

Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Merrimac

Single-Family Properties

| Key Metrics | July | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2018 | 2019 | + / - | 2018 | 2019 | + / - |
| Pending Sales | 7 | 8 | + 14.3% | 48 | 42 | - 12.5% |
| Closed Sales | 8 | 9 | + 12.5% | 47 | 38 | - 19.1% |
| Median Sales Price* | \$482,500 | \$400,000 | - 17.1% | \$419,900 | \$419,850 | - 0.0% |
| Inventory of Homes for Sale | 14 | 16 | + 14.3% | -- | -- | -- |
| Months Supply of Inventory | 2.1 | 2.8 | + 33.3% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 36 | 36 | 0.0% | 62 | 48 | - 22.6% |
| Percent of Original List Price Received* | 97.8% | 99.4% | + 1.6% | 97.4% | 98.7% | + 1.3% |
| New Listings | 10 | 9 | - 10.0% | 62 | 60 | - 3.2% |

* 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 | 1 | 2 | + 100.0% | 7 | 11 | + 57.1% |
| Closed Sales | 2 | 1 | - 50.0% | 6 | 6 | 0.0% |
| Median Sales Price* | \$242,500 | \$286,500 | + 18.1% | \$272,500 | \$339,950 | + 24.8% |
| Inventory of Homes for Sale | 3 | 0 | - 100.0% | -- | -- | -- |
| Months Supply of Inventory | 1.7 | 0.0 | - 100.0% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 15 | 56 | + 273.3% | 62 | 25 | - 59.7% |
| Percent of Original List Price Received* | 97.9% | 98.8% | + 0.9% | 98.5% | 100.1% | + 1.6% |
| New Listings | 1 | 0 | - 100.0% | 9 | 12 | + 33.3% |

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

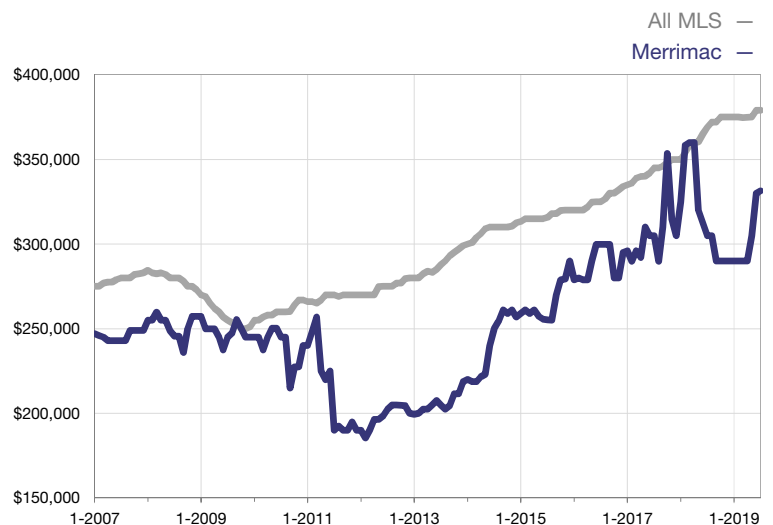
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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