

# Local Market Update – July 2016

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Southampton

### Single-Family Properties

Key Metrics	July			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	14	7	- 50.0%	35	43	+ 22.9%
Closed Sales	10	7	- 30.0%	26	37	+ 42.3%
Median Sales Price*	\$263,655	<b>\$260,000</b>	- 1.4%	\$303,500	<b>\$295,000</b>	- 2.8%
Inventory of Homes for Sale	42	22	- 47.6%	--	--	--
Months Supply of Inventory	9.9	3.9	- 60.6%	--	--	--
Cumulative Days on Market Until Sale	64	82	+ 28.1%	116	133	+ 14.7%
Percent of Original List Price Received*	94.8%	<b>95.2%</b>	+ 0.4%	93.4%	<b>93.9%</b>	+ 0.5%
New Listings	15	9	- 40.0%	66	55	- 16.7%

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

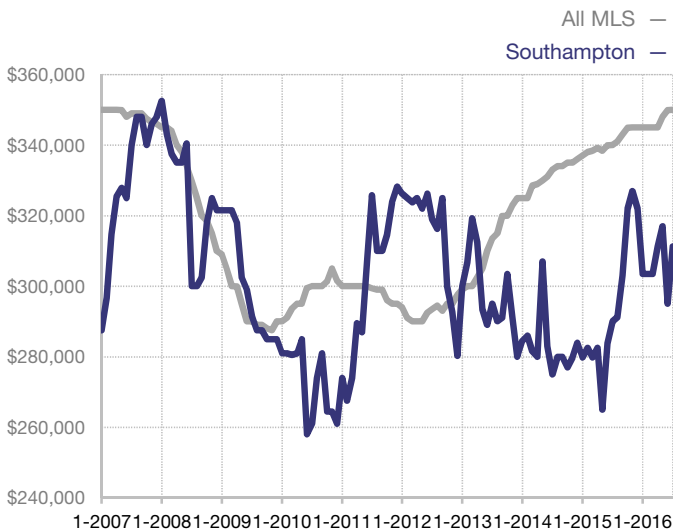
### Condominium Properties

Key Metrics	July			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	1	2	+ 100.0%	4	4	0.0%
Closed Sales	1	0	- 100.0%	3	4	+ 33.3%
Median Sales Price*	\$76,500	<b>\$0</b>	- 100.0%	\$72,500	<b>\$234,750</b>	+ 223.8%
Inventory of Homes for Sale	5	0	- 100.0%	--	--	--
Months Supply of Inventory	3.3	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	16	0	- 100.0%	119	92	- 22.7%
Percent of Original List Price Received*	88.0%	<b>0.0%</b>	- 100.0%	85.3%	<b>96.6%</b>	+ 13.2%
New Listings	4	0	- 100.0%	8	2	- 75.0%

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

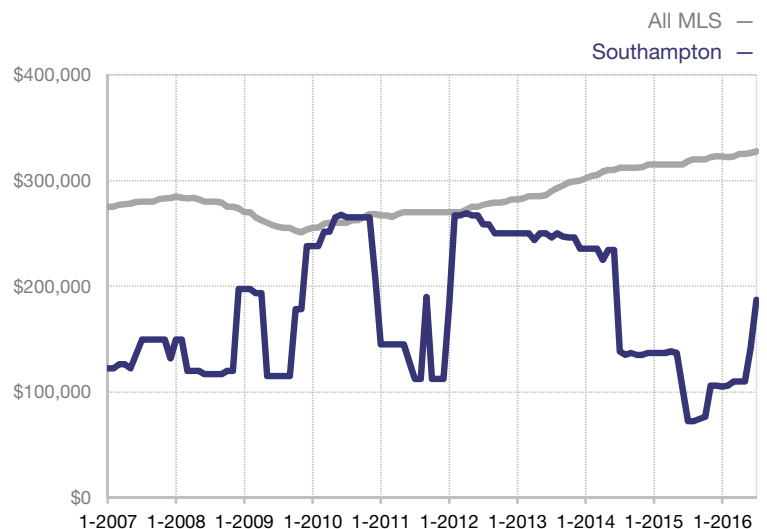
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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