

Local Market Update – June 2016

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Middleborough

Single-Family Properties

Key Metrics	June			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	36	42	+ 16.7%	123	174	+ 41.5%
Closed Sales	22	32	+ 45.5%	88	124	+ 40.9%
Median Sales Price*	\$244,450	\$272,200	+ 11.4%	\$258,950	\$274,700	+ 6.1%
Inventory of Homes for Sale	101	65	- 35.6%	--	--	--
Months Supply of Inventory	6.3	3.0	- 52.4%	--	--	--
Cumulative Days on Market Until Sale	54	86	+ 59.3%	93	107	+ 15.1%
Percent of Original List Price Received*	97.6%	94.5%	- 3.2%	95.8%	95.6%	- 0.2%
New Listings	48	44	- 8.3%	185	186	+ 0.5%

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

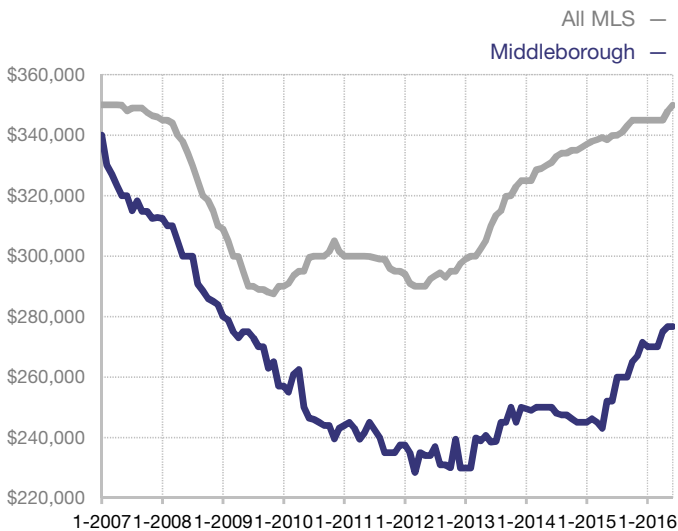
Condominium Properties

Key Metrics	June			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	1	6	+ 500.0%	21	20	- 4.8%
Closed Sales	2	2	0.0%	16	12	- 25.0%
Median Sales Price*	\$179,000	\$178,950	- 0.0%	\$220,250	\$200,000	- 9.2%
Inventory of Homes for Sale	11	5	- 54.5%	--	--	--
Months Supply of Inventory	4.0	1.9	- 52.5%	--	--	--
Cumulative Days on Market Until Sale	102	10	- 90.2%	99	84	- 15.2%
Percent of Original List Price Received*	95.4%	97.2%	+ 1.9%	97.0%	99.3%	+ 2.4%
New Listings	7	3	- 57.1%	25	18	- 28.0%

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

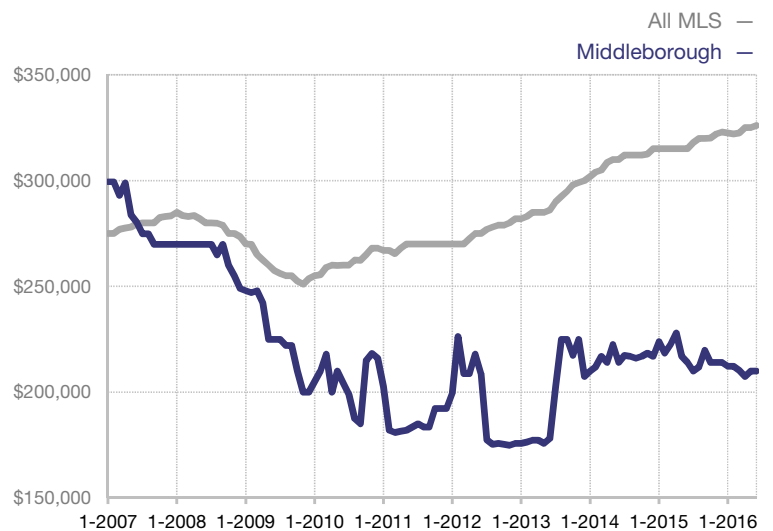
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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