

Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Monterey

Single-Family Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	6	0	- 100.0%	15	5	- 66.7%
Closed Sales	3	2	- 33.3%	12	5	- 58.3%
Median Sales Price*	\$450,000	\$1,060,000	+ 135.6%	\$433,750	\$900,000	+ 107.5%
Inventory of Homes for Sale	25	31	+ 24.0%	--	--	--
Months Supply of Inventory	11.8	16.7	+ 41.5%	--	--	--
Cumulative Days on Market Until Sale	167	525	+ 214.4%	250	256	+ 2.4%
Percent of Original List Price Received*	84.9%	88.3%	+ 4.0%	81.8%	93.4%	+ 14.2%
New Listings	6	5	- 16.7%	23	26	+ 13.0%

* 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	\$0	--	\$0	\$0	--
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.

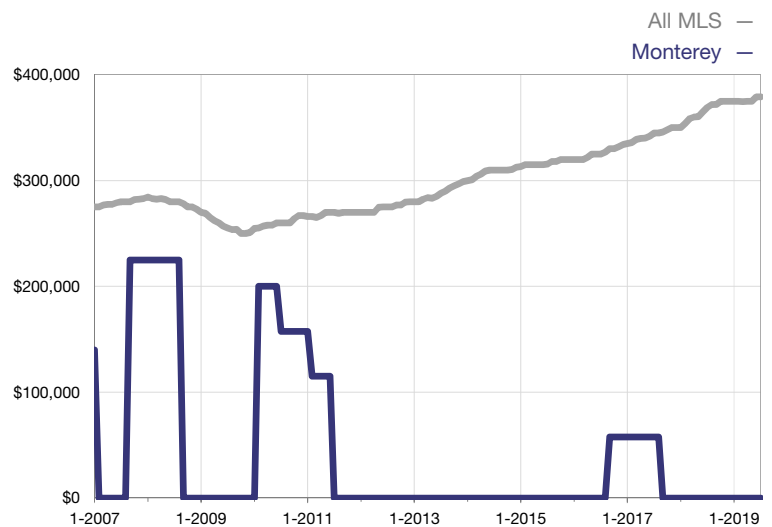
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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