

Local Market Update – August 2017

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Mattapan

Single-Family Properties

| Key Metrics | August | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2016 | 2017 | + / - | 2016 | 2017 | + / - |
| Pending Sales | 2 | 1 | - 50.0% | 20 | 20 | 0.0% |
| Closed Sales | 2 | 3 | + 50.0% | 16 | 25 | + 56.3% |
| Median Sales Price* | \$227,450 | \$487,000 | + 114.1% | \$326,500 | \$375,000 | + 14.9% |
| Inventory of Homes for Sale | 13 | 1 | - 92.3% | -- | -- | -- |
| Months Supply of Inventory | 4.9 | 0.3 | - 93.9% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 152 | 27 | - 82.2% | 66 | 45 | - 31.8% |
| Percent of Original List Price Received* | 102.3% | 106.2% | + 3.8% | 98.7% | 100.9% | + 2.2% |
| New Listings | 4 | 1 | - 75.0% | 32 | 21 | - 34.4% |

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

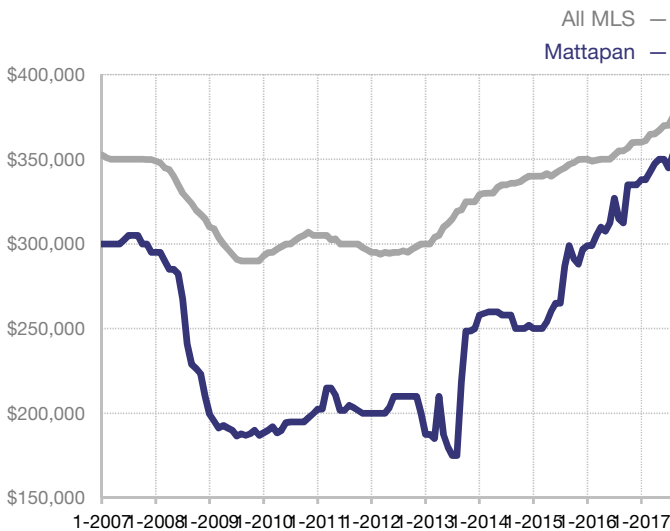
Condominium Properties

| Key Metrics | August | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|----------|
| | 2016 | 2017 | + / - | 2016 | 2017 | + / - |
| Pending Sales | 1 | 3 | + 200.0% | 4 | 11 | + 175.0% |
| Closed Sales | 2 | 2 | 0.0% | 3 | 10 | + 233.3% |
| Median Sales Price* | \$305,000 | \$170,000 | - 44.3% | \$270,000 | \$197,500 | - 26.9% |
| Inventory of Homes for Sale | 7 | 0 | - 100.0% | -- | -- | -- |
| Months Supply of Inventory | 4.2 | 0.0 | - 100.0% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 54 | 59 | + 9.3% | 125 | 52 | - 58.4% |
| Percent of Original List Price Received* | 110.0% | 92.3% | - 16.1% | 103.4% | 98.7% | - 4.5% |
| New Listings | 1 | 1 | 0.0% | 12 | 7 | - 41.7% |

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

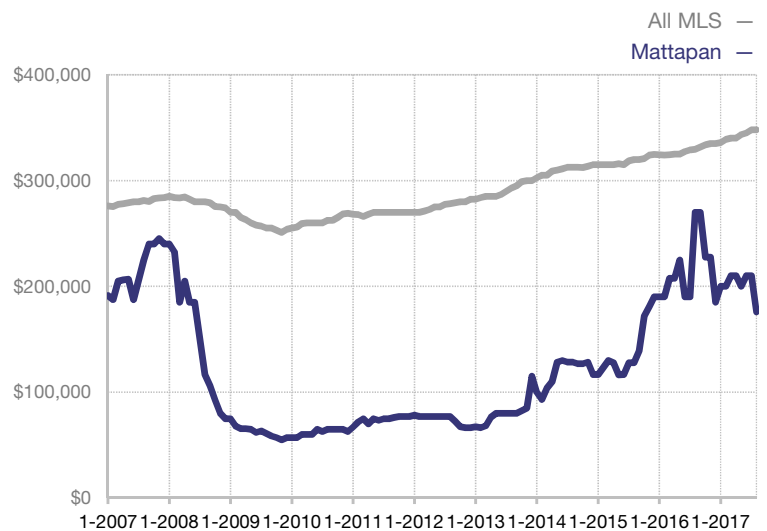
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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