

# Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Ashby

### Single-Family Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	2	3	+ 50.0%	21	32	+ 52.4%
Closed Sales	2	7	+ 250.0%	21	29	+ 38.1%
Median Sales Price*	\$319,901	<b>\$325,000</b>	+ 1.6%	\$285,000	<b>\$285,000</b>	0.0%
Inventory of Homes for Sale	13	16	+ 23.1%	--	--	--
Months Supply of Inventory	3.5	4.9	+ 40.0%	--	--	--
Cumulative Days on Market Until Sale	42	53	+ 26.2%	64	64	0.0%
Percent of Original List Price Received*	95.6%	97.1%	+ 1.6%	96.9%	95.6%	- 1.3%
New Listings	5	6	+ 20.0%	30	45	+ 50.0%

\* 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	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	<b>\$0</b>	--	\$0	<b>\$0</b>	--
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.

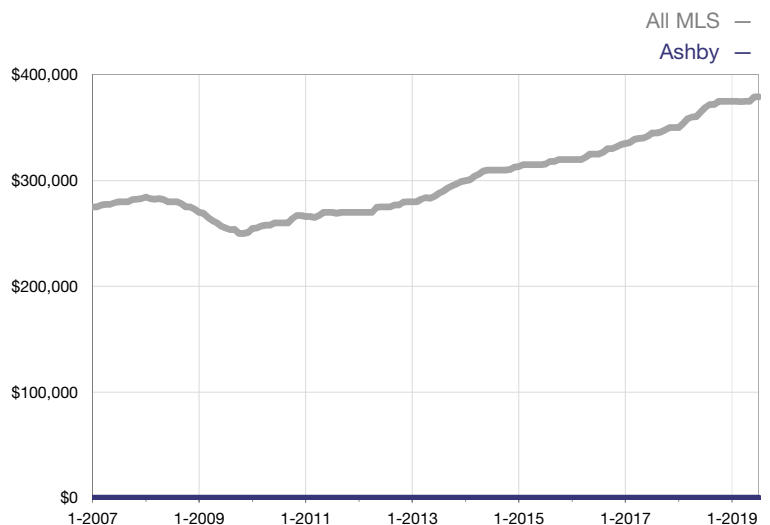
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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