

Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Pelham

Single-Family Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	1	3	+ 200.0%	7	10	+ 42.9%
Closed Sales	1	2	+ 100.0%	7	8	+ 14.3%
Median Sales Price*	\$190,000	\$279,000	+ 46.8%	\$238,500	\$307,500	+ 28.9%
Inventory of Homes for Sale	8	3	- 62.5%	--	--	--
Months Supply of Inventory	5.1	2.1	- 58.8%	--	--	--
Cumulative Days on Market Until Sale	24	33	+ 37.5%	279	70	- 74.9%
Percent of Original List Price Received*	95.0%	97.1%	+ 2.2%	86.6%	96.6%	+ 11.5%
New Listings	3	4	+ 33.3%	12	13	+ 8.3%

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

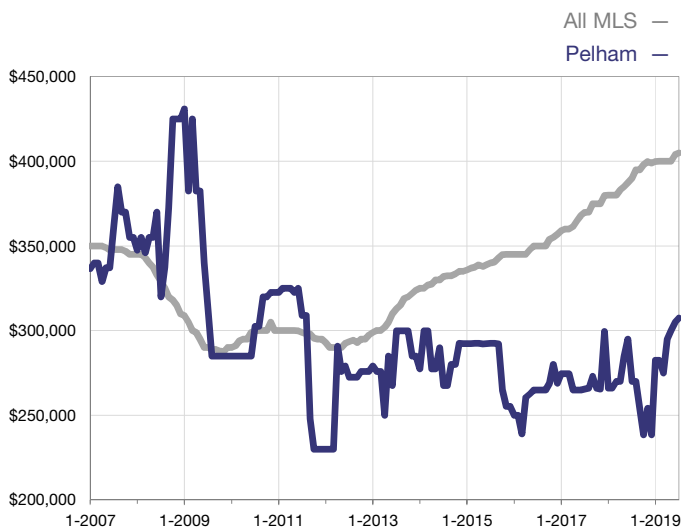
Condominium Properties

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.

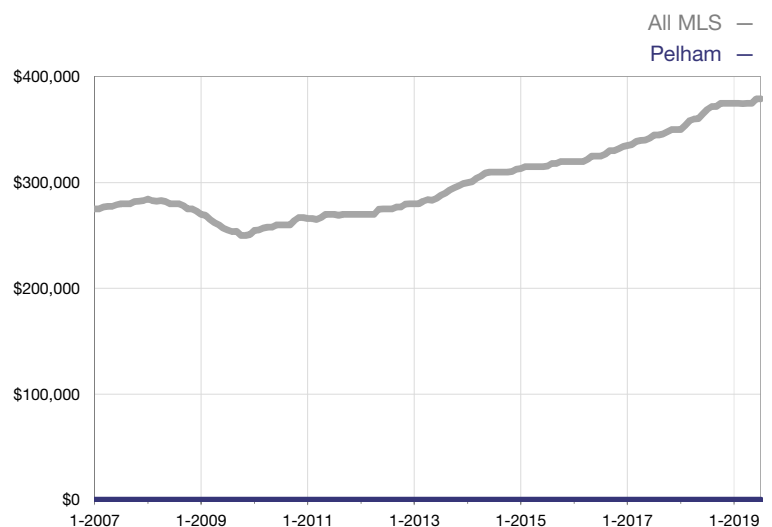
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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