

# Local Market Update – October 2020

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Dennis

### Single-Family Properties

Key Metrics	October			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	18	28	+ 55.6%	168	234	+ 39.3%
Closed Sales	14	28	+ 100.0%	158	203	+ 28.5%
Median Sales Price*	\$450,500	<b>\$465,000</b>	+ 3.2%	\$472,000	<b>\$425,000</b>	- 10.0%
Inventory of Homes for Sale	96	44	- 54.2%	--	--	--
Months Supply of Inventory	6.5	2.2	- 66.2%	--	--	--
Cumulative Days on Market Until Sale	70	72	+ 2.9%	104	75	- 27.9%
Percent of Original List Price Received*	96.1%	<b>98.7%</b>	+ 2.7%	93.1%	<b>96.4%</b>	+ 3.5%
New Listings	20	35	+ 75.0%	252	278	+ 10.3%

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

### Condominium Properties

Key Metrics	October			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	6	8	+ 33.3%	55	63	+ 14.5%
Closed Sales	6	4	- 33.3%	49	49	0.0%
Median Sales Price*	\$199,500	<b>\$281,000</b>	+ 40.9%	\$177,000	<b>\$227,500</b>	+ 28.5%
Inventory of Homes for Sale	35	18	- 48.6%	--	--	--
Months Supply of Inventory	7.1	3.3	- 53.5%	--	--	--
Cumulative Days on Market Until Sale	103	80	- 22.3%	88	109	+ 23.9%
Percent of Original List Price Received*	95.2%	<b>97.1%</b>	+ 2.0%	93.1%	<b>95.2%</b>	+ 2.3%
New Listings	3	7	+ 133.3%	87	92	+ 5.7%

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

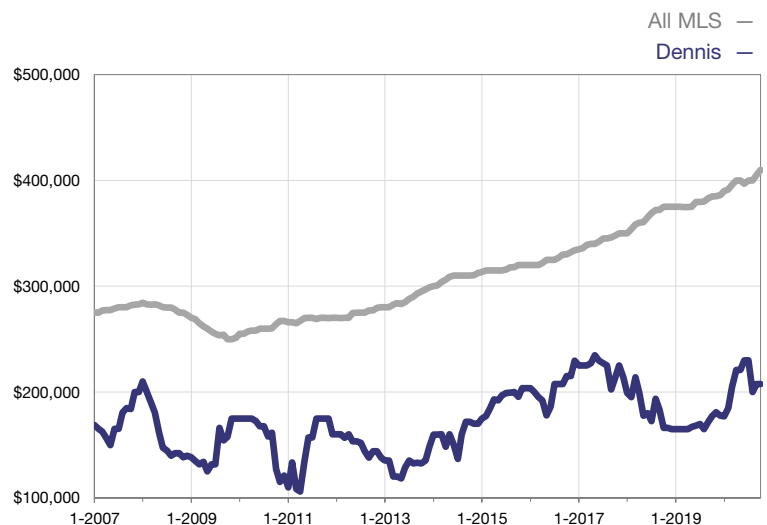
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



MASSACHUSETTS ASSOCIATION OF REALTORS®

