Local Market Update – December 2018

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

Becket

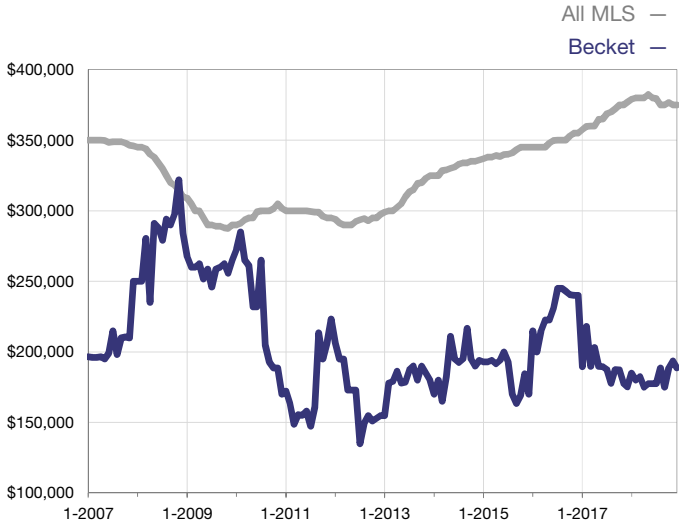
Single-Family Properties	December			Year to Date		
Key Metrics	**2017**	**2018**	**+ / –**	**2017**	**2018**	**+ / –**
Pending Sales	6	**4**	- 33.3%	71	**64**	- 9.9%
Closed Sales	6	**2**	- 66.7%	74	**65**	- 12.2%
Median Sales Price*	$253,600	**$232,250**	- 8.4%	$175,250	**$195,000**	+ 11.3%
Inventory of Homes for Sale	50	**31**	- 38.0%	--	--	--
Months Supply of Inventory	8.1	**5.7**	- 29.6%	--	--	--
Cumulative Days on Market Until Sale	219	**254**	+ 16.0%	179	**172**	- 3.9%
Percent of Original List Price Received*	84.4%	**94.8%**	+ 12.3%	87.6%	**91.1%**	+ 4.0%
New Listings	3	**3**	0.0%	131	**108**	- 17.6%

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

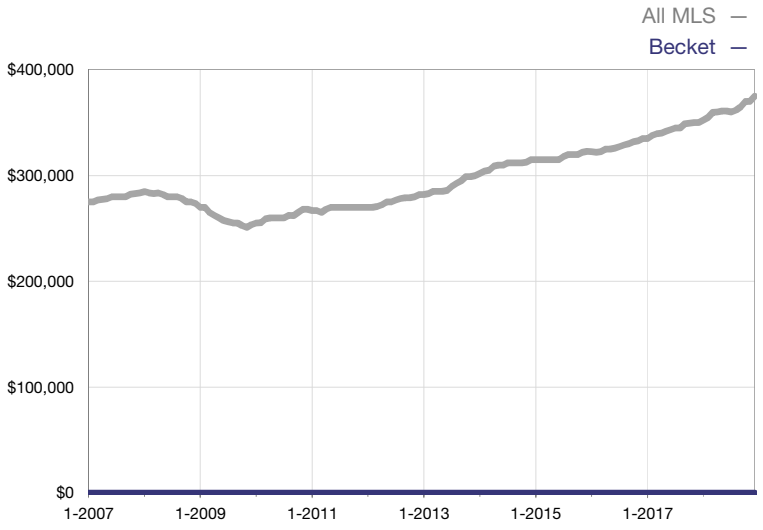
Condominium Properties	December			Year to Date		
Key Metrics	**2017**	**2018**	**+ / –**	**2017**	**2018**	**+ / –**
Pending Sales	0	**0**	--	0	**0**	--
Closed Sales	0	**0**	--	0	**0**	--
Median Sales Price*	$0	**$0**	--	$0	**$0**	--
Inventory of Homes for Sale	0	**0**	--	--	--	--
Months Supply of Inventory	0.0	**0.0**	--	--	--	--
Cumulative Days on Market Until Sale	0	**0**	--	0	**0**	--
Percent of Original List Price Received*	0.0%	**0.0%**	--	0.0%	**0.0%**	--
New Listings	0	**0**	--	0	**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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