

# Local Market Update – September 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Berkley

### Single-Family Properties

Key Metrics	September			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	6	11	+ 83.3%	44	62	+ 40.9%
Closed Sales	1	4	+ 300.0%	44	53	+ 20.5%
Median Sales Price*	\$300,000	<b>\$370,500</b>	+ 23.5%	\$373,750	<b>\$400,000</b>	+ 7.0%
Inventory of Homes for Sale	26	19	- 26.9%	--	--	--
Months Supply of Inventory	5.0	3.3	- 34.0%	--	--	--
Cumulative Days on Market Until Sale	25	27	+ 8.0%	100	54	- 46.0%
Percent of Original List Price Received*	100.0%	98.3%	- 1.7%	96.3%	98.2%	+ 2.0%
New Listings	6	12	+ 100.0%	70	83	+ 18.6%

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

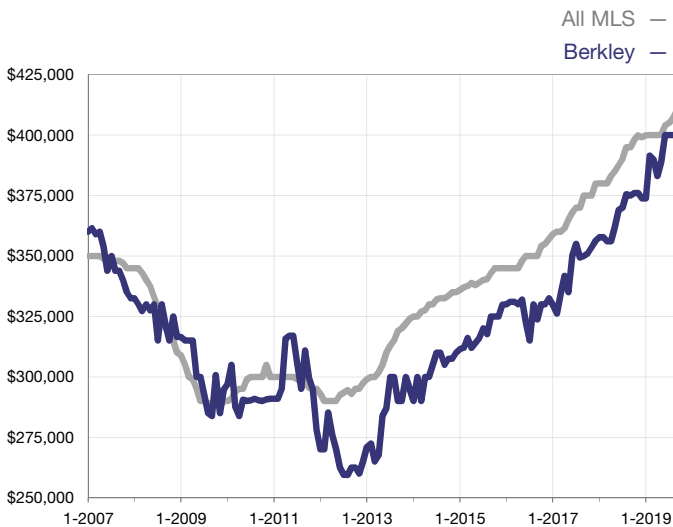
### Condominium Properties

Key Metrics	September			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	0	0	--	0	1	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	<b>\$0</b>	--	\$0	<b>\$0</b>	--
Inventory of Homes for Sale	0	2	--	--	--	--
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	1	--	0	3	--

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

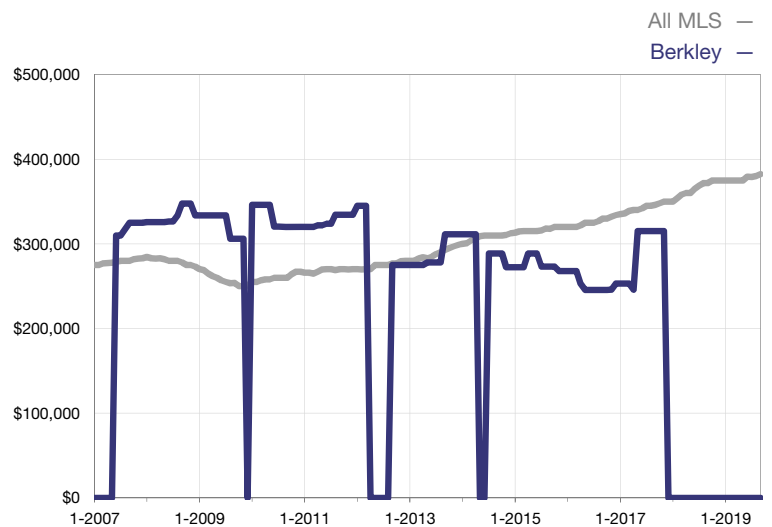
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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