

# Local Market Update – August 2016

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Middleton

### Single-Family Properties

Key Metrics	August			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	9	10	+ 11.1%	50	62	+ 24.0%
Closed Sales	8	6	- 25.0%	43	43	0.0%
Median Sales Price*	\$484,500	<b>\$532,500</b>	+ 9.9%	\$632,500	<b>\$629,900</b>	- 0.4%
Inventory of Homes for Sale	31	25	- 19.4%	--	--	--
Months Supply of Inventory	5.6	4.2	- 25.0%	--	--	--
Cumulative Days on Market Until Sale	31	66	+ 112.9%	94	110	+ 17.0%
Percent of Original List Price Received*	99.8%	96.9%	- 2.9%	96.4%	95.8%	- 0.6%
New Listings	8	8	0.0%	74	83	+ 12.2%

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

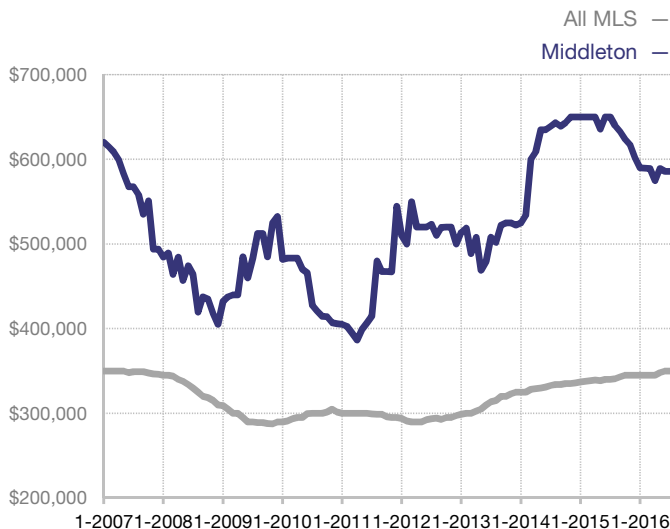
### Condominium Properties

Key Metrics	August			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	12	6	- 50.0%	52	49	- 5.8%
Closed Sales	6	4	- 33.3%	41	41	0.0%
Median Sales Price*	\$370,000	<b>\$524,950</b>	+ 41.9%	\$400,000	<b>\$419,500</b>	+ 4.9%
Inventory of Homes for Sale	18	11	- 38.9%	--	--	--
Months Supply of Inventory	3.6	1.9	- 47.2%	--	--	--
Cumulative Days on Market Until Sale	57	43	- 24.6%	95	78	- 17.9%
Percent of Original List Price Received*	98.4%	99.7%	+ 1.3%	97.2%	97.4%	+ 0.2%
New Listings	16	8	- 50.0%	68	61	- 10.3%

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

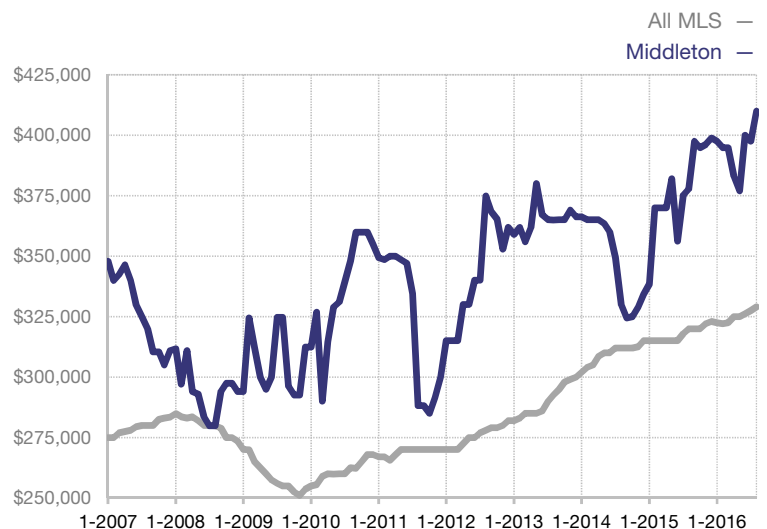
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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