

# Local Market Update – September 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## New Bedford

### Single-Family Properties

Key Metrics	September			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	56	49	- 12.5%	498	492	- 1.2%
Closed Sales	48	44	- 8.3%	469	454	- 3.2%
Median Sales Price*	\$243,500	<b>\$272,500</b>	+ 11.9%	\$226,000	<b>\$244,900</b>	+ 8.4%
Inventory of Homes for Sale	161	100	- 37.9%	--	--	--
Months Supply of Inventory	3.1	2.0	- 35.5%	--	--	--
Cumulative Days on Market Until Sale	37	42	+ 13.5%	59	64	+ 8.5%
Percent of Original List Price Received*	96.2%	<b>98.9%</b>	+ 2.8%	95.9%	<b>97.1%</b>	+ 1.3%
New Listings	70	61	- 12.9%	616	554	- 10.1%

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

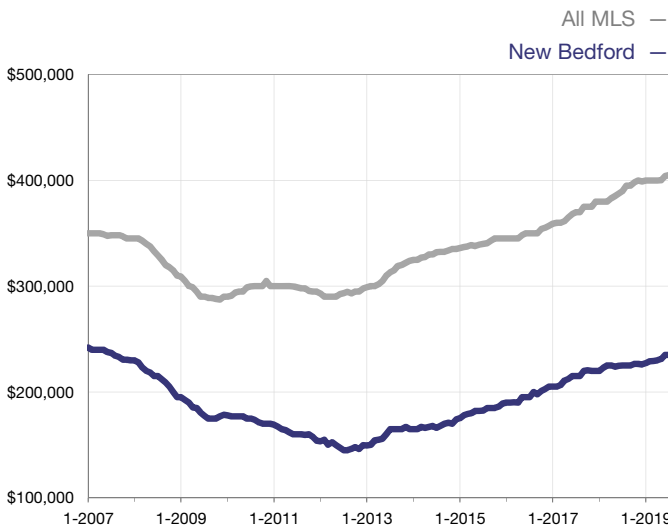
### Condominium Properties

Key Metrics	September			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	3	4	+ 33.3%	32	37	+ 15.6%
Closed Sales	6	2	- 66.7%	30	34	+ 13.3%
Median Sales Price*	\$85,000	<b>\$173,750</b>	+ 104.4%	\$95,000	<b>\$117,000</b>	+ 23.2%
Inventory of Homes for Sale	10	31	+ 210.0%	--	--	--
Months Supply of Inventory	2.5	8.5	+ 240.0%	--	--	--
Cumulative Days on Market Until Sale	24	119	+ 395.8%	41	60	+ 46.3%
Percent of Original List Price Received*	96.5%	<b>91.8%</b>	- 4.9%	96.4%	<b>92.7%</b>	- 3.8%
New Listings	2	17	+ 750.0%	41	83	+ 102.4%

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

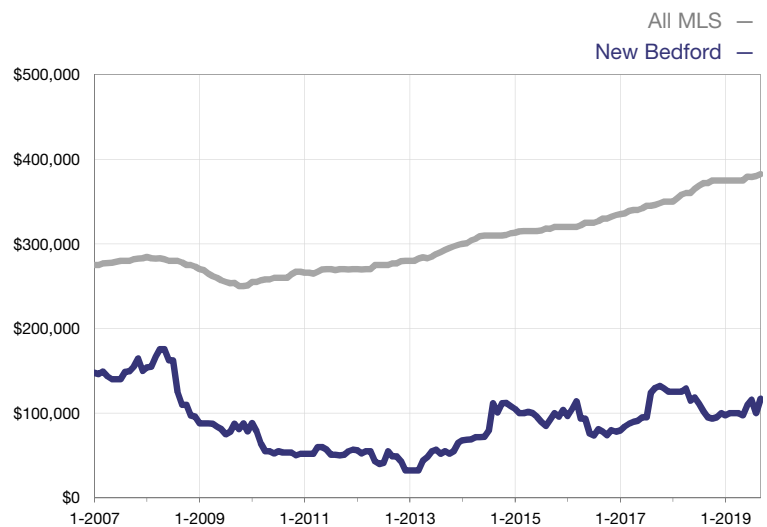
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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