

# Local Market Update – June 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Gloucester

### Single-Family Properties

Key Metrics	June			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	19	32	+ 68.4%	84	133	+ 58.3%
Closed Sales	15	32	+ 113.3%	79	113	+ 43.0%
Median Sales Price*	\$451,500	<b>\$539,000</b>	+ 19.4%	\$429,998	<b>\$471,000</b>	+ 9.5%
Inventory of Homes for Sale	84	54	- 35.7%	--	--	--
Months Supply of Inventory	5.4	2.9	- 46.3%	--	--	--
Cumulative Days on Market Until Sale	52	88	+ 69.2%	79	84	+ 6.3%
Percent of Original List Price Received*	97.1%	95.6%	- 1.5%	95.6%	94.6%	- 1.0%
New Listings	45	25	- 44.4%	156	150	- 3.8%

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

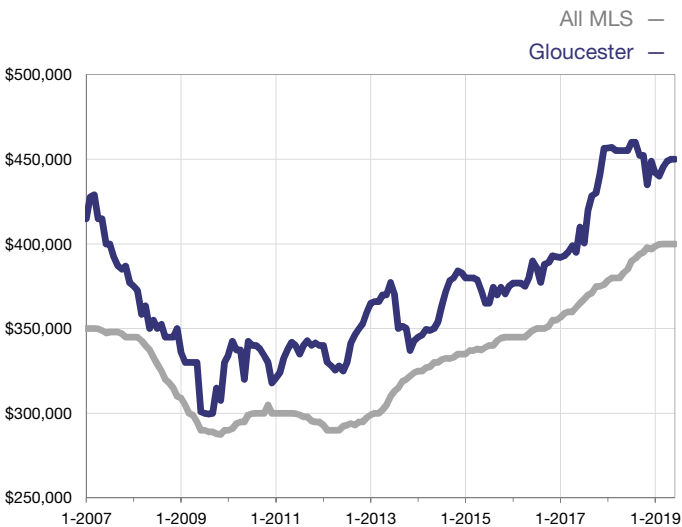
### Condominium Properties

Key Metrics	June			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	12	8	- 33.3%	53	63	+ 18.9%
Closed Sales	11	12	+ 9.1%	49	59	+ 20.4%
Median Sales Price*	\$375,000	<b>\$416,500</b>	+ 11.1%	\$329,000	<b>\$350,000</b>	+ 6.4%
Inventory of Homes for Sale	43	29	- 32.6%	--	--	--
Months Supply of Inventory	4.4	3.0	- 31.8%	--	--	--
Cumulative Days on Market Until Sale	85	72	- 15.3%	76	109	+ 43.4%
Percent of Original List Price Received*	101.4%	97.6%	- 3.7%	98.1%	95.9%	- 2.2%
New Listings	14	14	0.0%	91	73	- 19.8%

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

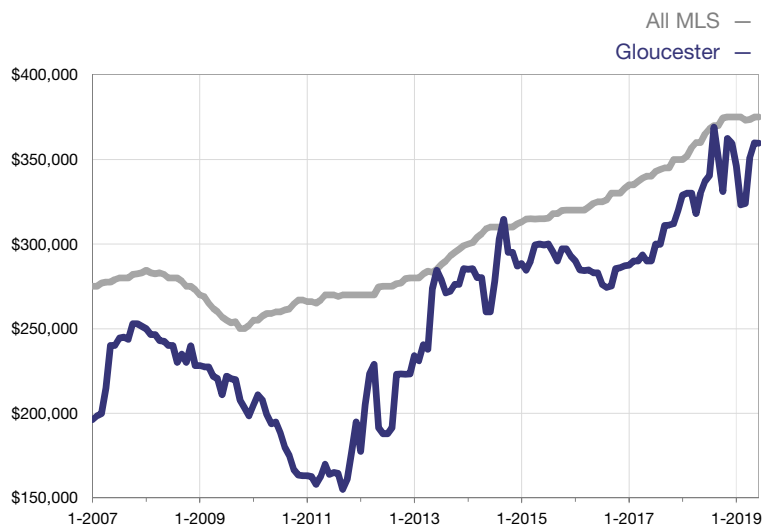
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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