

Local Market Update – August 2017

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Paxton

Single-Family Properties

Key Metrics	August			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	6	6	0.0%	54	47	- 13.0%
Closed Sales	12	6	- 50.0%	46	39	- 15.2%
Median Sales Price*	\$287,051	\$297,500	+ 3.6%	\$287,051	\$289,900	+ 1.0%
Inventory of Homes for Sale	21	25	+ 19.0%	--	--	--
Months Supply of Inventory	3.8	4.1	+ 7.9%	--	--	--
Cumulative Days on Market Until Sale	107	24	- 77.6%	149	48	- 67.8%
Percent of Original List Price Received*	95.1%	108.8%	+ 14.4%	93.8%	100.5%	+ 7.1%
New Listings	4	9	+ 125.0%	57	71	+ 24.6%

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

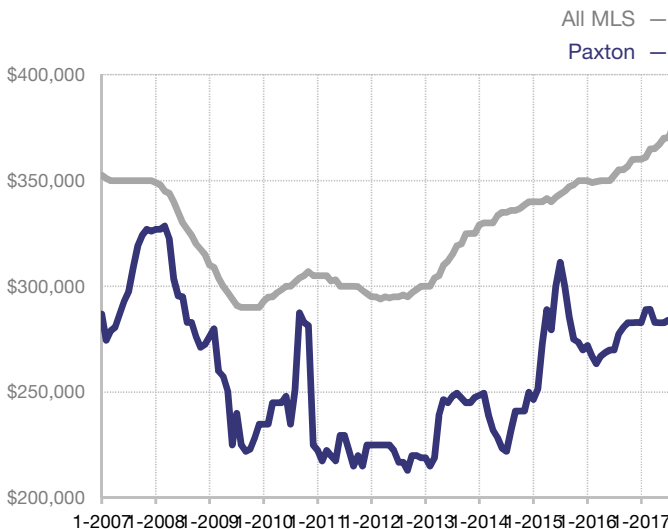
Condominium Properties

Key Metrics	August			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	1	0	- 100.0%	1	2	+ 100.0%
Closed Sales	0	0	--	2	2	0.0%
Median Sales Price*	\$0	\$0	--	\$284,950	\$270,500	- 5.1%
Inventory of Homes for Sale	3	3	0.0%	--	--	--
Months Supply of Inventory	3.0	3.0	0.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	142	318	+ 123.9%
Percent of Original List Price Received*	0.0%	0.0%	--	98.3%	94.1%	- 4.3%
New Listings	1	0	- 100.0%	3	3	0.0%

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

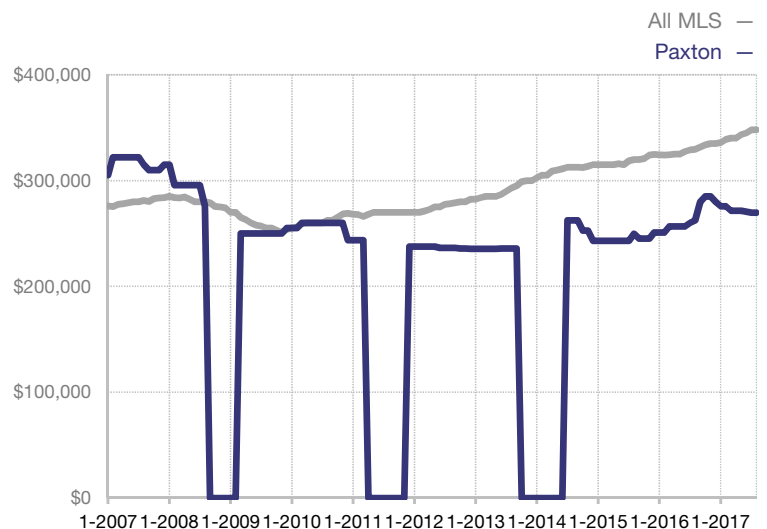
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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