

Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

North Brookfield

Single-Family Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	7	5	- 28.6%	35	31	- 11.4%
Closed Sales	5	5	0.0%	30	28	- 6.7%
Median Sales Price*	\$207,000	\$238,000	+ 15.0%	\$219,000	\$234,000	+ 6.8%
Inventory of Homes for Sale	25	14	- 44.0%	--	--	--
Months Supply of Inventory	5.5	3.1	- 43.6%	--	--	--
Cumulative Days on Market Until Sale	33	56	+ 69.7%	59	117	+ 98.3%
Percent of Original List Price Received*	98.6%	92.2%	- 6.5%	96.5%	95.9%	- 0.6%
New Listings	7	5	- 28.6%	56	42	- 25.0%

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

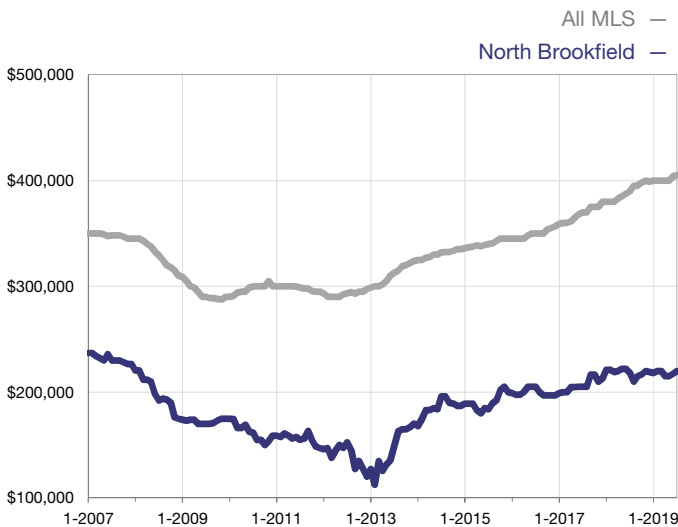
Condominium Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	1	0	- 100.0%	3	1	- 66.7%
Closed Sales	0	0	--	2	1	- 50.0%
Median Sales Price*	\$0	\$0	--	\$105,450	\$159,900	+ 51.6%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	56	29	- 48.2%
Percent of Original List Price Received*	0.0%	0.0%	--	100.5%	100.0%	- 0.5%
New Listings	1	0	- 100.0%	3	1	- 66.7%

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

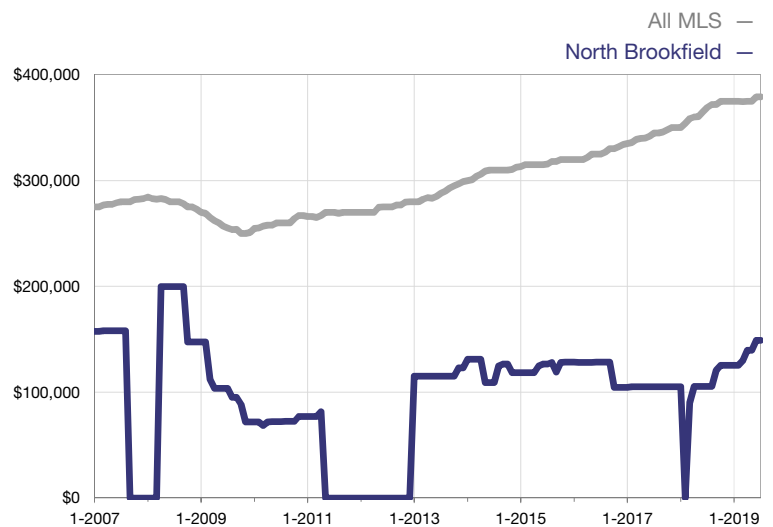
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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