

Local Market Update – June 2022

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



- 38.6%

Change in
New Listings

- 2.9%

Change in
Closed Sales

+ 20.9%

Change in
Median Sales Price

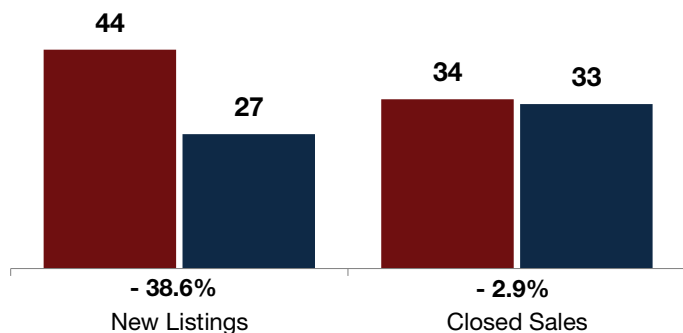
Town of Halfmoon

	June			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	44	27	- 38.6%	252	157	- 37.7%
Closed Sales	34	33	- 2.9%	158	133	- 15.8%
Median Sales Price*	\$375,000	\$453,353	+ 20.9%	\$359,900	\$390,000	+ 8.4%
Percent of Original List Price Received*	102.9%	105.5%	+ 2.5%	101.5%	104.8%	+ 3.2%
Days on Market Until Sale	17	25	+ 48.5%	27	31	+ 13.4%
Inventory of Homes for Sale	86	20	- 76.7%	--	--	--
Months Supply of Inventory	2.6	0.7	- 72.1%	--	--	--

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

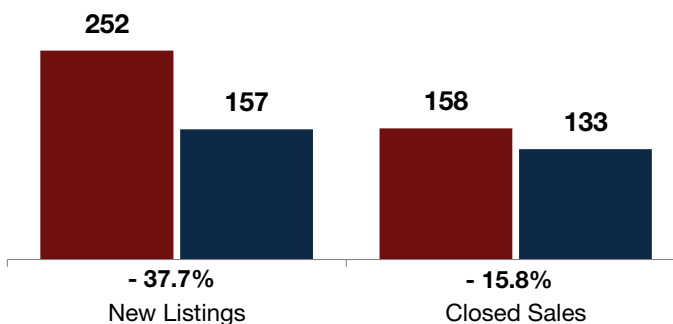
June

■ 2021 ■ 2022

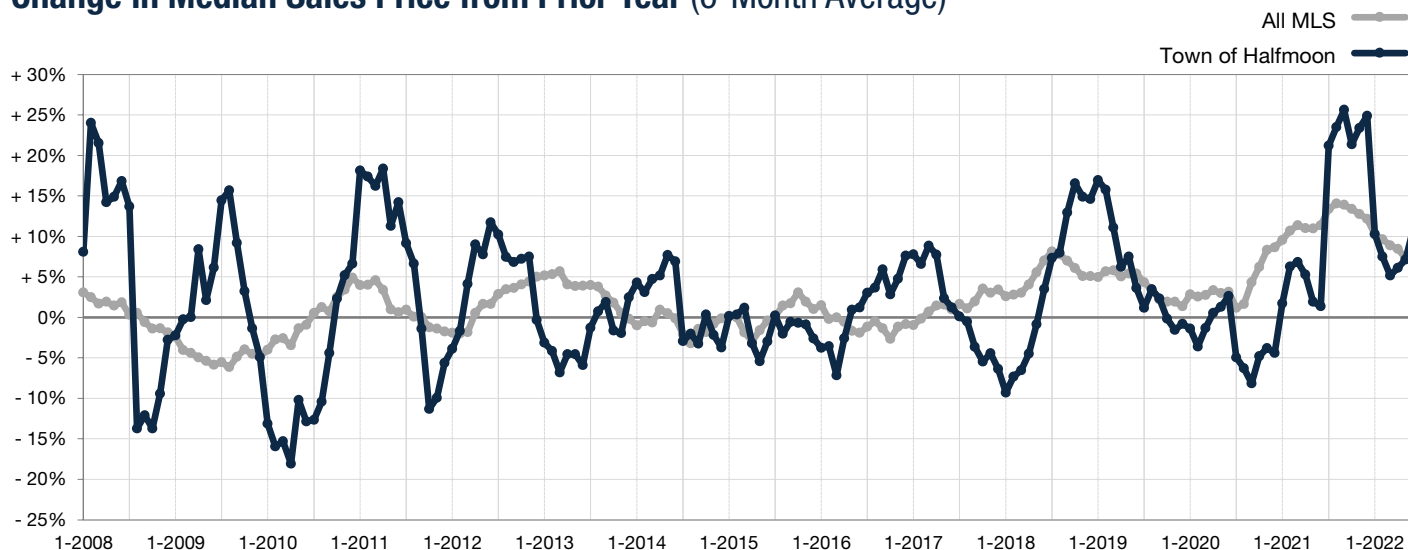


Year to Date

■ 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.