

Local Market Update – July 2018

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Sandwich

Single-Family Properties

Key Metrics	July			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	20	44	+ 120.0%	161	197	+ 22.4%
Closed Sales	29	33	+ 13.8%	156	175	+ 12.2%
Median Sales Price*	\$384,000	\$427,000	+ 11.2%	\$362,000	\$395,000	+ 9.1%
Inventory of Homes for Sale	184	147	- 20.1%	--	--	--
Months Supply of Inventory	8.8	6.2	- 29.5%	--	--	--
Cumulative Days on Market Until Sale	78	120	+ 53.8%	108	117	+ 8.3%
Percent of Original List Price Received*	97.7%	97.1%	- 0.6%	96.5%	95.8%	- 0.7%
New Listings	39	47	+ 20.5%	286	301	+ 5.2%

* 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		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	0	1	--	12	16	+ 33.3%
Closed Sales	0	0	--	9	13	+ 44.4%
Median Sales Price*	\$0	\$0	--	\$235,000	\$247,000	+ 5.1%
Inventory of Homes for Sale	8	15	+ 87.5%	--	--	--
Months Supply of Inventory	4.3	5.6	+ 30.2%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	112	51	- 54.5%
Percent of Original List Price Received*	0.0%	0.0%	--	96.7%	95.9%	- 0.8%
New Listings	1	7	+ 600.0%	15	32	+ 113.3%

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

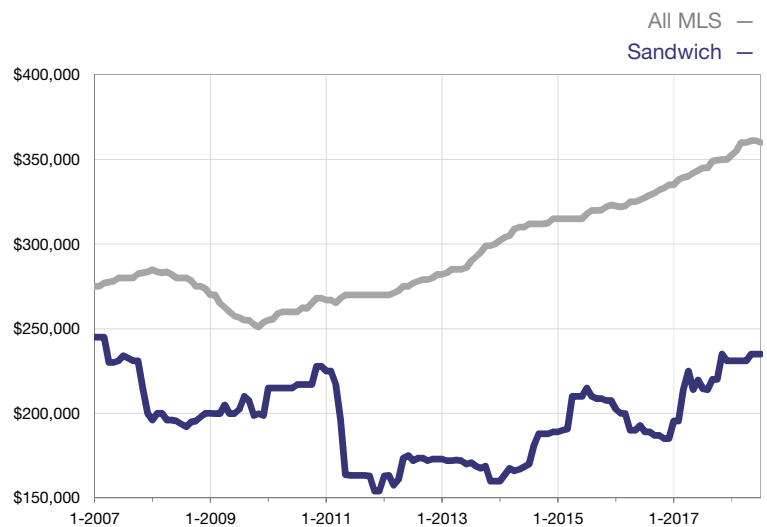
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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