

Local Market Update – July 2018

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Plainville

Single-Family Properties

Key Metrics	July			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	8	6	- 25.0%	61	52	- 14.8%
Closed Sales	10	11	+ 10.0%	60	42	- 30.0%
Median Sales Price*	\$366,950	\$440,000	+ 19.9%	\$414,950	\$362,000	- 12.8%
Inventory of Homes for Sale	26	18	- 30.8%	--	--	--
Months Supply of Inventory	3.2	2.8	- 12.5%	--	--	--
Cumulative Days on Market Until Sale	25	53	+ 112.0%	54	69	+ 27.8%
Percent of Original List Price Received*	99.6%	98.7%	- 0.9%	99.5%	96.7%	- 2.8%
New Listings	8	4	- 50.0%	79	65	- 17.7%

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

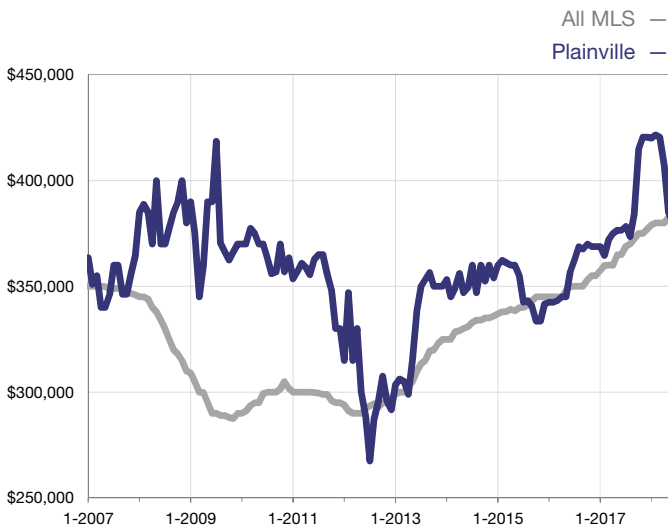
Condominium Properties

Key Metrics	July			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	4	1	- 75.0%	34	18	- 47.1%
Closed Sales	7	4	- 42.9%	25	19	- 24.0%
Median Sales Price*	\$409,900	\$336,450	- 17.9%	\$306,000	\$276,000	- 9.8%
Inventory of Homes for Sale	13	8	- 38.5%	--	--	--
Months Supply of Inventory	3.0	2.2	- 26.7%	--	--	--
Cumulative Days on Market Until Sale	88	85	- 3.4%	79	57	- 27.8%
Percent of Original List Price Received*	98.6%	97.1%	- 1.5%	98.5%	100.1%	+ 1.6%
New Listings	4	1	- 75.0%	39	23	- 41.0%

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

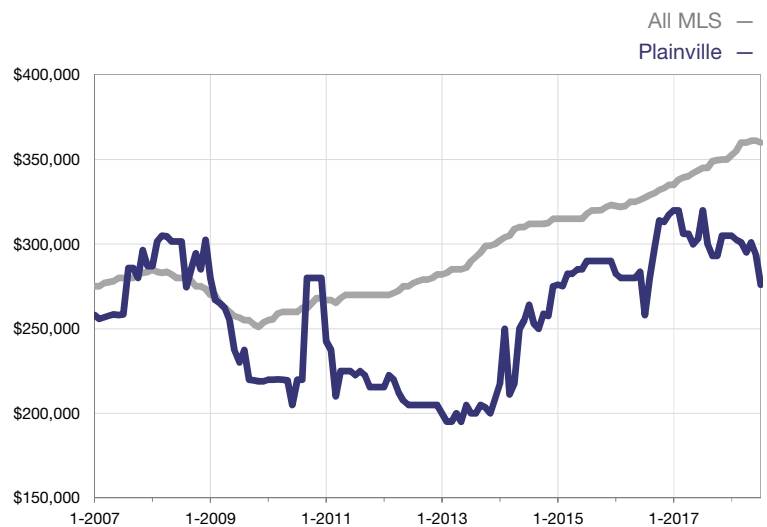
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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