

# Local Market Update – September 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Wareham

### Single-Family Properties

Key Metrics	September			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	36	53	+ 47.2%	291	333	+ 14.4%
Closed Sales	42	39	- 7.1%	271	284	+ 4.8%
Median Sales Price*	\$282,500	<b>\$315,000</b>	+ 11.5%	\$275,000	<b>\$274,500</b>	- 0.2%
Inventory of Homes for Sale	133	100	- 24.8%	--	--	--
Months Supply of Inventory	4.2	3.2	- 23.8%	--	--	--
Cumulative Days on Market Until Sale	48	68	+ 41.7%	62	65	+ 4.8%
Percent of Original List Price Received*	96.7%	95.0%	- 1.8%	95.6%	95.7%	+ 0.1%
New Listings	45	48	+ 6.7%	431	422	- 2.1%

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

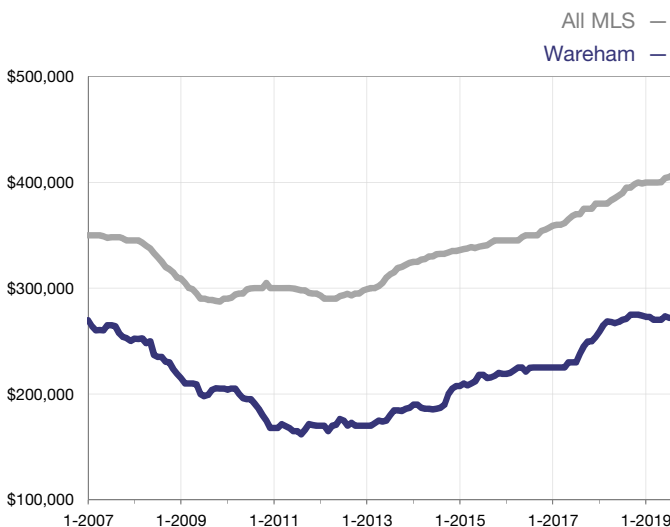
### Condominium Properties

Key Metrics	September			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	6	6	0.0%	34	42	+ 23.5%
Closed Sales	8	6	- 25.0%	26	37	+ 42.3%
Median Sales Price*	\$221,000	<b>\$310,000</b>	+ 40.3%	\$220,000	<b>\$299,900</b>	+ 36.3%
Inventory of Homes for Sale	16	14	- 12.5%	--	--	--
Months Supply of Inventory	4.7	3.5	- 25.5%	--	--	--
Cumulative Days on Market Until Sale	54	45	- 16.7%	56	47	- 16.1%
Percent of Original List Price Received*	97.3%	98.7%	+ 1.4%	97.1%	98.6%	+ 1.5%
New Listings	7	5	- 28.6%	48	50	+ 4.2%

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

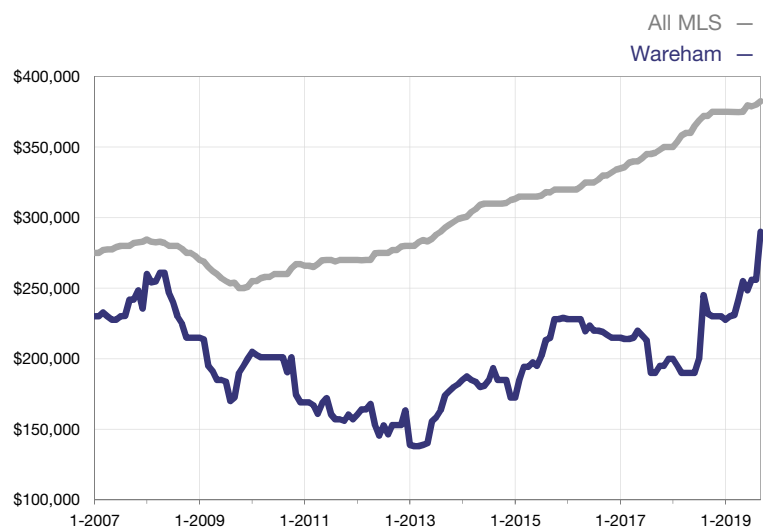
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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