

Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Amesbury

Single-Family Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	16	27	+ 68.8%	94	128	+ 36.2%
Closed Sales	22	26	+ 18.2%	84	113	+ 34.5%
Median Sales Price*	\$420,750	\$452,950	+ 7.7%	\$391,000	\$415,000	+ 6.1%
Inventory of Homes for Sale	33	27	- 18.2%	--	--	--
Months Supply of Inventory	2.6	1.7	- 34.6%	--	--	--
Cumulative Days on Market Until Sale	41	36	- 12.2%	56	51	- 8.9%
Percent of Original List Price Received*	96.7%	97.7%	+ 1.0%	97.6%	97.2%	- 0.4%
New Listings	18	15	- 16.7%	118	150	+ 27.1%

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

Condominium Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	19	13	- 31.6%	90	94	+ 4.4%
Closed Sales	8	11	+ 37.5%	75	82	+ 9.3%
Median Sales Price*	\$236,500	\$230,425	- 2.6%	\$237,000	\$258,250	+ 9.0%
Inventory of Homes for Sale	31	18	- 41.9%	--	--	--
Months Supply of Inventory	2.6	1.5	- 42.3%	--	--	--
Cumulative Days on Market Until Sale	39	24	- 38.5%	49	44	- 10.2%
Percent of Original List Price Received*	96.9%	99.5%	+ 2.7%	98.3%	98.8%	+ 0.5%
New Listings	25	12	- 52.0%	117	113	- 3.4%

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

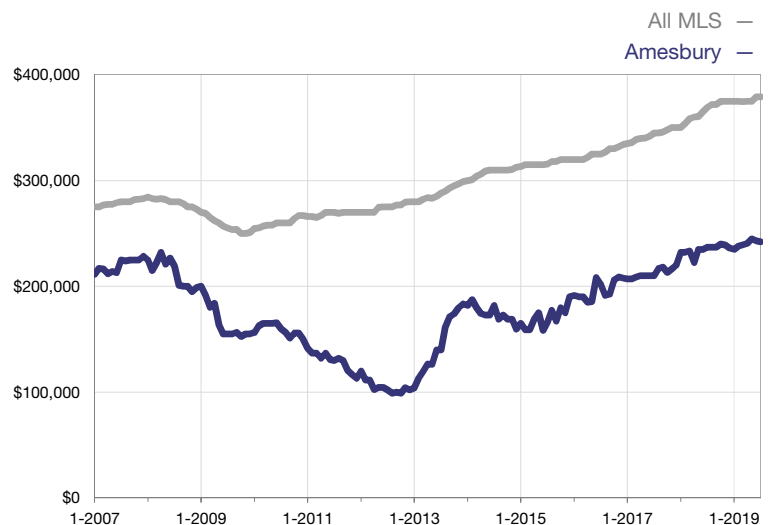
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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