

# Local Market Update – August 2017

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Woburn

### Single-Family Properties

Key Metrics	August			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	33	32	- 3.0%	202	207	+ 2.5%
Closed Sales	33	42	+ 27.3%	180	185	+ 2.8%
Median Sales Price*	\$439,000	<b>\$450,000</b>	+ 2.5%	\$430,500	<b>\$469,950</b>	+ 9.2%
Inventory of Homes for Sale	36	12	- 66.7%	--	--	--
Months Supply of Inventory	1.5	0.5	- 66.7%	--	--	--
Cumulative Days on Market Until Sale	44	26	- 40.9%	57	39	- 31.6%
Percent of Original List Price Received*	100.7%	99.6%	- 1.1%	99.2%	101.2%	+ 2.0%
New Listings	30	25	- 16.7%	249	218	- 12.4%

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

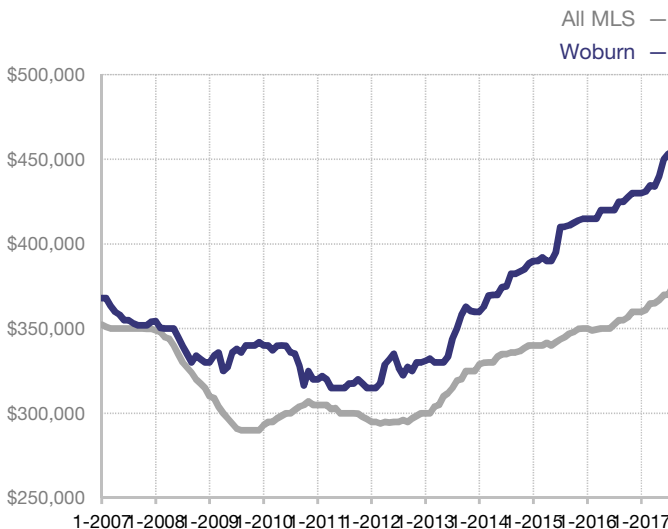
### Condominium Properties

Key Metrics	August			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	8	14	+ 75.0%	76	95	+ 25.0%
Closed Sales	12	19	+ 58.3%	74	82	+ 10.8%
Median Sales Price*	\$365,500	<b>\$370,000</b>	+ 1.2%	\$347,500	<b>\$393,500</b>	+ 13.2%
Inventory of Homes for Sale	17	7	- 58.8%	--	--	--
Months Supply of Inventory	1.6	0.7	- 56.3%	--	--	--
Cumulative Days on Market Until Sale	52	27	- 48.1%	69	31	- 55.1%
Percent of Original List Price Received*	98.3%	103.1%	+ 4.9%	98.8%	102.3%	+ 3.5%
New Listings	13	11	- 15.4%	91	107	+ 17.6%

\* 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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