

Local Market Update – December 2016

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hull

Single-Family Properties

Key Metrics	December			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	5	8	+ 60.0%	126	151	+ 19.8%
Closed Sales	10	13	+ 30.0%	118	151	+ 28.0%
Median Sales Price*	\$297,450	\$380,000	+ 27.8%	\$349,500	\$385,000	+ 10.2%
Inventory of Homes for Sale	42	26	- 38.1%	--	--	--
Months Supply of Inventory	4.3	2.1	- 51.2%	--	--	--
Cumulative Days on Market Until Sale	127	72	- 43.3%	113	89	- 21.2%
Percent of Original List Price Received*	87.4%	94.7%	+ 8.4%	91.7%	94.2%	+ 2.7%
New Listings	7	6	- 14.3%	231	228	- 1.3%

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

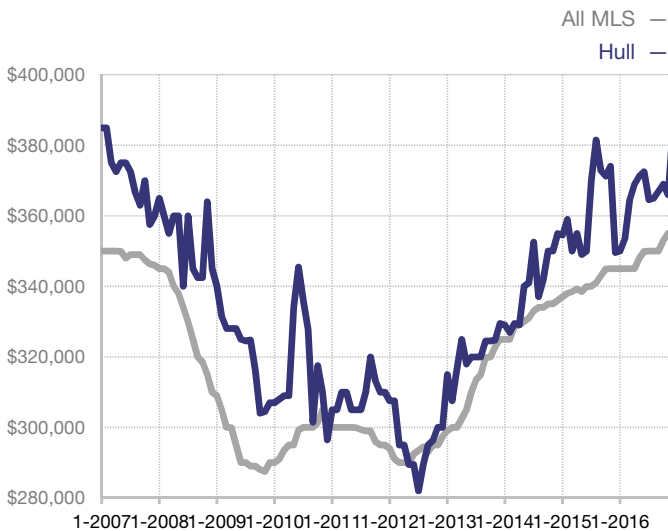
Condominium Properties

Key Metrics	December			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	2	4	+ 100.0%	51	56	+ 9.8%
Closed Sales	4	2	- 50.0%	46	57	+ 23.9%
Median Sales Price*	\$277,438	\$186,250	- 32.9%	\$292,500	\$295,000	+ 0.9%
Inventory of Homes for Sale	25	9	- 64.0%	--	--	--
Months Supply of Inventory	6.5	1.9	- 70.8%	--	--	--
Cumulative Days on Market Until Sale	76	154	+ 102.6%	115	122	+ 6.1%
Percent of Original List Price Received*	93.8%	91.6%	- 2.3%	95.2%	96.3%	+ 1.2%
New Listings	1	3	+ 200.0%	81	83	+ 2.5%

* 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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