

# Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Wilmington

### Single-Family Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	22	22	0.0%	144	175	+ 21.5%
Closed Sales	33	30	- 9.1%	137	146	+ 6.6%
Median Sales Price*	\$560,000	\$554,950	- 0.9%	\$546,422	\$571,250	+ 4.5%
Inventory of Homes for Sale	26	29	+ 11.5%	--	--	--
Months Supply of Inventory	1.2	1.4	+ 16.7%	--	--	--
Cumulative Days on Market Until Sale	29	33	+ 13.8%	42	48	+ 14.3%
Percent of Original List Price Received*	102.3%	100.5%	- 1.8%	100.5%	99.0%	- 1.5%
New Listings	28	20	- 28.6%	163	194	+ 19.0%

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

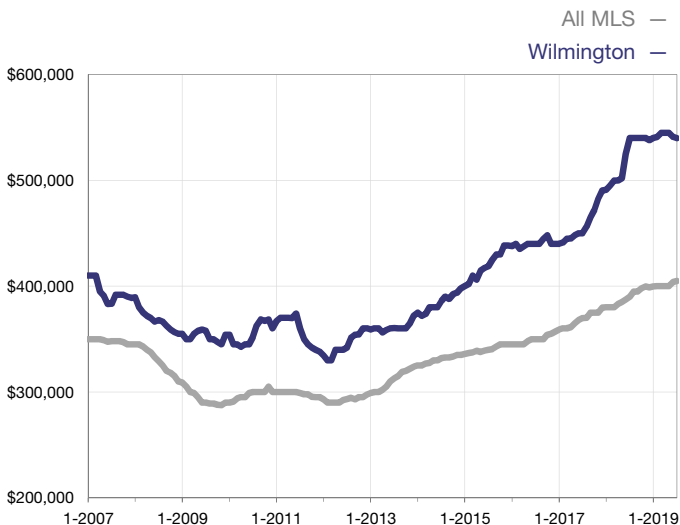
### Condominium Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	2	0	- 100.0%	8	6	- 25.0%
Closed Sales	2	1	- 50.0%	6	7	+ 16.7%
Median Sales Price*	\$431,450	\$360,000	- 16.6%	\$419,900	\$632,800	+ 50.7%
Inventory of Homes for Sale	2	2	0.0%	--	--	--
Months Supply of Inventory	1.8	1.3	- 27.8%	--	--	--
Cumulative Days on Market Until Sale	33	33	0.0%	50	16	- 68.0%
Percent of Original List Price Received*	102.3%	97.3%	- 4.9%	99.6%	98.6%	- 1.0%
New Listings	2	0	- 100.0%	9	6	- 33.3%

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

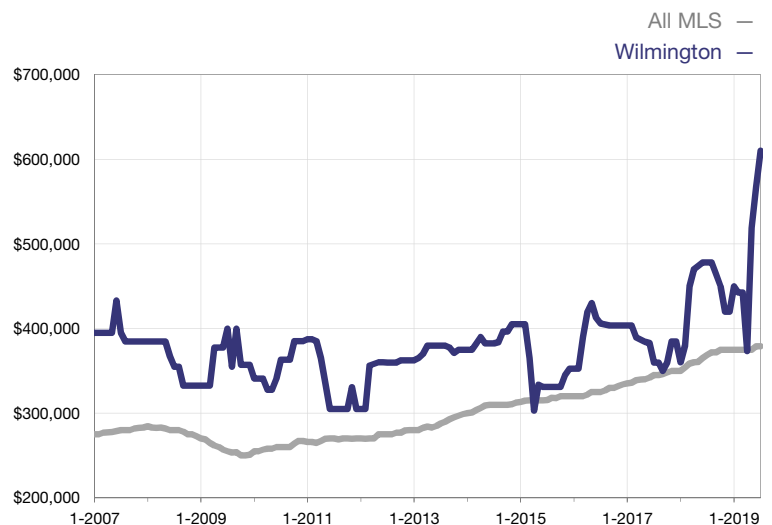
### Median Sales Price – Single-Family Properties

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.