

Local Market Update – August 2020

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hingham

Single-Family Properties

Key Metrics	August			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	18	36	+ 100.0%	191	213	+ 11.5%
Closed Sales	35	38	+ 8.6%	186	171	- 8.1%
Median Sales Price*	\$850,000	\$830,000	- 2.4%	\$845,000	\$819,000	- 3.1%
Inventory of Homes for Sale	99	34	- 65.7%	--	--	--
Months Supply of Inventory	4.5	1.6	- 64.4%	--	--	--
Cumulative Days on Market Until Sale	63	33	- 47.6%	71	61	- 14.1%
Percent of Original List Price Received*	94.9%	97.7%	+ 3.0%	94.8%	96.2%	+ 1.5%
New Listings	16	19	+ 18.8%	291	272	- 6.5%

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

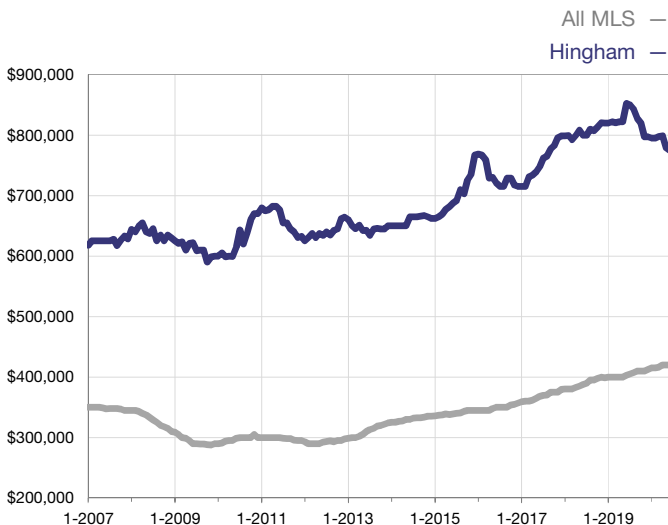
Condominium Properties

Key Metrics	August			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	7	10	+ 42.9%	58	44	- 24.1%
Closed Sales	8	8	0.0%	101	36	- 64.4%
Median Sales Price*	\$502,000	\$360,000	- 28.3%	\$740,000	\$457,500	- 38.2%
Inventory of Homes for Sale	33	20	- 39.4%	--	--	--
Months Supply of Inventory	3.1	3.7	+ 19.4%	--	--	--
Cumulative Days on Market Until Sale	34	81	+ 138.2%	68	94	+ 38.2%
Percent of Original List Price Received*	97.5%	97.0%	- 0.5%	97.7%	95.8%	- 1.9%
New Listings	12	9	- 25.0%	98	72	- 26.5%

* 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.