

# Local Market Update – July 2020

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Westport

### Single-Family Properties

Key Metrics	July			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	12	20	+ 66.7%	99	114	+ 15.2%
Closed Sales	25	24	- 4.0%	95	100	+ 5.3%
Median Sales Price*	\$401,900	<b>\$454,950</b>	+ 13.2%	\$442,000	<b>\$417,450</b>	- 5.6%
Inventory of Homes for Sale	89	42	- 52.8%	--	--	--
Months Supply of Inventory	6.8	2.9	- 57.4%	--	--	--
Cumulative Days on Market Until Sale	86	58	- 32.6%	104	89	- 14.4%
Percent of Original List Price Received*	91.9%	95.0%	+ 3.4%	94.0%	93.6%	- 0.4%
New Listings	10	29	+ 190.0%	151	131	- 13.2%

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

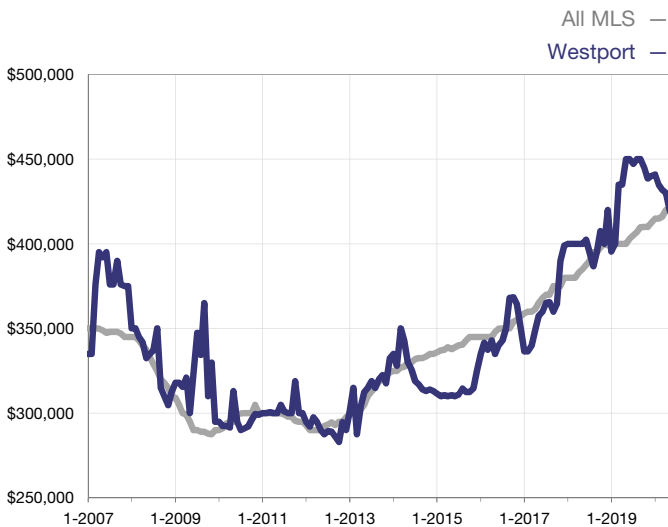
### Condominium Properties

Key Metrics	July			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	0	0	--	4	1	- 75.0%
Closed Sales	0	1	--	5	2	- 60.0%
Median Sales Price*	\$0	<b>\$374,000</b>	--	\$359,000	<b>\$374,500</b>	+ 4.3%
Inventory of Homes for Sale	3	0	- 100.0%	--	--	--
Months Supply of Inventory	1.3	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	43	--	83	32	- 61.4%
Percent of Original List Price Received*	0.0%	100.0%	--	99.9%	100.8%	+ 0.9%
New Listings	0	0	--	5	1	- 80.0%

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

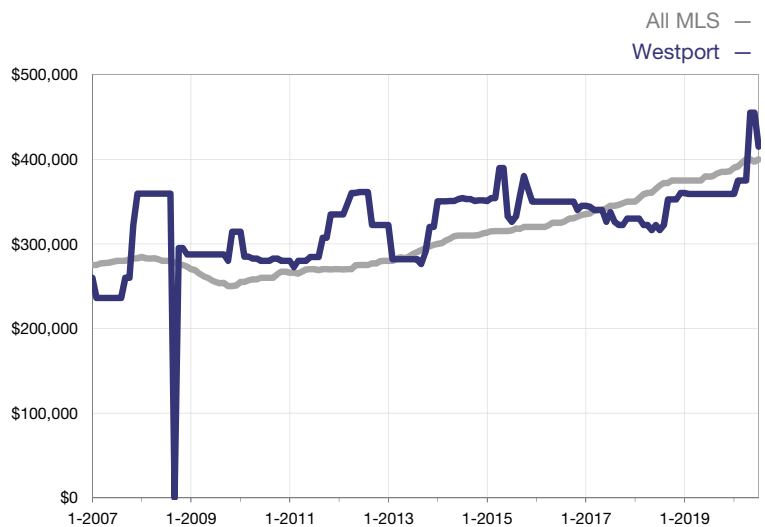
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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