Local Market Update – December 2017

A RESEARCH TOOL PROVIDED BY THE **MASSACHUSETTS ASSOCIATION OF REALTORS®**

Boxborough

Single-Family Properties

	December			Year to Date		
Key Metrics	**2016**	**2017**	**+ / –**	**2016**	**2017**	**+ / –**
Pending Sales	2	**1**	- 50.0%	52	**57**	+ 9.6%
Closed Sales	1	**6**	+ 500.0%	53	**56**	+ 5.7%
Median Sales Price*	$192,000	**$771,000**	+ 301.6%	$615,000	**$622,500**	+ 1.2%
Inventory of Homes for Sale	6	**7**	+ 16.7%	--	--	--
Months Supply of Inventory	1.4	**1.4**	0.0%	--	--	--
Cumulative Days on Market Until Sale	7	**70**	+ 900.0%	69	**63**	- 8.7%
Percent of Original List Price Received*	109.7%	**97.8%**	- 10.8%	97.2%	**97.3%**	+ 0.1%
New Listings	0	**3**	--	75	**84**	+ 12.0%

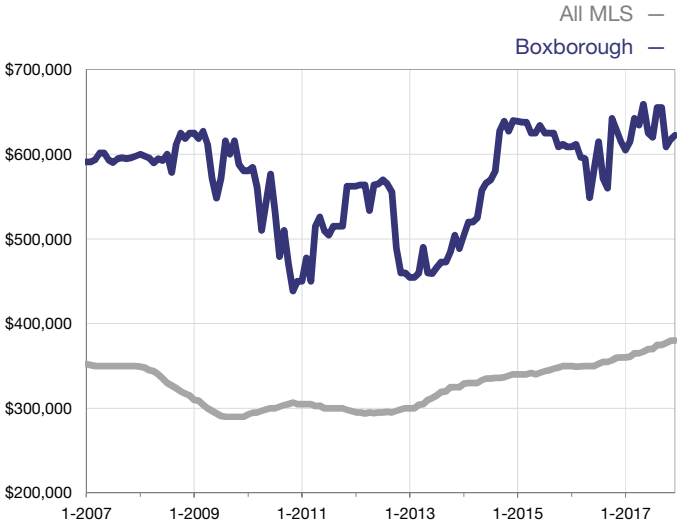
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties

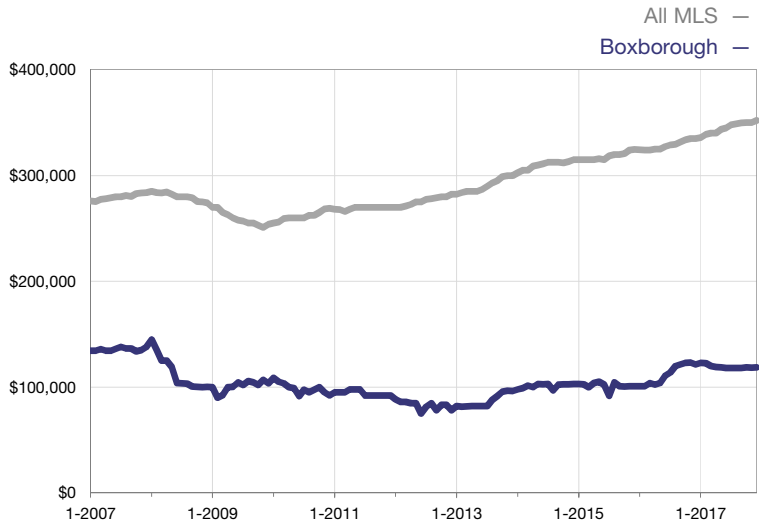
	December			Year to Date		
Key Metrics	**2016**	**2017**	**+ / –**	**2016**	**2017**	**+ / –**
Pending Sales	4	**5**	+ 25.0%	41	**41**	0.0%
Closed Sales	4	**1**	- 75.0%	38	**42**	+ 10.5%
Median Sales Price*	$103,995	**$137,000**	+ 31.7%	$121,500	**$118,750**	- 2.3%
Inventory of Homes for Sale	6	**1**	- 83.3%	--	--	--
Months Supply of Inventory	1.9	**0.3**	- 84.2%	--	--	--
Cumulative Days on Market Until Sale	83	**25**	- 69.9%	37	**38**	+ 2.7%
Percent of Original List Price Received*	92.9%	**106.2%**	+ 14.3%	96.3%	**99.3%**	+ 3.1%
New Listings	3	**2**	- 33.3%	50	**41**	- 18.0%

* 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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