Local Market Update – November 2017

A RESEARCH TOOL PROVIDED BY THE **MASSACHUSETTS ASSOCIATION OF REALTORS®**

Danvers

Single-Family Properties

	November			Year to Date		
Key Metrics	**2016**	**2017**	**+ / –**	**2016**	**2017**	**+ / –**
Pending Sales	14	**20**	+ 42.9%	223	**217**	- 2.7%
Closed Sales	21	**19**	- 9.5%	207	**208**	+ 0.5%
Median Sales Price*	$435,000	**$479,000**	+ 10.1%	$419,900	**$441,550**	+ 5.2%
Inventory of Homes for Sale	42	**17**	- 59.5%	--	--	--
Months Supply of Inventory	2.3	**0.9**	- 60.9%	--	--	--
Cumulative Days on Market Until Sale	49	**32**	- 34.7%	54	**42**	- 22.2%
Percent of Original List Price Received*	97.6%	**99.4%**	+ 1.8%	99.1%	**98.8%**	- 0.3%
New Listings	18	**16**	- 11.1%	274	**239**	- 12.8%

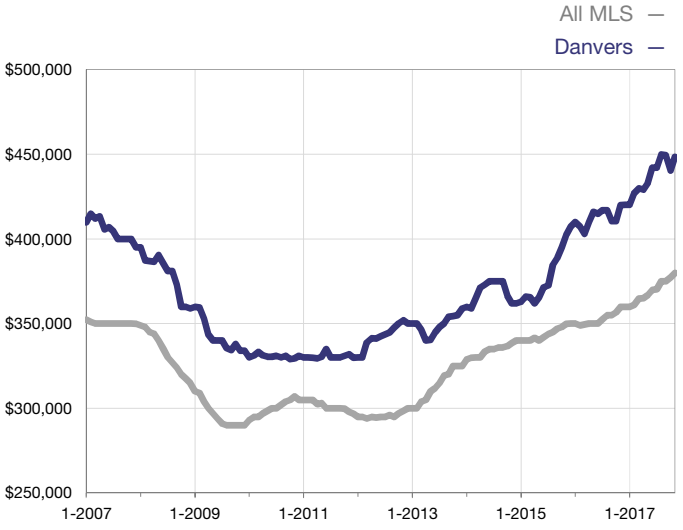
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties

	November			Year to Date		
Key Metrics	**2016**	**2017**	**+ / –**	**2016**	**2017**	**+ / –**
Pending Sales	5	**12**	+ 140.0%	110	**107**	- 2.7%
Closed Sales	8	**7**	- 12.5%	103	**101**	- 1.9%
Median Sales Price*	$330,000	**$300,000**	- 9.1%	$290,000	**$340,500**	+ 17.4%
Inventory of Homes for Sale	18	**13**	- 27.8%	--	--	--
Months Supply of Inventory	1.9	**1.4**	- 26.3%	--	--	--
Cumulative Days on Market Until Sale	36	**35**	- 2.8%	61	**46**	- 24.6%
Percent of Original List Price Received*	100.5%	**101.4%**	+ 0.9%	97.9%	**98.9%**	+ 1.0%
New Listings	4	**10**	+ 150.0%	136	**121**	- 11.0%

* 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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