

Local Market Update – June 2017

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Nahant

Single-Family Properties

Key Metrics	June			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	5	4	- 20.0%	20	14	- 30.0%
Closed Sales	5	3	- 40.0%	14	11	- 21.4%
Median Sales Price*	\$542,000	\$650,000	+ 19.9%	\$495,500	\$750,000	+ 51.4%
Inventory of Homes for Sale	20	17	- 15.0%	--	--	--
Months Supply of Inventory	6.2	5.8	- 6.5%	--	--	--
Cumulative Days on Market Until Sale	116	27	- 76.7%	155	92	- 40.6%
Percent of Original List Price Received*	97.6%	97.8%	+ 0.2%	93.9%	93.2%	- 0.7%
New Listings	5	4	- 20.0%	33	26	- 21.2%

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

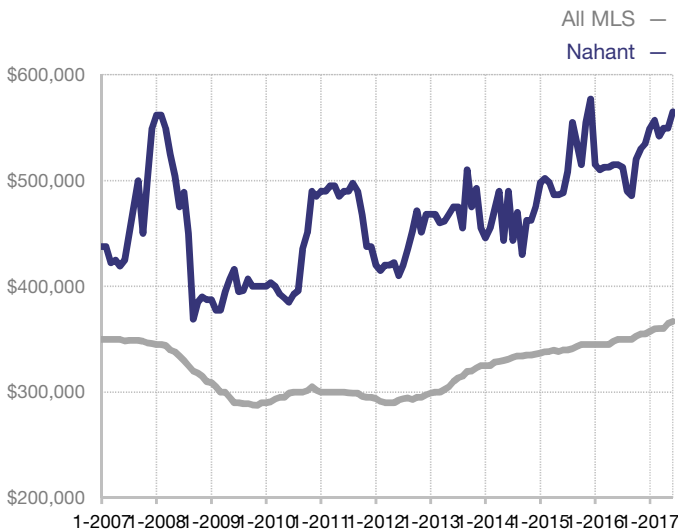
Condominium Properties

Key Metrics	June			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	2	2	0.0%	5	4	- 20.0%
Closed Sales	2	0	- 100.0%	3	2	- 33.3%
Median Sales Price*	\$334,000	\$0	- 100.0%	\$330,000	\$199,625	- 39.5%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	0.0	1.5	--	--	--	--
Cumulative Days on Market Until Sale	43	0	- 100.0%	31	79	+ 154.8%
Percent of Original List Price Received*	97.0%	0.0%	- 100.0%	95.9%	101.4%	+ 5.7%
New Listings	1	1	0.0%	5	5	0.0%

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

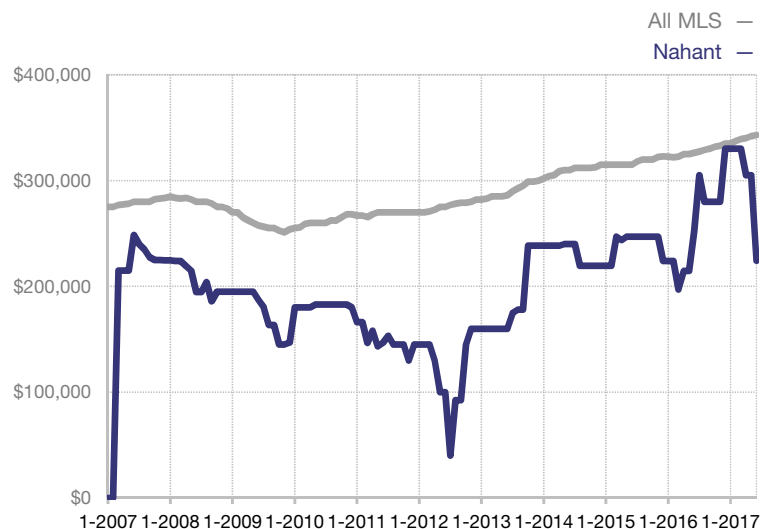
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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