

# Local Market Update – December 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Sandwich

### Single-Family Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	21	16	- 23.8%	289	300	+ 3.8%
Closed Sales	13	23	+ 76.9%	278	298	+ 7.2%
Median Sales Price*	\$463,500	<b>\$393,000</b>	- 15.2%	\$396,365	<b>\$407,500</b>	+ 2.8%
Inventory of Homes for Sale	115	96	- 16.5%	--	--	--
Months Supply of Inventory	5.0	3.9	- 22.0%	--	--	--
Cumulative Days on Market Until Sale	101	94	- 6.9%	108	99	- 8.3%
Percent of Original List Price Received*	91.5%	95.6%	+ 4.5%	95.3%	95.8%	+ 0.5%
New Listings	18	22	+ 22.2%	432	441	+ 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	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	0	1	--	21	33	+ 57.1%
Closed Sales	1	5	+ 400.0%	20	33	+ 65.0%
Median Sales Price*	\$295,000	<b>\$219,900</b>	- 25.5%	\$252,500	<b>\$269,000</b>	+ 6.5%
Inventory of Homes for Sale	12	7	- 41.7%	--	--	--
Months Supply of Inventory	5.4	2.3	- 57.4%	--	--	--
Cumulative Days on Market Until Sale	14	110	+ 685.7%	48	106	+ 120.8%
Percent of Original List Price Received*	101.8%	86.2%	- 15.3%	96.8%	92.9%	- 4.0%
New Listings	0	3	--	44	37	- 15.9%

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

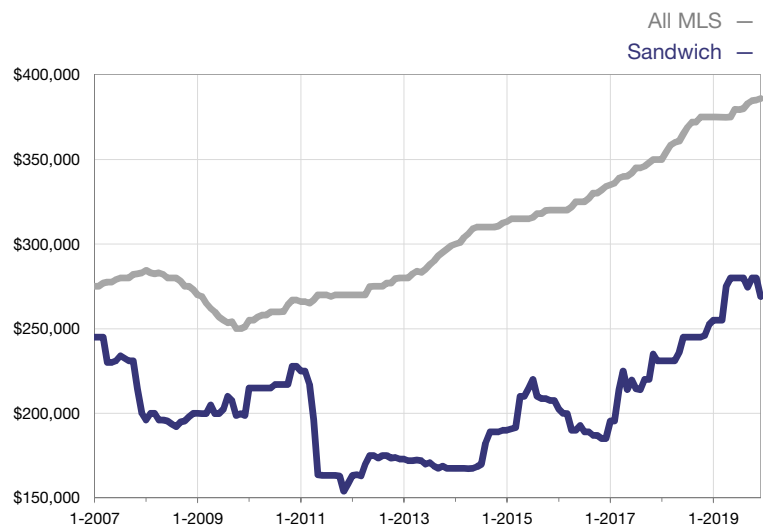
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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