

# Local Market Update – December 2017

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Southbridge

### Single-Family Properties

Key Metrics	December			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	8	15	+ 87.5%	136	148	+ 8.8%
Closed Sales	9	17	+ 88.9%	125	144	+ 15.2%
Median Sales Price*	\$165,000	<b>\$220,000</b>	+ 33.3%	\$175,000	<b>\$194,000</b>	+ 10.9%
Inventory of Homes for Sale	48	35	- 27.1%	--	--	--
Months Supply of Inventory	4.6	2.9	- 37.0%	--	--	--
Cumulative Days on Market Until Sale	53	84	+ 58.5%	124	79	- 36.3%
Percent of Original List Price Received*	94.8%	99.8%	+ 5.3%	94.4%	96.4%	+ 2.1%
New Listings	13	8	- 38.5%	181	197	+ 8.8%

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

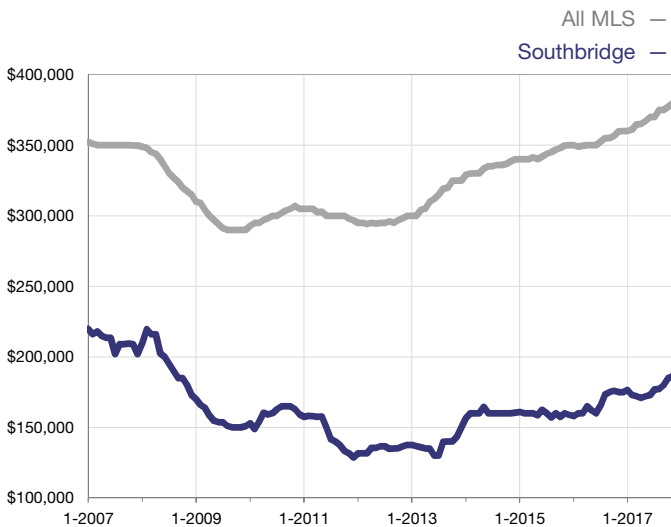
### Condominium Properties

Key Metrics	December			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	0	2	--	12	12	0.0%
Closed Sales	2	1	- 50.0%	12	9	- 25.0%
Median Sales Price*	\$50,625	<b>\$120,000</b>	+ 137.0%	\$71,450	<b>\$115,000</b>	+ 61.0%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	0.7	--	--	--	--
Cumulative Days on Market Until Sale	147	18	- 87.8%	91	37	- 59.3%
Percent of Original List Price Received*	79.9%	96.0%	+ 20.2%	86.6%	96.3%	+ 11.2%
New Listings	0	3	--	11	16	+ 45.5%

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

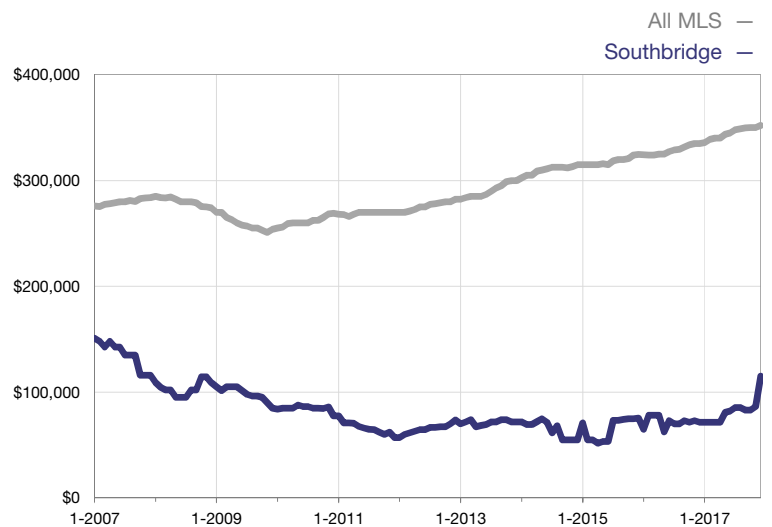
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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