

Local Market Update – November 2017

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Dracut

Single-Family Properties

Key Metrics	November			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	22	27	+ 22.7%	358	317	- 11.5%
Closed Sales	32	26	- 18.8%	340	295	- 13.2%
Median Sales Price*	\$348,500	\$331,500	- 4.9%	\$325,000	\$345,000	+ 6.2%
Inventory of Homes for Sale	56	35	- 37.5%	--	--	--
Months Supply of Inventory	1.8	1.3	- 27.8%	--	--	--
Cumulative Days on Market Until Sale	53	33	- 37.7%	64	49	- 23.4%
Percent of Original List Price Received*	101.1%	96.7%	- 4.4%	99.3%	99.2%	- 0.1%
New Listings	19	25	+ 31.6%	405	355	- 12.3%

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

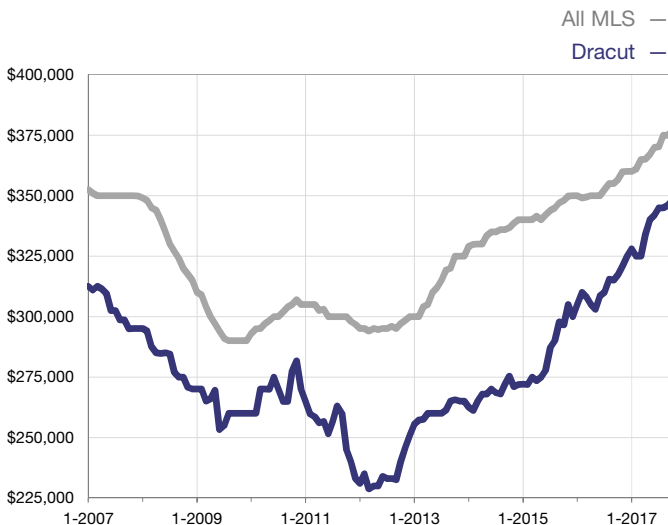
Condominium Properties

Key Metrics	November			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	14	10	- 28.6%	154	176	+ 14.3%
Closed Sales	12	15	+ 25.0%	150	162	+ 8.0%
Median Sales Price*	\$172,450	\$209,900	+ 21.7%	\$170,000	\$199,950	+ 17.6%
Inventory of Homes for Sale	31	18	- 41.9%	--	--	--
Months Supply of Inventory	2.3	1.3	- 43.5%	--	--	--
Cumulative Days on Market Until Sale	35	63	+ 80.0%	65	38	- 41.5%
Percent of Original List Price Received*	97.6%	98.6%	+ 1.0%	97.0%	101.1%	+ 4.2%
New Listings	15	16	+ 6.7%	183	197	+ 7.7%

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

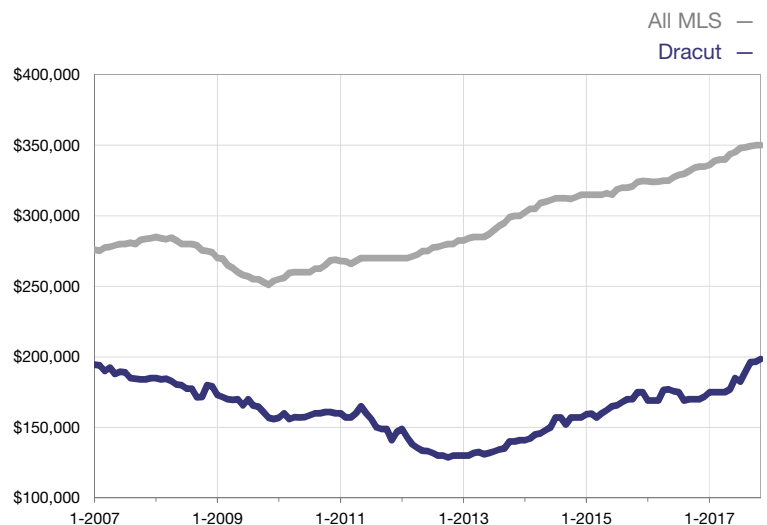
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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