

Local Market Update – June 2016

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Stoughton

Single-Family Properties

Key Metrics	June			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	35	29	- 17.1%	117	165	+ 41.0%
Closed Sales	24	25	+ 4.2%	85	126	+ 48.2%
Median Sales Price*	\$315,000	\$340,000	+ 7.9%	\$290,000	\$330,000	+ 13.8%
Inventory of Homes for Sale	49	37	- 24.5%	--	--	--
Months Supply of Inventory	2.8	1.5	- 46.4%	--	--	--
Cumulative Days on Market Until Sale	70	51	- 27.1%	88	69	- 21.6%
Percent of Original List Price Received*	97.0%	100.2%	+ 3.3%	95.9%	98.0%	+ 2.2%
New Listings	37	36	- 2.7%	156	178	+ 14.1%

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

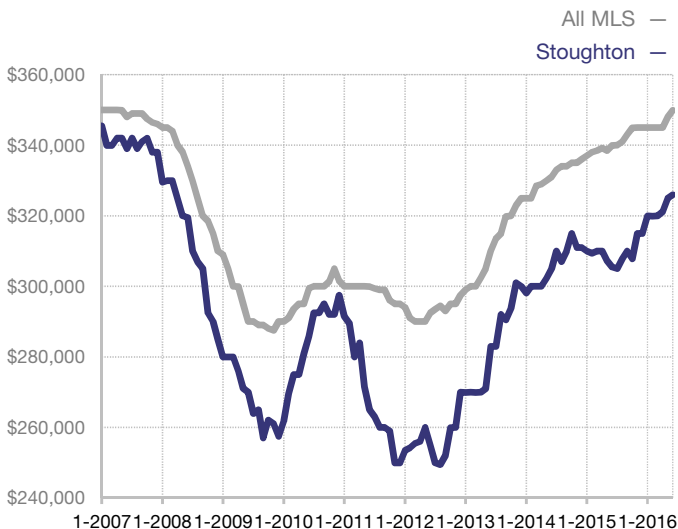
Condominium Properties

Key Metrics	June			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	14	15	+ 7.1%	43	61	+ 41.9%
Closed Sales	10	11	+ 10.0%	31	49	+ 58.1%
Median Sales Price*	\$235,000	\$223,000	- 5.1%	\$219,000	\$225,000	+ 2.7%
Inventory of Homes for Sale	31	11	- 64.5%	--	--	--
Months Supply of Inventory	4.8	1.1	- 77.1%	--	--	--
Cumulative Days on Market Until Sale	30	73	+ 143.3%	63	65	+ 3.2%
Percent of Original List Price Received*	98.2%	97.2%	- 1.0%	96.4%	98.3%	+ 2.0%
New Listings	22	11	- 50.0%	69	74	+ 7.2%

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

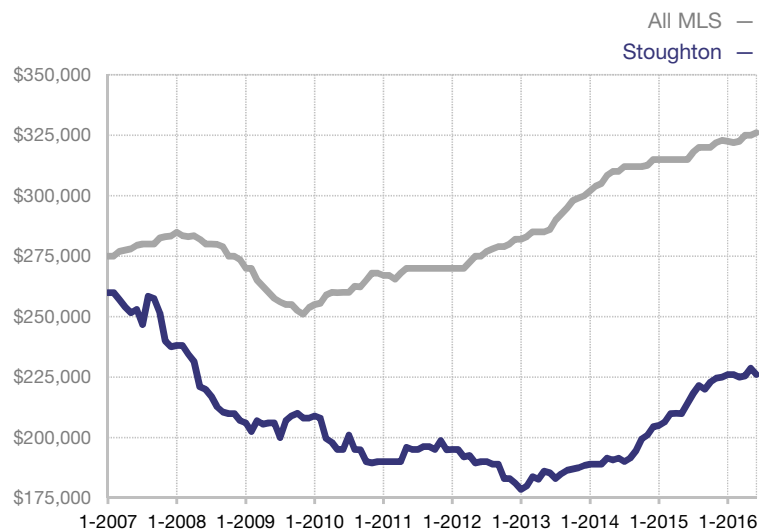
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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