

Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Rockport

Single-Family Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	7	12	+ 71.4%	45	44	- 2.2%
Closed Sales	9	4	- 55.6%	36	33	- 8.3%
Median Sales Price*	\$670,000	\$642,400	- 4.1%	\$654,500	\$578,500	- 11.6%
Inventory of Homes for Sale	40	41	+ 2.5%	--	--	--
Months Supply of Inventory	5.8	7.2	+ 24.1%	--	--	--
Cumulative Days on Market Until Sale	45	119	+ 164.4%	72	116	+ 61.1%
Percent of Original List Price Received*	96.7%	90.1%	- 6.8%	94.4%	92.8%	- 1.7%
New Listings	17	8	- 52.9%	78	76	- 2.6%

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

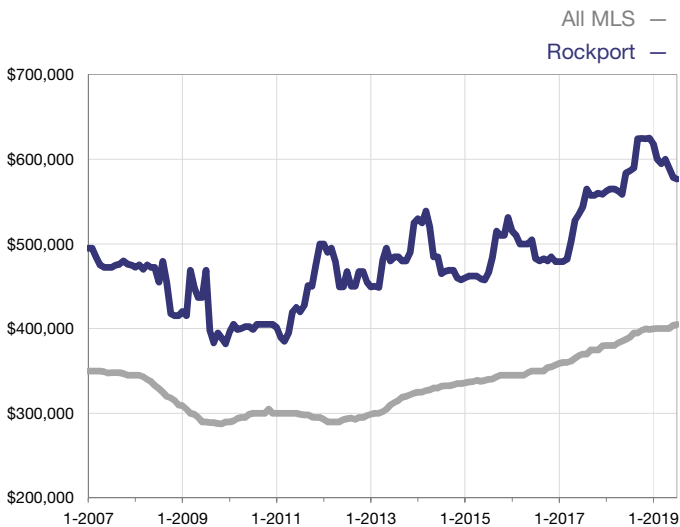
Condominium Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	2	3	+ 50.0%	14	20	+ 42.9%
Closed Sales	1	4	+ 300.0%	11	12	+ 9.1%
Median Sales Price*	\$275,000	\$311,400	+ 13.2%	\$347,700	\$321,900	- 7.4%
Inventory of Homes for Sale	6	14	+ 133.3%	--	--	--
Months Supply of Inventory	2.6	6.7	+ 157.7%	--	--	--
Cumulative Days on Market Until Sale	43	31	- 27.9%	46	41	- 10.9%
Percent of Original List Price Received*	97.0%	99.7%	+ 2.8%	95.3%	98.8%	+ 3.7%
New Listings	3	3	0.0%	19	34	+ 78.9%

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

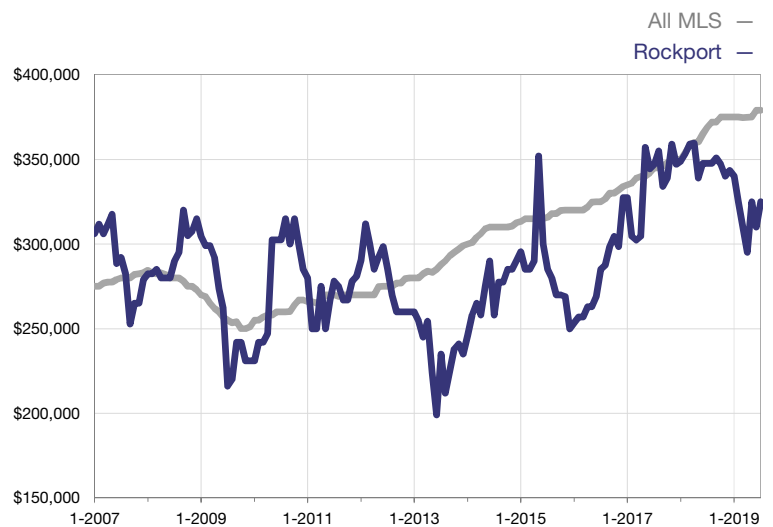
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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