

# Local Market Update – December 2016

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Newton

### Single-Family Properties

Key Metrics	December			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	20	22	+ 10.0%	582	551	- 5.3%
Closed Sales	58	39	- 32.8%	601	549	- 8.7%
Median Sales Price*	\$1,199,500	\$1,050,000	- 12.5%	\$1,115,200	\$1,100,000	- 1.4%
Inventory of Homes for Sale	91	43	- 52.7%	--	--	--
Months Supply of Inventory	1.8	0.9	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	77	72	- 6.5%	63	51	- 19.0%
Percent of Original List Price Received*	96.4%	94.6%	- 1.9%	98.2%	98.3%	+ 0.1%
New Listings	26	10	- 61.5%	790	736	- 6.8%

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

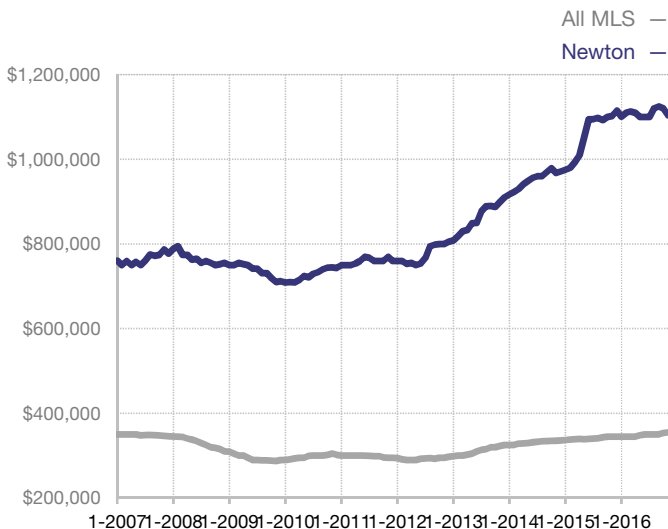
### Condominium Properties

Key Metrics	December			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	17	29	+ 70.6%	347	389	+ 12.1%
Closed Sales	32	28	- 12.5%	341	352	+ 3.2%
Median Sales Price*	\$510,500	\$722,000	+ 41.4%	\$620,000	\$698,000	+ 12.6%
Inventory of Homes for Sale	36	24	- 33.3%	--	--	--
Months Supply of Inventory	1.3	0.8	- 38.5%	--	--	--
Cumulative Days on Market Until Sale	39	45	+ 15.4%	45	46	+ 2.2%
Percent of Original List Price Received*	99.1%	96.2%	- 2.9%	99.4%	98.5%	- 0.9%
New Listings	13	15	+ 15.4%	452	498	+ 10.2%

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

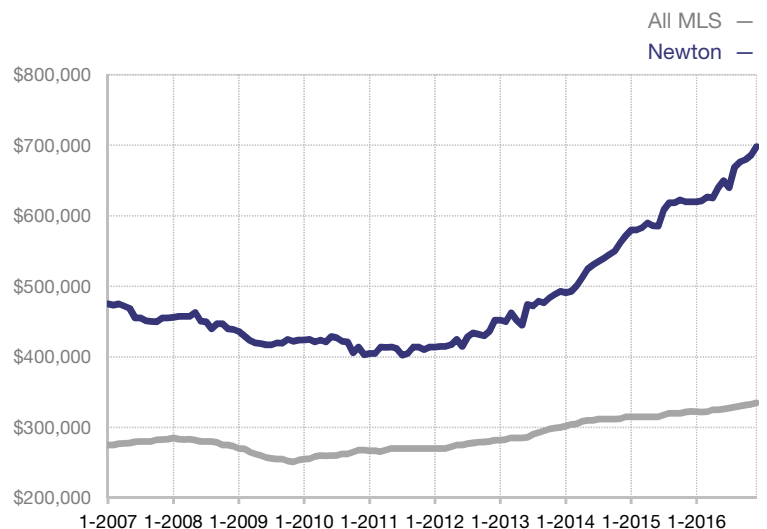
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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