

Local Market Update – December 2017

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Newburyport

Single-Family Properties

	December			Year to Date		
Key Metrics	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	12	14	+ 16.7%	203	180	- 11.3%
Closed Sales	21	13	- 38.1%	200	180	- 10.0%
Median Sales Price*	\$590,000	\$525,000	- 11.0%	\$540,950	\$627,500	+ 16.0%
Inventory of Homes for Sale	41	28	- 31.7%	--	--	--
Months Supply of Inventory	2.5	1.9	- 24.0%	--	--	--
Cumulative Days on Market Until Sale	75	93	+ 24.0%	90	76	- 15.6%
Percent of Original List Price Received*	94.2%	96.3%	+ 2.2%	94.0%	96.3%	+ 2.4%
New Listings	8	8	0.0%	292	285	- 2.4%

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

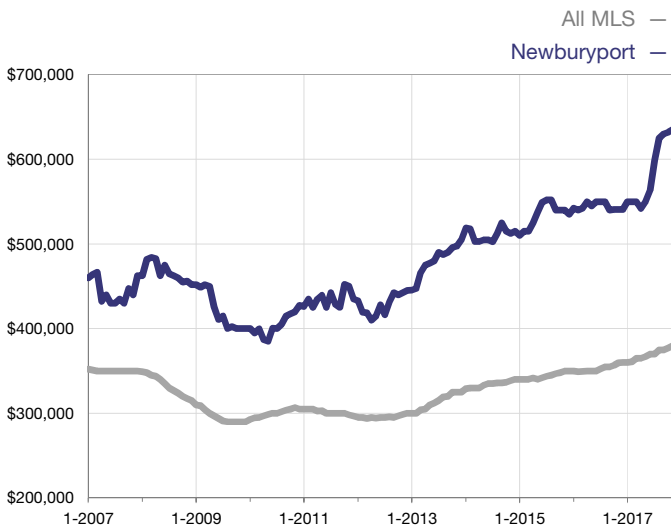
Condominium Properties

	December			Year to Date		
Key Metrics	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	8	11	+ 37.5%	144	175	+ 21.5%
Closed Sales	11	18	+ 63.6%	152	166	+ 9.2%
Median Sales Price*	\$334,000	\$472,500	+ 41.5%	\$369,000	\$437,500	+ 18.6%
Inventory of Homes for Sale	25	19	- 24.0%	--	--	--
Months Supply of Inventory	2.0	1.4	- 30.0%	--	--	--
Cumulative Days on Market Until Sale	102	70	- 31.4%	67	58	- 13.4%
Percent of Original List Price Received*	94.2%	95.1%	+ 1.0%	96.8%	97.5%	+ 0.7%
New Listings	6	5	- 16.7%	189	230	+ 21.7%

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

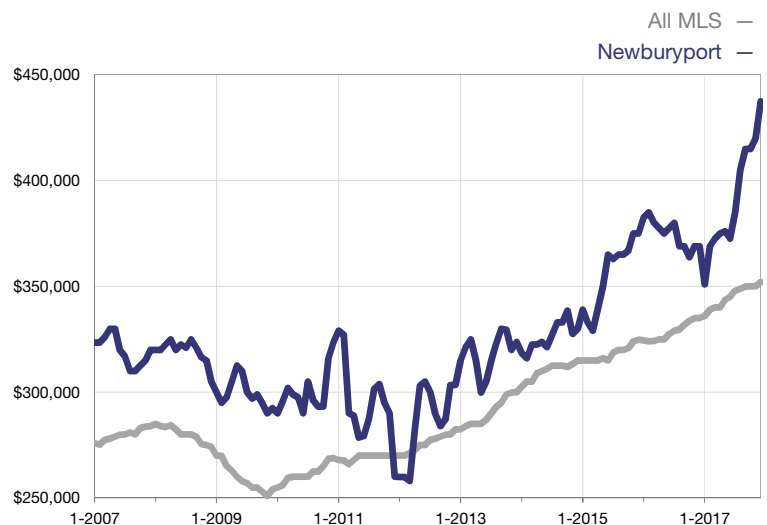
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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