

Local Market Update – September 2020

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hanover

Single-Family Properties

Key Metrics	September			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	17	18	+ 5.9%	145	155	+ 6.9%
Closed Sales	12	20	+ 66.7%	126	132	+ 4.8%
Median Sales Price*	\$465,000	\$616,500	+ 32.6%	\$562,500	\$582,500	+ 3.6%
Inventory of Homes for Sale	50	19	- 62.0%	--	--	--
Months Supply of Inventory	3.7	1.3	- 64.9%	--	--	--
Cumulative Days on Market Until Sale	56	34	- 39.3%	50	57	+ 14.0%
Percent of Original List Price Received*	97.9%	100.0%	+ 2.1%	97.5%	97.8%	+ 0.3%
New Listings	30	14	- 53.3%	208	182	- 12.5%

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

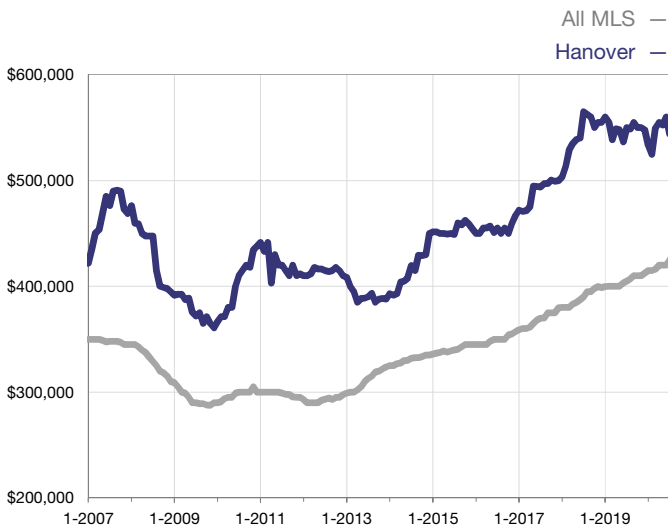
Condominium Properties

Key Metrics	September			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	2	4	+ 100.0%	23	31	+ 34.8%
Closed Sales	0	4	--	25	22	- 12.0%
Median Sales Price*	\$0	\$530,000	--	\$495,000	\$520,000	+ 5.1%
Inventory of Homes for Sale	6	3	- 50.0%	--	--	--
Months Supply of Inventory	1.9	1.1	- 42.1%	--	--	--
Cumulative Days on Market Until Sale	0	80	--	112	43	- 61.6%
Percent of Original List Price Received*	0.0%	99.5%	--	100.3%	100.2%	- 0.1%
New Listings	8	3	- 62.5%	39	43	+ 10.3%

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

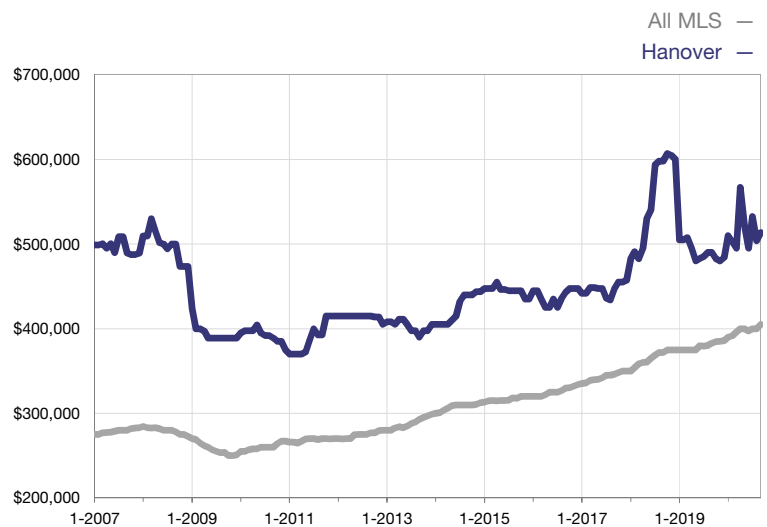
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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