

Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Raynham

Single-Family Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	16	26	+ 62.5%	113	110	- 2.7%
Closed Sales	31	20	- 35.5%	98	92	- 6.1%
Median Sales Price*	\$435,000	\$377,500	- 13.2%	\$430,000	\$395,000	- 8.1%
Inventory of Homes for Sale	22	31	+ 40.9%	--	--	--
Months Supply of Inventory	1.5	2.3	+ 53.3%	--	--	--
Cumulative Days on Market Until Sale	45	36	- 20.0%	65	53	- 18.5%
Percent of Original List Price Received*	98.7%	98.6%	- 0.1%	97.6%	97.5%	- 0.1%
New Listings	15	29	+ 93.3%	117	136	+ 16.2%

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

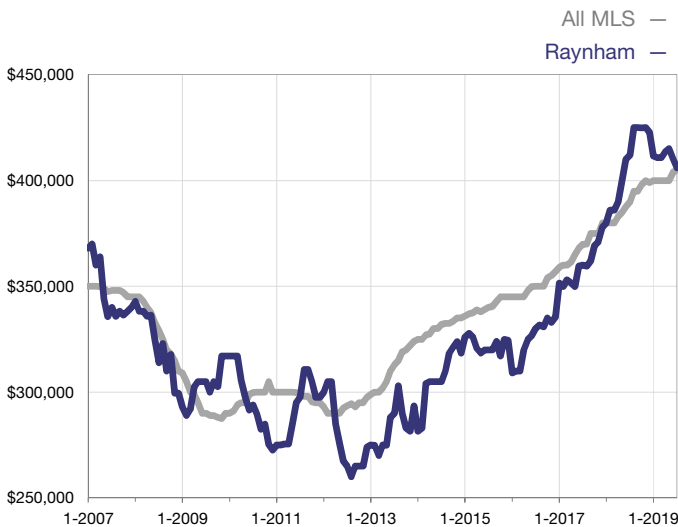
Condominium Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	6	2	- 66.7%	25	20	- 20.0%
Closed Sales	1	6	+ 500.0%	19	18	- 5.3%
Median Sales Price*	\$150,000	\$244,250	+ 62.8%	\$395,200	\$220,250	- 44.3%
Inventory of Homes for Sale	2	1	- 50.0%	--	--	--
Months Supply of Inventory	0.7	0.3	- 57.1%	--	--	--
Cumulative Days on Market Until Sale	18	42	+ 133.3%	56	51	- 8.9%
Percent of Original List Price Received*	98.7%	96.5%	- 2.2%	98.7%	96.5%	- 2.2%
New Listings	5	0	- 100.0%	22	19	- 13.6%

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

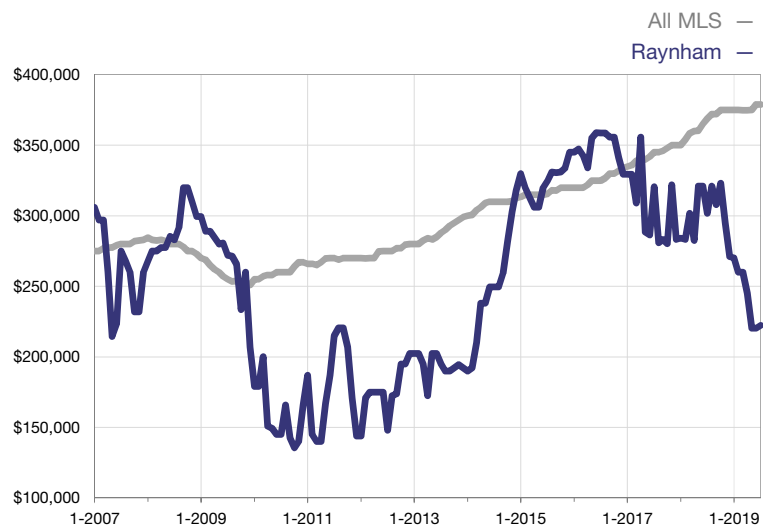
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



MASSACHUSETTS ASSOCIATION OF REALTORS®



All data from the Berkshire County MLS, Cape Cod & Islands Association of REALTORS®, Inc. and MLS Property Information Network, Inc. | Provided by MAR. | Powered by ShowingTime 10K.