

# Local Market Update – October 2017

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Newburyport

### Single-Family Properties

Key Metrics	October			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	18	18	0.0%	175	155	- 11.4%
Closed Sales	10	16	+ 60.0%	162	149	- 8.0%
Median Sales Price*	\$500,000	<b>\$610,000</b>	+ 22.0%	\$540,950	<b>\$635,000</b>	+ 17.4%
Inventory of Homes for Sale	77	60	- 22.1%	--	--	--
Months Supply of Inventory	4.6	3.9	- 15.2%	--	--	--
Cumulative Days on Market Until Sale	72	60	- 16.7%	94	74	- 21.3%
Percent of Original List Price Received*	91.9%	<b>96.5%</b>	+ 5.0%	93.7%	<b>96.6%</b>	+ 3.1%
New Listings	24	30	+ 25.0%	268	251	- 6.3%

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

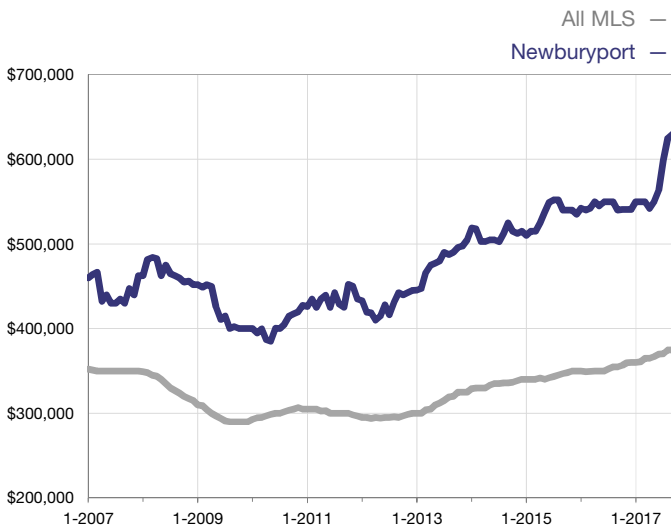
### Condominium Properties

Key Metrics	October			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	18	14	- 22.2%	131	143	+ 9.2%
Closed Sales	14	8	- 42.9%	125	135	+ 8.0%
Median Sales Price*	\$349,950	<b>\$393,000</b>	+ 12.3%	\$369,000	<b>\$430,000</b>	+ 16.5%
Inventory of Homes for Sale	34	42	+ 23.5%	--	--	--
Months Supply of Inventory	2.7	3.1	+ 14.8%	--	--	--
Cumulative Days on Market Until Sale	53	36	- 32.1%	65	55	- 15.4%
Percent of Original List Price Received*	96.2%	<b>97.4%</b>	+ 1.2%	97.0%	<b>98.0%</b>	+ 1.0%
New Listings	16	21	+ 31.3%	174	205	+ 17.8%

\* 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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