

Local Market Update – December 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Billerica

Single-Family Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	19	22	+ 15.8%	368	431	+ 17.1%
Closed Sales	26	38	+ 46.2%	372	425	+ 14.2%
Median Sales Price*	\$435,000	\$468,750	+ 7.8%	\$450,000	\$475,000	+ 5.6%
Inventory of Homes for Sale	61	13	- 78.7%	--	--	--
Months Supply of Inventory	2.0	0.4	- 80.0%	--	--	--
Cumulative Days on Market Until Sale	54	38	- 29.6%	40	47	+ 17.5%
Percent of Original List Price Received*	94.7%	98.5%	+ 4.0%	99.9%	99.5%	- 0.4%
New Listings	11	14	+ 27.3%	463	468	+ 1.1%

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

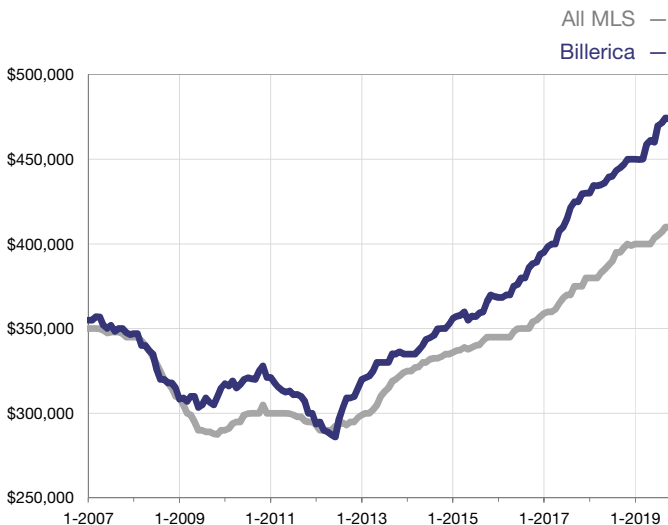
Condominium Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	0	3	--	79	65	- 17.7%
Closed Sales	7	5	- 28.6%	90	65	- 27.8%
Median Sales Price*	\$217,500	\$315,000	+ 44.8%	\$310,200	\$324,000	+ 4.4%
Inventory of Homes for Sale	8	0	- 100.0%	--	--	--
Months Supply of Inventory	1.1	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	22	56	+ 154.5%	22	29	+ 31.8%
Percent of Original List Price Received*	99.9%	97.9%	- 2.0%	100.5%	99.3%	- 1.2%
New Listings	4	0	- 100.0%	92	66	- 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



MASSACHUSETTS ASSOCIATION OF REALTORS®



All data from the Berkshire County MLS, Cape Cod & Islands Association of REALTORS®, Inc. and MLS Property Information Network, Inc. | Provided by MAR. | Powered by ShowingTime 10K.