

# Local Market Update – December 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Worcester

### Single-Family Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	72	72	0.0%	1,257	1,219	- 3.0%
Closed Sales	101	85	- 15.8%	1,268	1,200	- 5.4%
Median Sales Price*	\$245,500	\$280,000	+ 14.1%	\$245,000	\$263,500	+ 7.6%
Inventory of Homes for Sale	201	88	- 56.2%	--	--	--
Months Supply of Inventory	1.9	0.9	- 52.6%	--	--	--
Cumulative Days on Market Until Sale	61	36	- 41.0%	49	42	- 14.3%
Percent of Original List Price Received*	95.9%	97.7%	+ 1.9%	98.0%	99.6%	+ 1.6%
New Listings	57	39	- 31.6%	1,590	1,372	- 13.7%

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

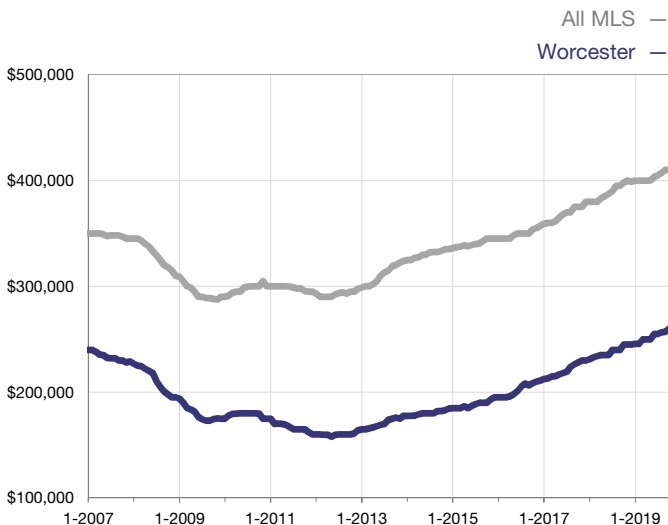
### Condominium Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	13	23	+ 76.9%	317	302	- 4.7%
Closed Sales	27	24	- 11.1%	310	290	- 6.5%
Median Sales Price*	\$158,000	\$183,000	+ 15.8%	\$152,250	\$175,000	+ 14.9%
Inventory of Homes for Sale	56	30	- 46.4%	--	--	--
Months Supply of Inventory	2.2	1.2	- 45.5%	--	--	--
Cumulative Days on Market Until Sale	57	41	- 28.1%	44	48	+ 9.1%
Percent of Original List Price Received*	95.8%	95.4%	- 0.4%	97.1%	98.3%	+ 1.2%
New Listings	13	19	+ 46.2%	399	339	- 15.0%

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

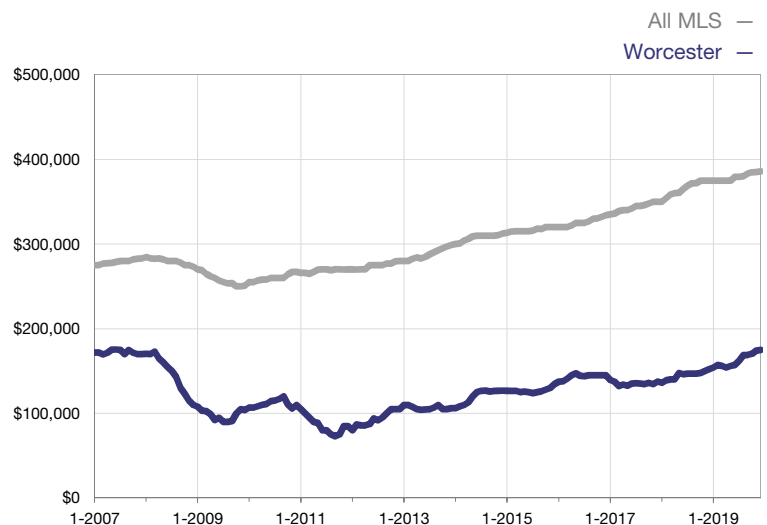
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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