Local Market Update – June 2020

A RESEARCH TOOL PROVIDED BY THE **MASSACHUSETTS ASSOCIATION OF REALTORS®**

Weston

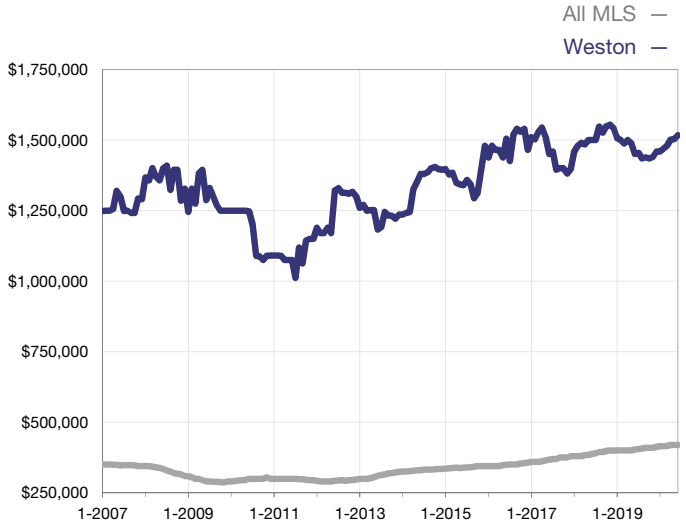
Single-Family Properties	June			Year to Date		
Key Metrics	**2019**	**2020**	**+ / –**	**2019**	**2020**	**+ / –**
Pending Sales	13	**26**	+ 100.0%	78	**86**	+ 10.3%
Closed Sales	17	**16**	- 5.9%	61	**65**	+ 6.6%
Median Sales Price*	$1,249,000	**$1,391,000**	+ 11.4%	$1,444,750	**$1,550,000**	+ 7.3%
Inventory of Homes for Sale	118	**66**	- 44.1%	--	--	--
Months Supply of Inventory	10.5	**5.1**	- 51.4%	--	--	--
Cumulative Days on Market Until Sale	71	**72**	+ 1.4%	109	**94**	- 13.8%
Percent of Original List Price Received*	95.0%	**93.0%**	- 2.1%	92.9%	**92.9%**	0.0%
New Listings	19	**38**	+ 100.0%	182	**151**	- 17.0%

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

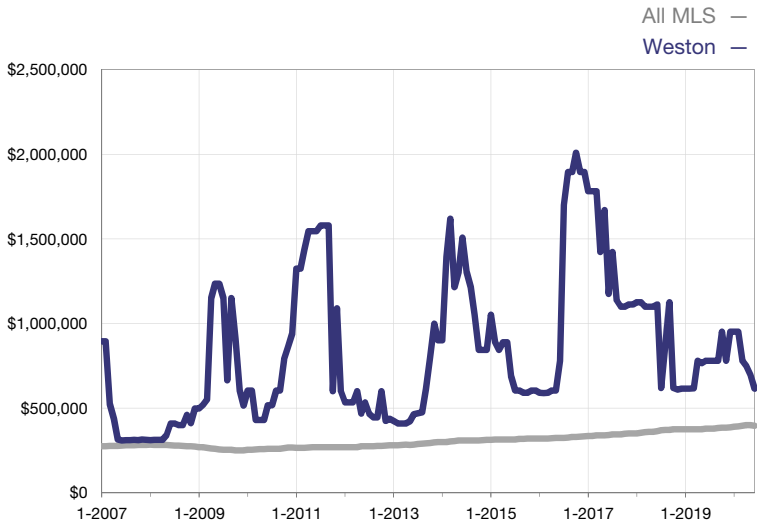
Condominium Properties	June			Year to Date		
Key Metrics	**2019**	**2020**	**+ / –**	**2019**	**2020**	**+ / –**
Pending Sales	1	**1**	0.0%	4	**6**	+ 50.0%
Closed Sales	1	**0**	- 100.0%	4	**3**	- 25.0%
Median Sales Price*	$780,000	**$0**	- 100.0%	$780,000	**$611,000**	- 21.7%
Inventory of Homes for Sale	6	**3**	- 50.0%	--	--	--
Months Supply of Inventory	3.3	**2.1**	- 36.4%	--	--	--
Cumulative Days on Market Until Sale	18	**0**	- 100.0%	52	**64**	+ 23.1%
Percent of Original List Price Received*	100.6%	**0.0%**	- 100.0%	97.9%	**95.4%**	- 2.6%
New Listings	3	**1**	- 66.7%	9	**10**	+ 11.1%

* 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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