

Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Waterfront

Single-Family 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	1	0	- 100.0%	--	--	--
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.

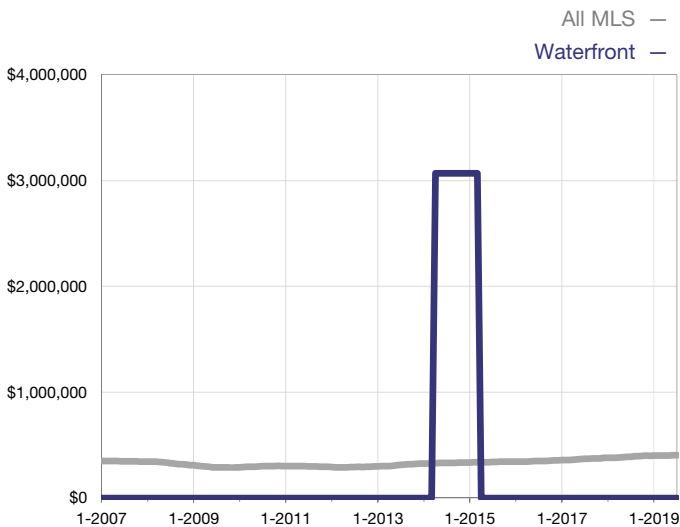
Condominium Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	18	14	- 22.2%	96	70	- 27.1%
Closed Sales	20	4	- 80.0%	89	58	- 34.8%
Median Sales Price*	\$1,210,000	\$787,500	- 34.9%	\$1,050,000	\$1,470,000	+ 40.0%
Inventory of Homes for Sale	40	69	+ 72.5%	--	--	--
Months Supply of Inventory	2.9	7.3	+ 151.7%	--	--	--
Cumulative Days on Market Until Sale	76	81	+ 6.6%	85	79	- 7.1%
Percent of Original List Price Received*	94.0%	95.6%	+ 1.7%	95.7%	95.2%	- 0.5%
New Listings	17	8	- 52.9%	140	159	+ 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



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