

# Local Market Update – August 2018

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Dalton

### Single-Family Properties

Key Metrics	August			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	9	7	- 22.2%	50	49	- 2.0%
Closed Sales	8	6	- 25.0%	42	43	+ 2.4%
Median Sales Price*	\$177,250	<b>\$182,450</b>	+ 2.9%	\$191,250	<b>\$181,500</b>	- 5.1%
Inventory of Homes for Sale	25	26	+ 4.0%	--	--	--
Months Supply of Inventory	3.9	4.2	+ 7.7%	--	--	--
Cumulative Days on Market Until Sale	94	26	- 72.3%	74	83	+ 12.2%
Percent of Original List Price Received*	94.2%	<b>101.2%</b>	+ 7.4%	93.6%	<b>96.6%</b>	+ 3.2%
New Listings	8	10	+ 25.0%	72	65	- 9.7%

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

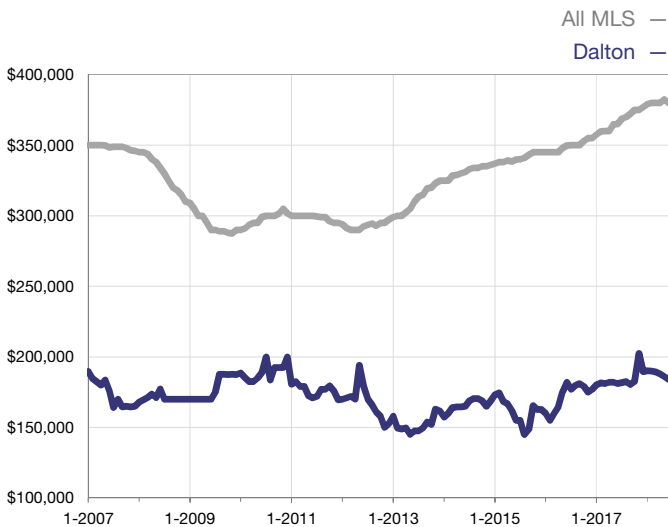
### Condominium Properties

Key Metrics	August			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	0	1	--	5	6	+ 20.0%
Closed Sales	0	2	--	3	5	+ 66.7%
Median Sales Price*	\$0	<b>\$316,250</b>	--	\$122,000	<b>\$400,000</b>	+ 227.9%
Inventory of Homes for Sale	5	0	- 100.0%	--	--	--
Months Supply of Inventory	4.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	27	--	39	107	+ 174.4%
Percent of Original List Price Received*	0.0%	<b>94.7%</b>	--	93.7%	<b>92.5%</b>	- 1.3%
New Listings	2	0	- 100.0%	9	3	- 66.7%

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

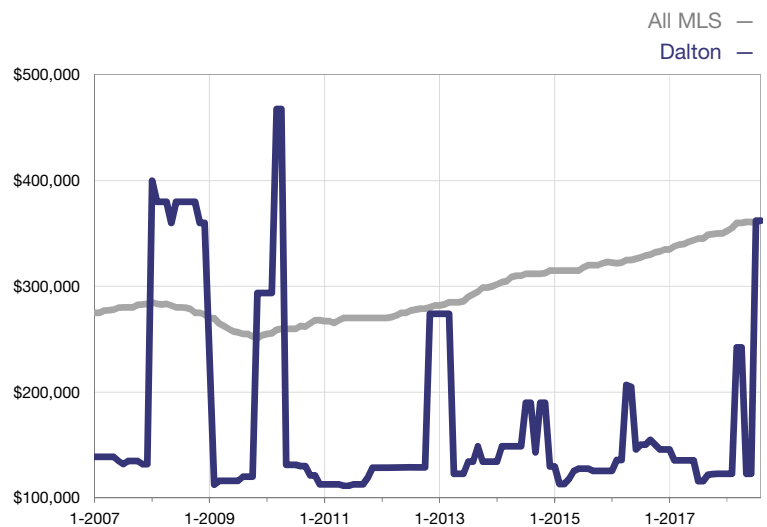
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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