

Local Market Update – July 2017

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Swampscott

Single-Family Properties

Key Metrics	July			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	13	19	+ 46.2%	104	101	- 2.9%
Closed Sales	17	22	+ 29.4%	92	77	- 16.3%
Median Sales Price*	\$523,000	\$554,500	+ 6.0%	\$505,750	\$539,900	+ 6.8%
Inventory of Homes for Sale	48	35	- 27.1%	--	--	--
Months Supply of Inventory	3.4	3.0	- 11.8%	--	--	--
Cumulative Days on Market Until Sale	78	38	- 51.3%	114	64	- 43.9%
Percent of Original List Price Received*	98.8%	98.1%	- 0.7%	96.7%	97.2%	+ 0.5%
New Listings	15	22	+ 46.7%	133	126	- 5.3%

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

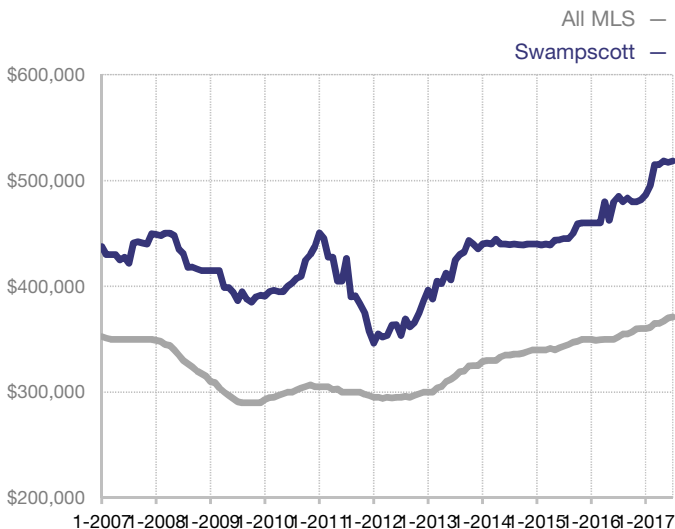
Condominium Properties

Key Metrics	July			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	4	6	+ 50.0%	35	51	+ 45.7%
Closed Sales	5	6	+ 20.0%	36	43	+ 19.4%
Median Sales Price*	\$236,000	\$315,000	+ 33.5%	\$249,500	\$290,000	+ 16.2%
Inventory of Homes for Sale	12	10	- 16.7%	--	--	--
Months Supply of Inventory	2.0	1.8	- 10.0%	--	--	--
Cumulative Days on Market Until Sale	105	19	- 81.9%	115	55	- 52.2%
Percent of Original List Price Received*	95.8%	96.6%	+ 0.8%	94.7%	97.5%	+ 3.0%
New Listings	2	13	+ 550.0%	38	53	+ 39.5%

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

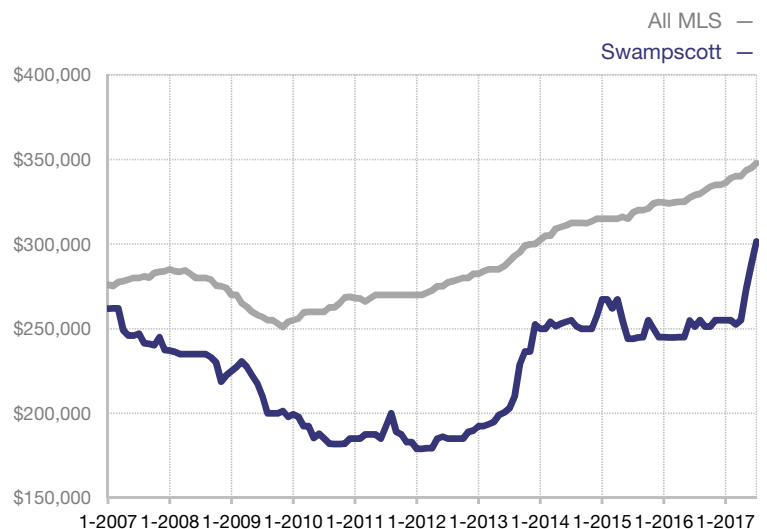
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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