## Local Market Update - July 2019

## Holliston

| Single-Family Properties | July |  |  | Year to Date |  |  |
| :---: | :---: | :---: | :---: | :---: | :---: | :---: |
| Key Metrics | 2018 | 2019 | + / - | 2018 | 2019 | + / - |
| Pending Sales | 22 | 18 | - 18.2\% | 132 | 100 | - 24.2\% |
| Closed Sales | 30 | 16 | - 46.7\% | 109 | 82 | - 24.8\% |
| Median Sales Price* | \$530,000 | \$480,950 | - 9.3\% | \$505,000 | \$485,500 | -3.9\% |
| Inventory of Homes for Sale | 40 | 45 | + 12.5\% | -- | -- | -- |
| Months Supply of Inventory | 2.4 | 3.4 | + 41.7\% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 42 | 40 | -4.8\% | 43 | 60 | + $39.5 \%$ |
| Percent of Original List Price Received* | 99.6\% | 97.5\% | - $2.1 \%$ | 100.9\% | 97.3\% | - $3.6 \%$ |
| New Listings | 12 | 11 | - 8.3\% | 167 | 152 | - 9.0\% |

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

| Condominium Properties | July |  |  | Year to Date |  |  |
| :---: | :---: | :---: | :---: | :---: | :---: | :---: |
| Key Metrics | 2018 | 2019 | + / - | 2018 | 2019 | + / - |
| Pending Sales | 3 | 3 | 0.0\% | 31 | 21 | - 32.3\% |
| Closed Sales | 6 | 3 | - 50.0\% | 35 | 18 | - 48.6\% |
| Median Sales Price* | \$514,958 | \$110,000 | - 78.6\% | \$475,490 | \$489,000 | + 2.8\% |
| Inventory of Homes for Sale | 13 | 6 | - 53.8\% | -- | -- | -- |
| Months Supply of Inventory | 3.1 | 1.8 | - $41.9 \%$ | -- | -- | -- |
| Cumulative Days on Market Until Sale | 136 | 12 | - 91.2\% | 100 | 147 | + 47.0\% |
| Percent of Original List Price Received* | 101.0\% | 98.1\% | - $2.9 \%$ | 102.0\% | 97.0\% | -4.9\% |
| New Listings | 5 | 2 | -60.0\% | 34 | 22 | - $35.3 \%$ |

* 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


