

Local Market Update – August 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Ashby

Single-Family Properties

Key Metrics	August			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	2	4	+ 100.0%	23	36	+ 56.5%
Closed Sales	1	4	+ 300.0%	22	33	+ 50.0%
Median Sales Price*	\$206,000	\$296,500	+ 43.9%	\$283,500	\$288,000	+ 1.6%
Inventory of Homes for Sale	14	16	+ 14.3%	--	--	--
Months Supply of Inventory	3.8	4.6	+ 21.1%	--	--	--
Cumulative Days on Market Until Sale	16	222	+ 1,287.5%	62	83	+ 33.9%
Percent of Original List Price Received*	103.5%	96.0%	- 7.2%	97.2%	95.7%	- 1.5%
New Listings	5	3	- 40.0%	35	48	+ 37.1%

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

Condominium Properties

Key Metrics	August			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	0	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.

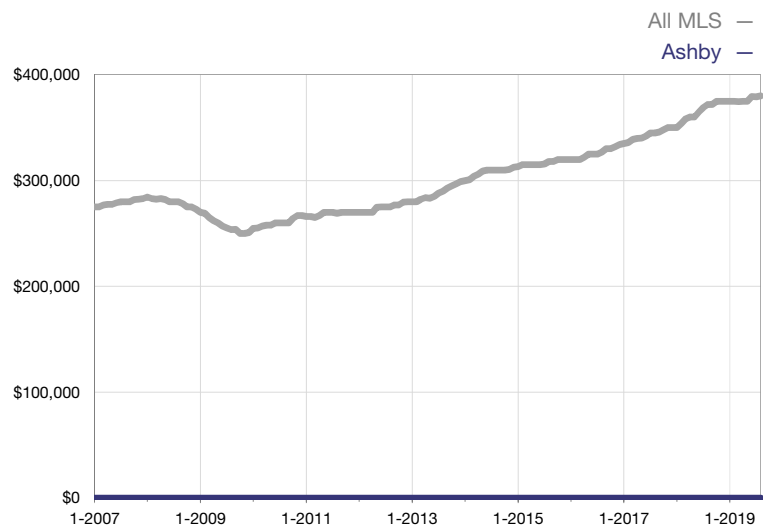
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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