

# Local Market Update – July 2018

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Swampscott

### Single-Family Properties

Key Metrics	July			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	19	16	- 15.8%	100	100	0.0%
Closed Sales	22	19	- 13.6%	77	91	+ 18.2%
Median Sales Price*	\$554,500	<b>\$580,000</b>	+ 4.6%	\$539,900	<b>\$575,500</b>	+ 6.6%
Inventory of Homes for Sale	37	27	- 27.0%	--	--	--
Months Supply of Inventory	3.1	2.2	- 29.0%	--	--	--
Cumulative Days on Market Until Sale	38	27	- 28.9%	64	50	- 21.9%
Percent of Original List Price Received*	98.1%	100.6%	+ 2.5%	97.2%	99.9%	+ 2.8%
New Listings	22	13	- 40.9%	126	122	- 3.2%

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

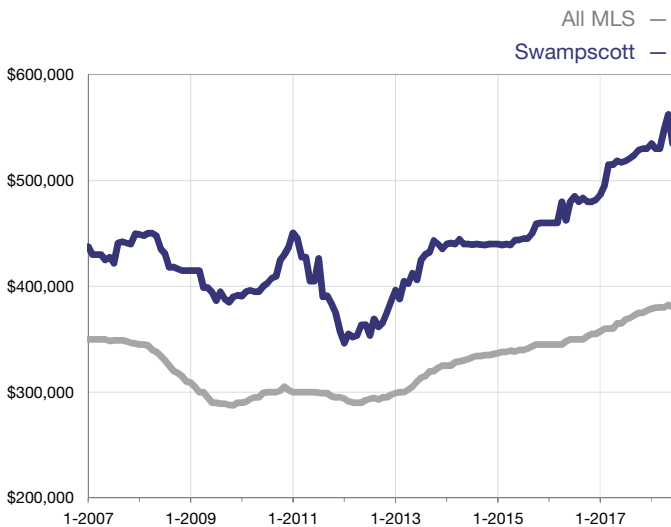
### Condominium Properties

Key Metrics	July			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	6	6	0.0%	50	56	+ 12.0%
Closed Sales	6	11	+ 83.3%	43	60	+ 39.5%
Median Sales Price*	\$315,000	<b>\$315,000</b>	0.0%	\$290,000	<b>\$337,500</b>	+ 16.4%
Inventory of Homes for Sale	11	11	0.0%	--	--	--
Months Supply of Inventory	2.0	1.4	- 30.0%	--	--	--
Cumulative Days on Market Until Sale	19	35	+ 84.2%	55	34	- 38.2%
Percent of Original List Price Received*	96.6%	99.7%	+ 3.2%	97.5%	100.3%	+ 2.9%
New Listings	13	9	- 30.8%	53	68	+ 28.3%

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

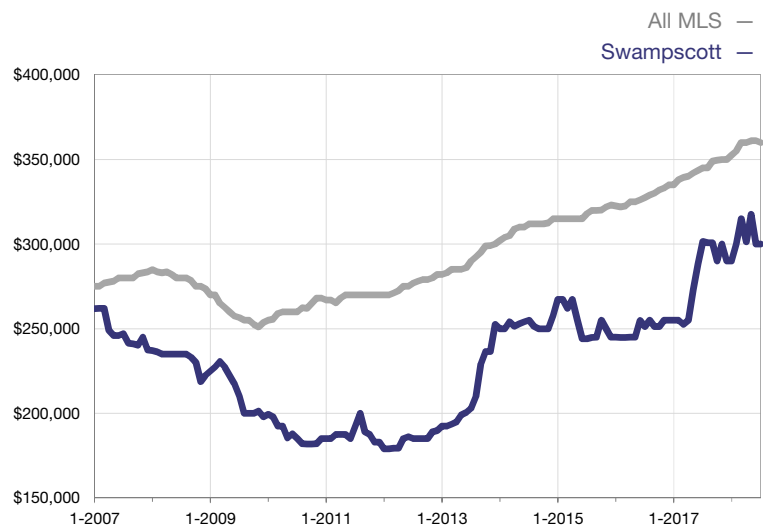
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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