

Local Market Update – September 2017

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Paxton

Single-Family Properties

Key Metrics	September			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	6	11	+ 83.3%	60	57	- 5.0%
Closed Sales	13	5	- 61.5%	59	44	- 25.4%
Median Sales Price*	\$282,750	\$365,000	+ 29.1%	\$284,000	\$299,950	+ 5.6%
Inventory of Homes for Sale	24	26	+ 8.3%	--	--	--
Months Supply of Inventory	3.9	4.8	+ 23.1%	--	--	--
Cumulative Days on Market Until Sale	98	52	- 46.9%	138	48	- 65.2%
Percent of Original List Price Received*	98.9%	100.3%	+ 1.4%	94.9%	100.5%	+ 5.9%
New Listings	13	16	+ 23.1%	70	87	+ 24.3%

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

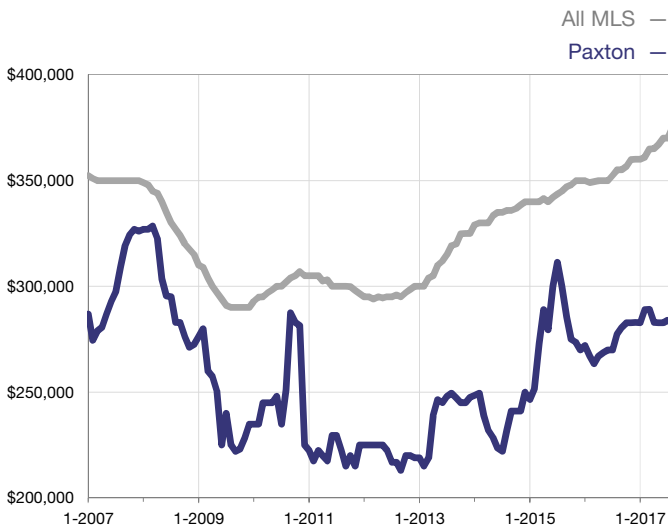
Condominium Properties

Key Metrics	September			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	0	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	0	0	--	3	3	0.0%

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

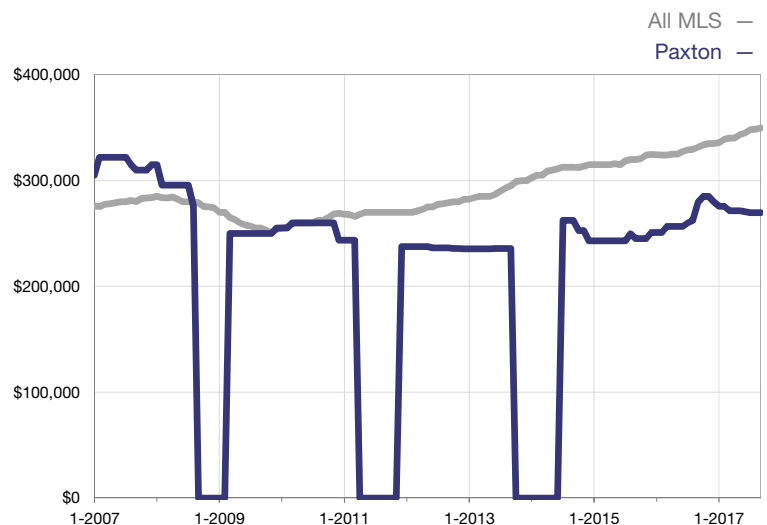
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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