

Local Market Update – August 2018

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Amesbury

Single-Family Properties

Key Metrics	August			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	21	13	- 38.1%	129	109	- 15.5%
Closed Sales	19	17	- 10.5%	126	102	- 19.0%
Median Sales Price*	\$370,000	\$425,000	+ 14.9%	\$359,450	\$391,000	+ 8.8%
Inventory of Homes for Sale	26	30	+ 15.4%	--	--	--
Months Supply of Inventory	1.7	2.3	+ 35.3%	--	--	--
Cumulative Days on Market Until Sale	45	53	+ 17.8%	52	55	+ 5.8%
Percent of Original List Price Received*	100.1%	98.5%	- 1.6%	97.8%	98.0%	+ 0.2%
New Listings	17	23	+ 35.3%	153	142	- 7.2%

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

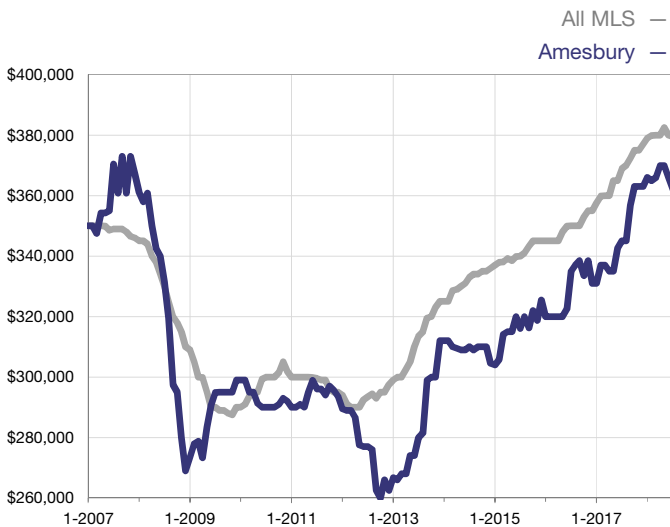
Condominium Properties

Key Metrics	August			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	14	25	+ 78.6%	105	116	+ 10.5%
Closed Sales	14	18	+ 28.6%	89	94	+ 5.6%
Median Sales Price*	\$242,250	\$235,000	- 3.0%	\$214,900	\$237,000	+ 10.3%
Inventory of Homes for Sale	20	19	- 5.0%	--	--	--
Months Supply of Inventory	1.8	1.5	- 16.7%	--	--	--
Cumulative Days on Market Until Sale	32	32	0.0%	56	46	- 17.9%
Percent of Original List Price Received*	100.0%	98.6%	- 1.4%	98.2%	98.4%	+ 0.2%
New Listings	14	16	+ 14.3%	115	135	+ 17.4%

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

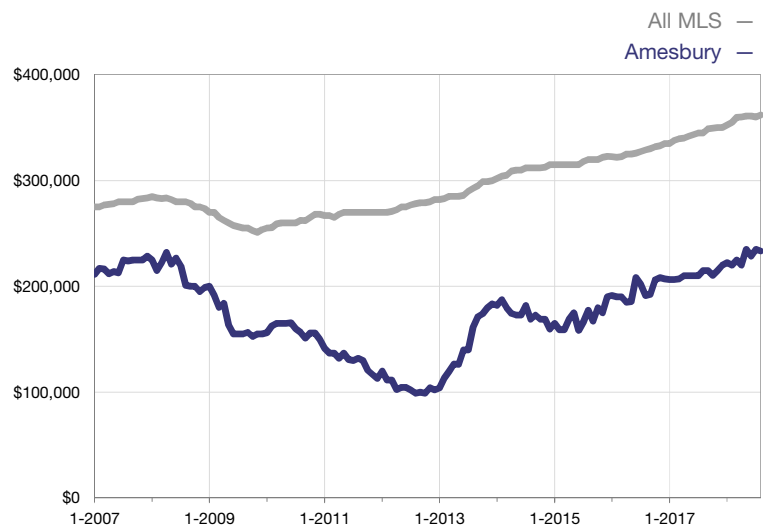
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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