

Local Market Update – October 2016

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hull

Single-Family Properties

Key Metrics	October			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	10	11	+ 10.0%	111	137	+ 23.4%
Closed Sales	17	13	- 23.5%	100	131	+ 31.0%
Median Sales Price*	\$321,000	\$359,000	+ 11.8%	\$360,500	\$385,000	+ 6.8%
Inventory of Homes for Sale	63	46	- 27.0%	--	--	--
Months Supply of Inventory	6.4	3.7	- 42.2%	--	--	--
Cumulative Days on Market Until Sale	145	82	- 43.4%	114	86	- 24.6%
Percent of Original List Price Received*	91.9%	95.0%	+ 3.4%	92.3%	94.3%	+ 2.2%
New Listings	17	12	- 29.4%	212	211	- 0.5%

* 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		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	7	3	- 57.1%	45	48	+ 6.7%
Closed Sales	2	5	+ 150.0%	38	50	+ 31.6%
Median Sales Price*	\$363,500	\$429,000	+ 18.0%	\$286,250	\$312,500	+ 9.2%
Inventory of Homes for Sale	37	20	- 45.9%	--	--	--
Months Supply of Inventory	10.3	4.1	- 60.2%	--	--	--
Cumulative Days on Market Until Sale	55	205	+ 272.7%	119	123	+ 3.4%
Percent of Original List Price Received*	89.2%	98.5%	+ 10.4%	95.5%	96.5%	+ 1.0%
New Listings	6	3	- 50.0%	76	76	0.0%

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

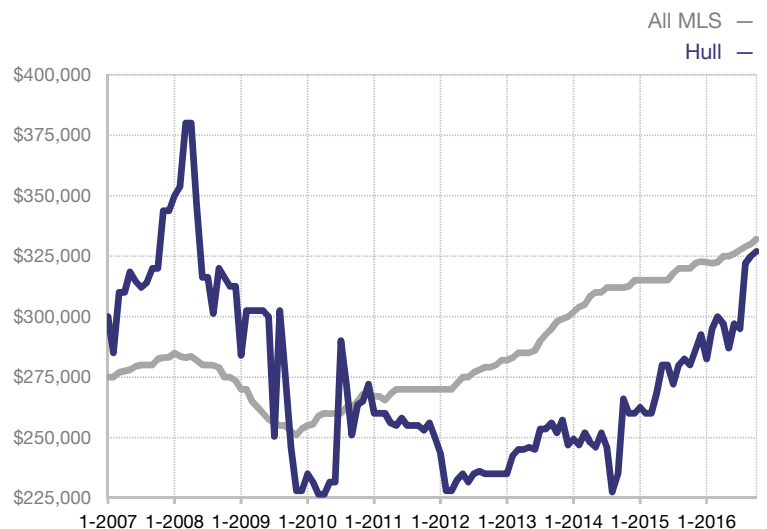
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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