

# Local Market Update – July 2016

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Hull

### Single-Family Properties

Key Metrics	July			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	23	19	- 17.4%	74	105	+ 41.9%
Closed Sales	13	14	+ 7.7%	53	87	+ 64.2%
Median Sales Price*	\$410,000	<b>\$317,000</b>	- 22.7%	\$339,000	<b>\$385,000</b>	+ 13.6%
Inventory of Homes for Sale	92	53	- 42.4%	--	--	--
Months Supply of Inventory	9.7	4.2	- 56.7%	--	--	--
Cumulative Days on Market Until Sale	97	70	- 27.8%	120	94	- 21.7%
Percent of Original List Price Received*	94.2%	<b>90.7%</b>	- 3.7%	92.9%	<b>94.1%</b>	+ 1.3%
New Listings	24	23	- 4.2%	165	161	- 2.4%

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

### Condominium Properties

Key Metrics	July			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	4	6	+ 50.0%	31	38	+ 22.6%
Closed Sales	7	6	- 14.3%	28	35	+ 25.0%
Median Sales Price*	\$210,000	<b>\$257,000</b>	+ 22.4%	\$273,750	<b>\$289,000</b>	+ 5.6%
Inventory of Homes for Sale	41	31	- 24.4%	--	--	--
Months Supply of Inventory	9.3	7.0	- 24.7%	--	--	--
Cumulative Days on Market Until Sale	71	45	- 36.6%	119	127	+ 6.7%
Percent of Original List Price Received*	94.7%	<b>101.4%</b>	+ 7.1%	96.0%	<b>96.6%</b>	+ 0.6%
New Listings	9	6	- 33.3%	59	62	+ 5.1%

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

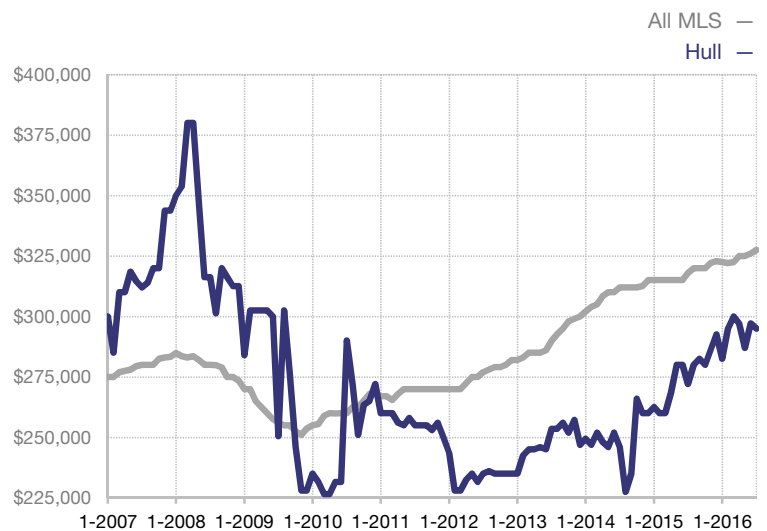
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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