

Local Market Update – February 2022

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



- 65.4%

- 20.0%

+ 14.6%

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

Town of Halfmoon

February

Year to Date

| | 2021 | 2022 | + / - | 2021 | 2022 | + / - |
|--|-----------|------------------|----------|-----------|------------------|---------|
| New Listings | 52 | 18 | - 65.4% | 81 | 40 | - 50.6% |
| Closed Sales | 15 | 12 | - 20.0% | 35 | 35 | 0.0% |
| Median Sales Price* | \$321,407 | \$368,313 | + 14.6% | \$321,407 | \$370,000 | + 15.1% |
| Percent of Original List Price Received* | 99.2% | 105.4% | + 6.2% | 99.7% | 102.0% | + 2.3% |
| Days on Market Until Sale | 36 | 85 | + 138.3% | 31 | 47 | + 50.2% |
| Inventory of Homes for Sale | 87 | 35 | - 59.8% | -- | -- | -- |
| Months Supply of Inventory | 3.0 | 1.1 | - 62.4% | -- | -- | -- |

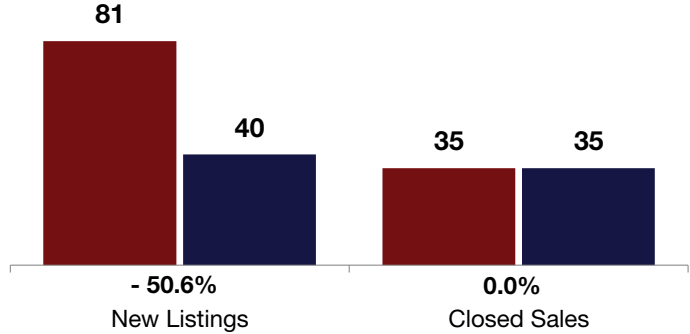
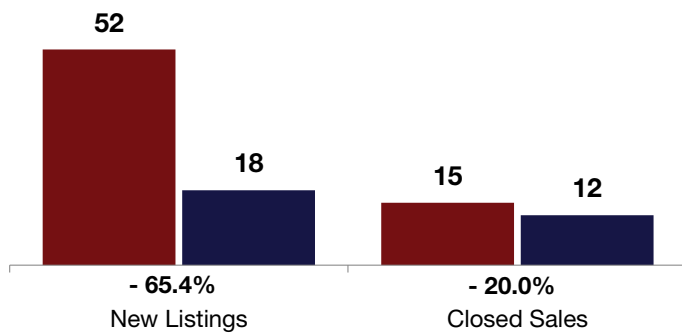
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

February

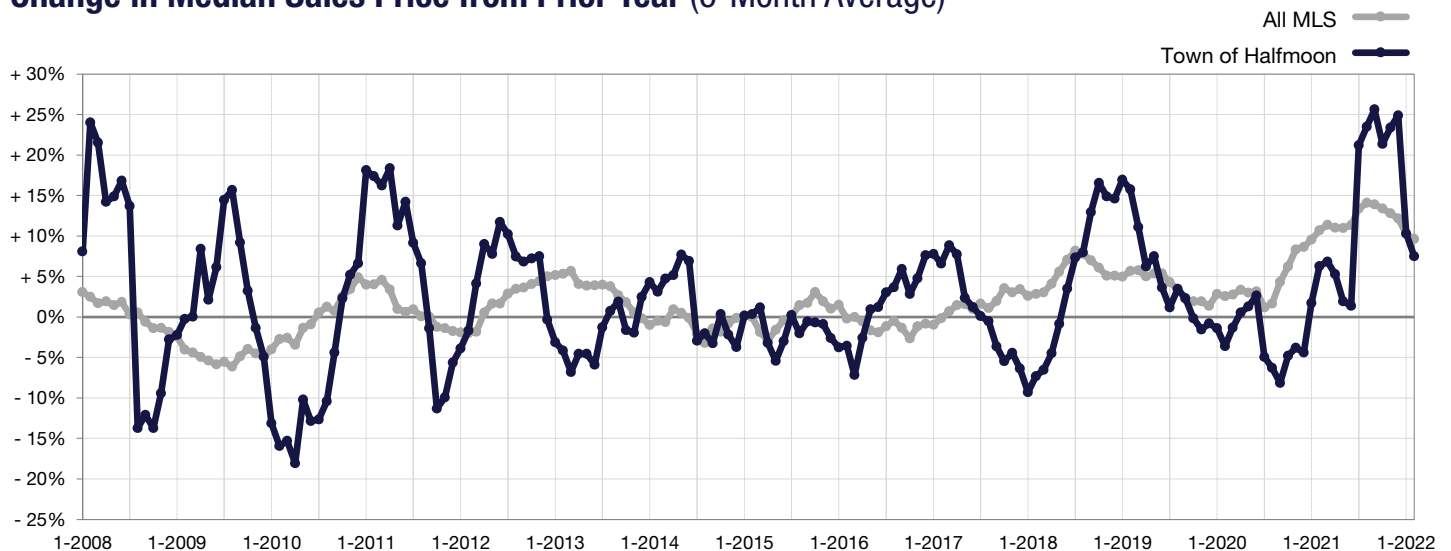
■ 2021 ■ 2022

Year to Date

■ 2021 ■ 2022



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.