

Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Dover

Single-Family Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	8	7	- 12.5%	58	58	0.0%
Closed Sales	10	19	+ 90.0%	48	51	+ 6.3%
Median Sales Price*	\$1,071,250	\$1,190,000	+ 11.1%	\$1,255,500	\$1,485,000	+ 18.3%
Inventory of Homes for Sale	55	53	- 3.6%	--	--	--
Months Supply of Inventory	7.3	7.1	- 2.7%	--	--	--
Cumulative Days on Market Until Sale	83	89	+ 7.2%	134	129	- 3.7%
Percent of Original List Price Received*	95.3%	92.6%	- 2.8%	94.3%	92.3%	- 2.1%
New Listings	9	4	- 55.6%	105	102	- 2.9%

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

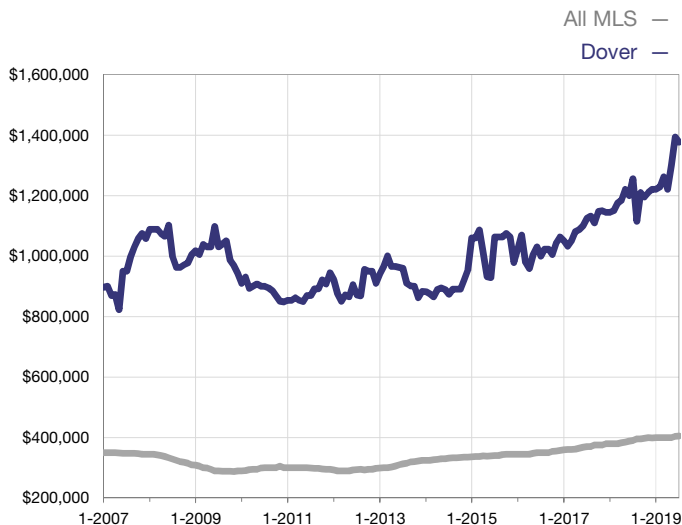
Condominium Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	0	0	--	0	2	--
Closed Sales	1	0	- 100.0%	2	2	0.0%
Median Sales Price*	\$460,000	\$0	- 100.0%	\$472,617	\$517,100	+ 9.4%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	2.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	297	0	- 100.0%	204	79	- 61.3%
Percent of Original List Price Received*	98.9%	0.0%	- 100.0%	95.9%	95.3%	- 0.6%
New Listings	1	1	0.0%	1	3	+ 200.0%

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

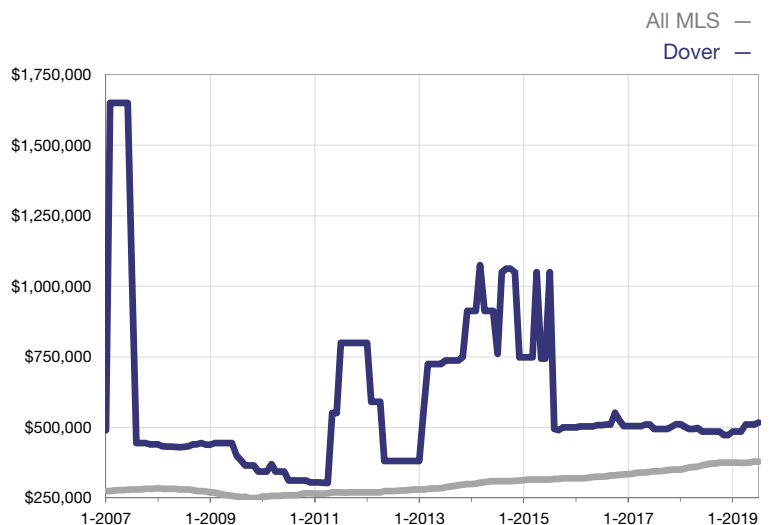
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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