

Local Market Update – December 2018

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

West Brookfield

Single-Family Properties

Key Metrics	December			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	2	3	+ 50.0%	34	45	+ 32.4%
Closed Sales	1	4	+ 300.0%	35	44	+ 25.7%
Median Sales Price*	\$284,780	\$242,200	- 15.0%	\$227,000	\$234,500	+ 3.3%
Inventory of Homes for Sale	16	10	- 37.5%	--	--	--
Months Supply of Inventory	5.5	2.7	- 50.9%	--	--	--
Cumulative Days on Market Until Sale	29	59	+ 103.4%	114	98	- 14.0%
Percent of Original List Price Received*	95.0%	101.6%	+ 6.9%	92.4%	93.6%	+ 1.3%
New Listings	3	2	- 33.3%	49	62	+ 26.5%

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

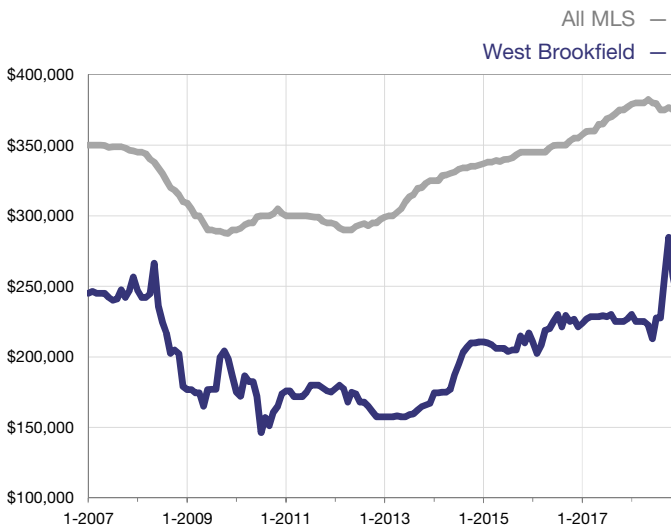
Condominium Properties

Key Metrics	December			Year to Date		
	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.

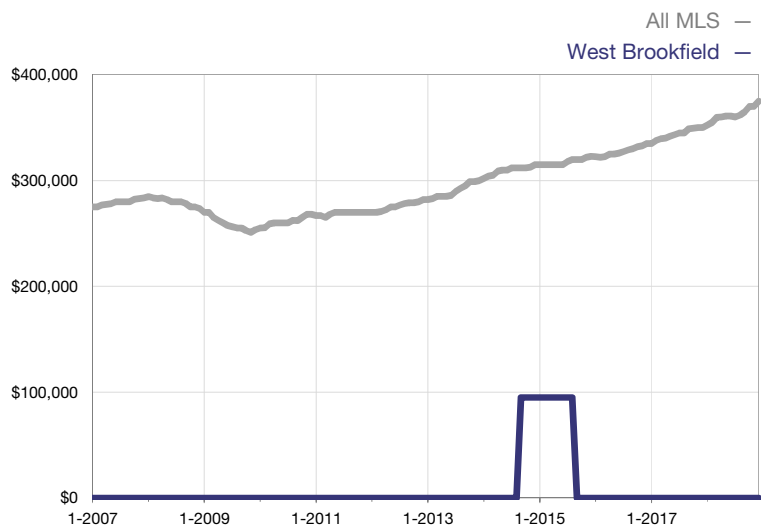
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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