

# Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## West Boylston

### Single-Family Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	10	6	- 40.0%	48	48	0.0%
Closed Sales	6	9	+ 50.0%	41	44	+ 7.3%
Median Sales Price*	\$389,000	<b>\$295,000</b>	- 24.2%	\$300,000	<b>\$298,750</b>	- 0.4%
Inventory of Homes for Sale	22	13	- 40.9%	--	--	--
Months Supply of Inventory	3.5	1.6	- 54.3%	--	--	--
Cumulative Days on Market Until Sale	23	48	+ 108.7%	52	63	+ 21.2%
Percent of Original List Price Received*	101.8%	<b>99.3%</b>	- 2.5%	98.5%	<b>97.4%</b>	- 1.1%
New Listings	13	8	- 38.5%	69	61	- 11.6%

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

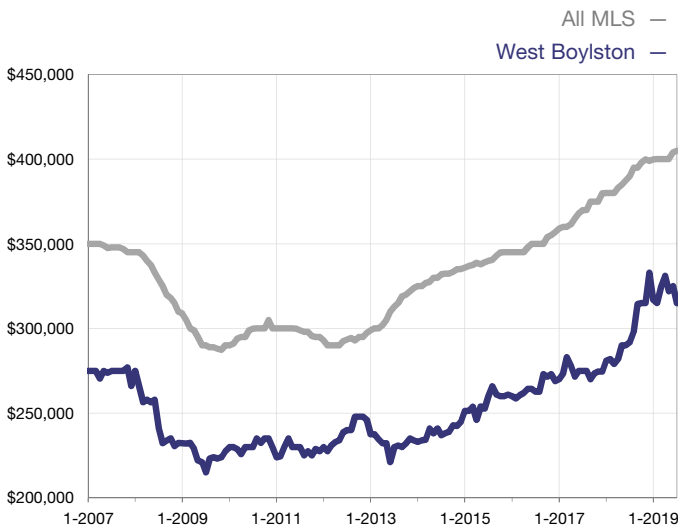
### Condominium Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	7	3	- 57.1%	27	18	- 33.3%
Closed Sales	4	3	- 25.0%	19	17	- 10.5%
Median Sales Price*	\$263,950	<b>\$279,600</b>	+ 5.9%	\$289,000	<b>\$269,900</b>	- 6.6%
Inventory of Homes for Sale	8	3	- 62.5%	--	--	--
Months Supply of Inventory	3.0	1.0	- 66.7%	--	--	--
Cumulative Days on Market Until Sale	29	46	+ 58.6%	51	76	+ 49.0%
Percent of Original List Price Received*	102.0%	<b>101.6%</b>	- 0.4%	99.9%	<b>99.4%</b>	- 0.5%
New Listings	7	3	- 57.1%	33	18	- 45.5%

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

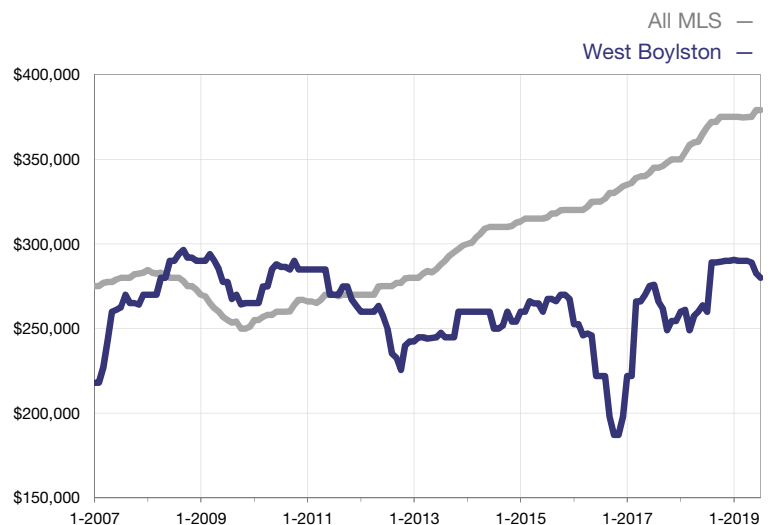
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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