

# Local Market Update – August 2016

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Walpole

### Single-Family Properties

Key Metrics	August			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	17	15	- 11.8%	170	186	+ 9.4%
Closed Sales	35	30	- 14.3%	167	173	+ 3.6%
Median Sales Price*	\$439,900	<b>\$443,500</b>	+ 0.8%	\$513,000	<b>\$475,000</b>	- 7.4%
Inventory of Homes for Sale	73	40	- 45.2%	--	--	--
Months Supply of Inventory	3.4	2.0	- 41.2%	--	--	--
Cumulative Days on Market Until Sale	43	58	+ 34.9%	68	73	+ 7.4%
Percent of Original List Price Received*	98.3%	99.4%	+ 1.1%	98.6%	99.3%	+ 0.7%
New Listings	27	20	- 25.9%	257	222	- 13.6%

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

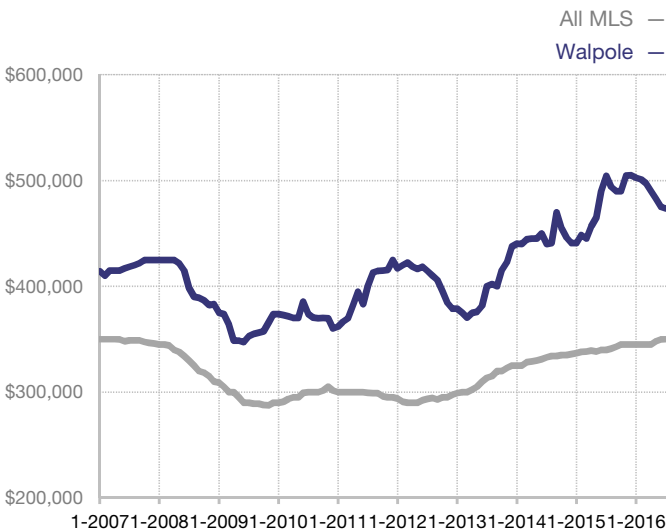
### Condominium Properties

Key Metrics	August			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	9	5	- 44.4%	53	48	- 9.4%
Closed Sales	10	3	- 70.0%	47	44	- 6.4%
Median Sales Price*	\$243,000	<b>\$322,000</b>	+ 32.5%	\$274,000	<b>\$312,500</b>	+ 14.1%
Inventory of Homes for Sale	26	14	- 46.2%	--	--	--
Months Supply of Inventory	4.3	2.4	- 44.2%	--	--	--
Cumulative Days on Market Until Sale	81	38	- 53.1%	59	58	- 1.7%
Percent of Original List Price Received*	96.7%	100.9%	+ 4.3%	96.0%	97.8%	+ 1.9%
New Listings	8	11	+ 37.5%	80	52	- 35.0%

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

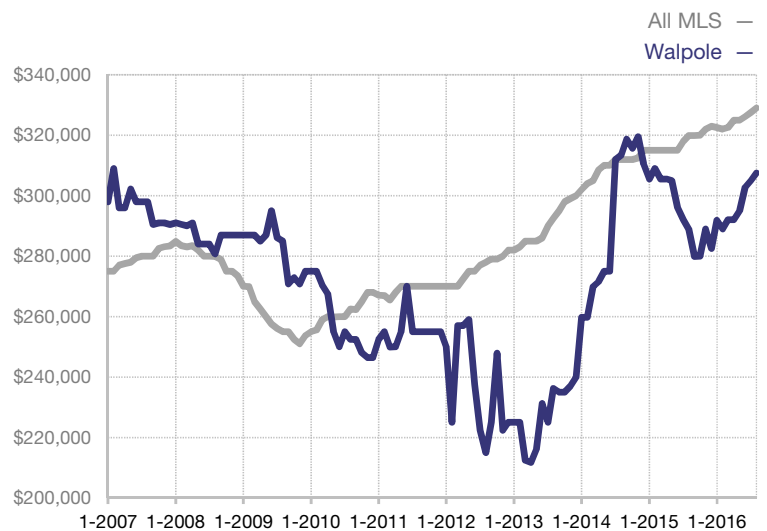
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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