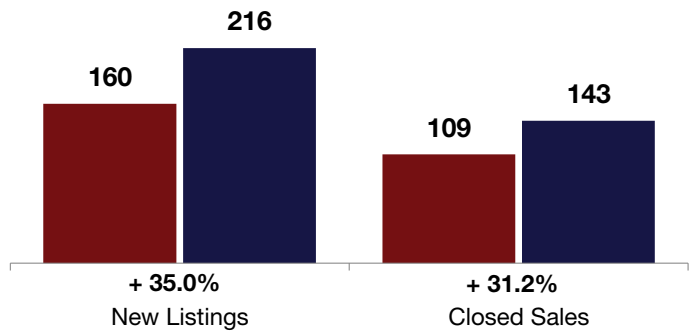
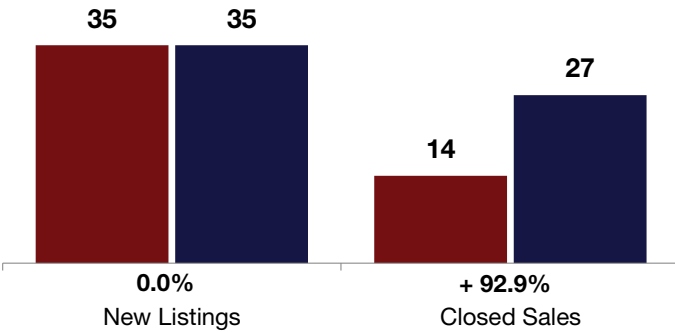
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### June

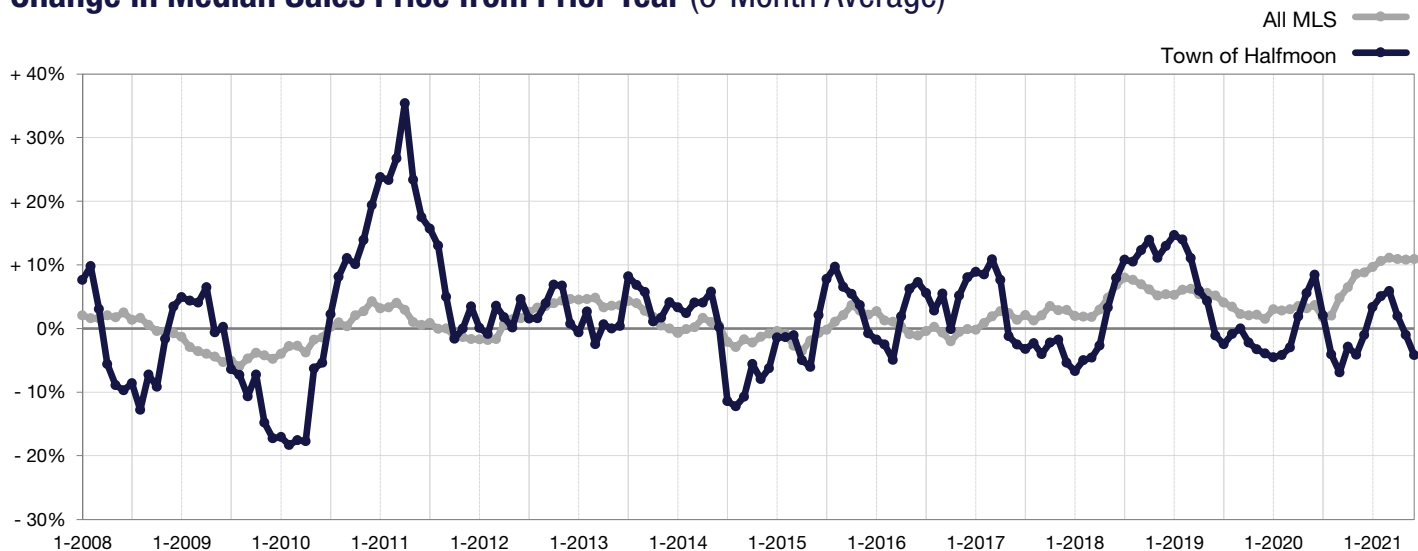
■ 2020 ■ 2021

### Year to Date

■ 2020 ■ 2021



### 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.