

Local Market Update – July 2017

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Malden

Single-Family Properties

Key Metrics	July			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	11	23	+ 109.1%	130	116	- 10.8%
Closed Sales	18	19	+ 5.6%	123	109	- 11.4%
Median Sales Price*	\$387,000	\$435,000	+ 12.4%	\$381,000	\$450,000	+ 18.1%
Inventory of Homes for Sale	29	24	- 17.2%	--	--	--
Months Supply of Inventory	1.4	1.5	+ 7.1%	--	--	--
Cumulative Days on Market Until Sale	41	19	- 53.7%	60	28	- 53.3%
Percent of Original List Price Received*	99.8%	106.0%	+ 6.2%	100.7%	103.4%	+ 2.7%
New Listings	18	31	+ 72.2%	146	142	- 2.7%

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

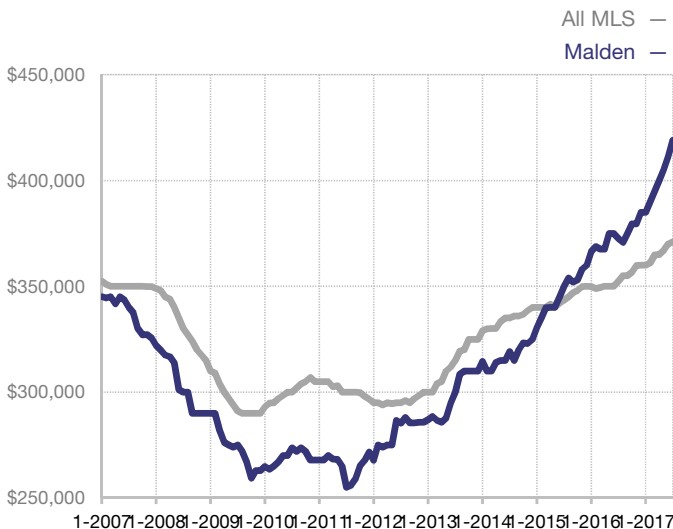
Condominium Properties

Key Metrics	July			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	13	15	+ 15.4%	97	102	+ 5.2%
Closed Sales	14	15	+ 7.1%	90	98	+ 8.9%
Median Sales Price*	\$252,450	\$335,000	+ 32.7%	\$262,500	\$325,000	+ 23.8%
Inventory of Homes for Sale	20	4	- 80.0%	--	--	--
Months Supply of Inventory	1.5	0.3	- 80.0%	--	--	--
Cumulative Days on Market Until Sale	36	27	- 25.0%	50	25	- 50.0%
Percent of Original List Price Received*	101.1%	101.7%	+ 0.6%	102.8%	104.4%	+ 1.6%
New Listings	14	12	- 14.3%	116	113	- 2.6%

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

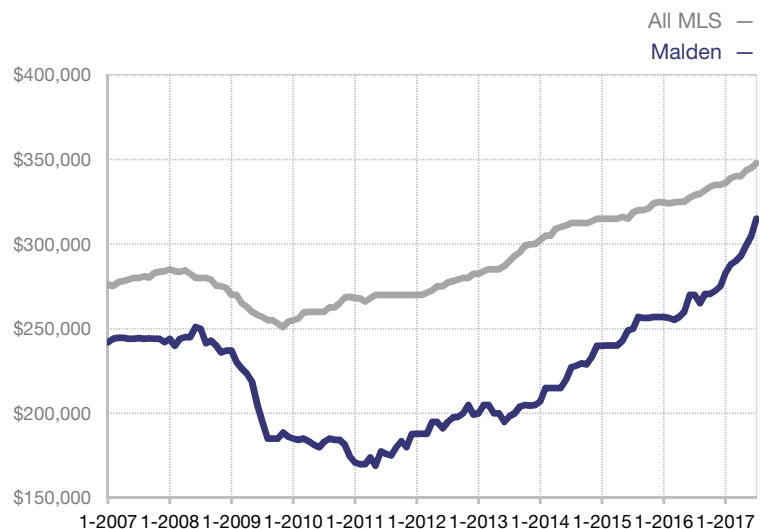
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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