

Local Market Update – July 2017

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Mashpee

Single-Family Properties

Key Metrics	July			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	21	29	+ 38.1%	163	189	+ 16.0%
Closed Sales	25	16	- 36.0%	155	163	+ 5.2%
Median Sales Price*	\$340,000	\$369,450	+ 8.7%	\$342,000	\$375,000	+ 9.6%
Inventory of Homes for Sale	249	227	- 8.8%	--	--	--
Months Supply of Inventory	11.9	9.7	- 18.5%	--	--	--
Cumulative Days on Market Until Sale	110	73	- 33.6%	153	114	- 25.5%
Percent of Original List Price Received*	93.9%	97.9%	+ 4.3%	93.5%	94.7%	+ 1.3%
New Listings	35	54	+ 54.3%	303	334	+ 10.2%

* 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	25	+ 92.3%	95	136	+ 43.2%
Closed Sales	19	23	+ 21.1%	100	113	+ 13.0%
Median Sales Price*	\$340,000	\$359,900	+ 5.9%	\$324,450	\$290,000	- 10.6%
Inventory of Homes for Sale	105	72	- 31.4%	--	--	--
Months Supply of Inventory	6.5	4.7	- 27.7%	--	--	--
Cumulative Days on Market Until Sale	112	97	- 13.4%	116	86	- 25.9%
Percent of Original List Price Received*	96.3%	96.9%	+ 0.6%	96.4%	96.4%	0.0%
New Listings	12	17	+ 41.7%	154	155	+ 0.6%

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

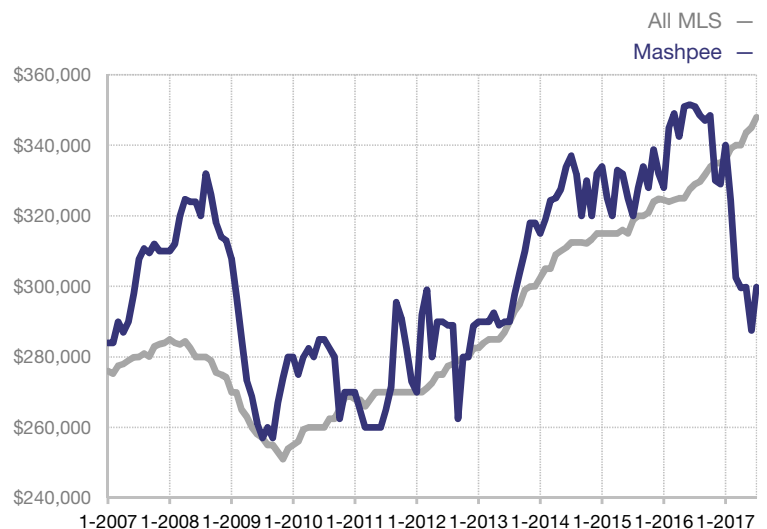
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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