

# Local Market Update – November 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Northbridge

### Single-Family Properties

Key Metrics	November			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	13	15	+ 15.4%	142	161	+ 13.4%
Closed Sales	14	9	- 35.7%	137	152	+ 10.9%
Median Sales Price*	\$352,000	<b>\$369,500</b>	+ 5.0%	\$325,000	<b>\$362,450</b>	+ 11.5%
Inventory of Homes for Sale	35	28	- 20.0%	--	--	--
Months Supply of Inventory	2.8	2.1	- 25.0%	--	--	--
Cumulative Days on Market Until Sale	59	82	+ 39.0%	60	54	- 10.0%
Percent of Original List Price Received*	96.7%	99.8%	+ 3.2%	98.3%	97.8%	- 0.5%
New Listings	16	12	- 25.0%	198	206	+ 4.0%

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

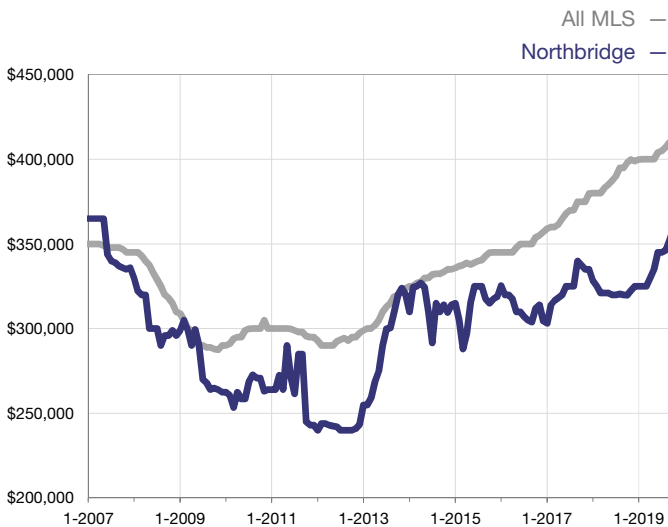
### Condominium Properties

Key Metrics	November			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	1	6	+ 500.0%	50	52	+ 4.0%
Closed Sales	8	6	- 25.0%	51	48	- 5.9%
Median Sales Price*	\$201,500	<b>\$289,950</b>	+ 43.9%	\$200,000	<b>\$215,000</b>	+ 7.5%
Inventory of Homes for Sale	11	2	- 81.8%	--	--	--
Months Supply of Inventory	2.1	0.5	- 76.2%	--	--	--
Cumulative Days on Market Until Sale	47	28	- 40.4%	47	41	- 12.8%
Percent of Original List Price Received*	96.4%	99.6%	+ 3.3%	96.6%	98.5%	+ 2.0%
New Listings	4	4	0.0%	60	50	- 16.7%

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

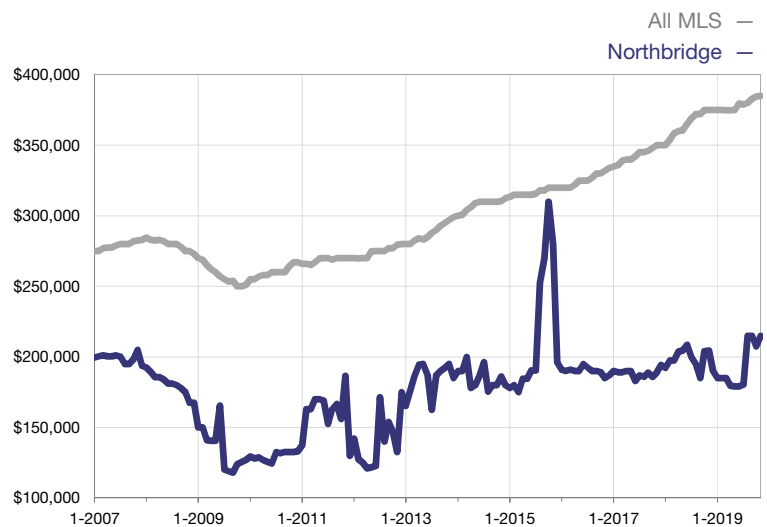
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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