

Local Market Update – November 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Scituate

Single-Family Properties

Key Metrics	November			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	11	25	+ 127.3%	261	296	+ 13.4%
Closed Sales	27	16	- 40.7%	280	263	- 6.1%
Median Sales Price*	\$540,000	\$692,500	+ 28.2%	\$590,000	\$615,000	+ 4.2%
Inventory of Homes for Sale	94	85	- 9.6%	--	--	--
Months Supply of Inventory	3.8	3.7	- 2.6%	--	--	--
Cumulative Days on Market Until Sale	49	94	+ 91.8%	62	76	+ 22.6%
Percent of Original List Price Received*	94.2%	92.2%	- 2.1%	95.9%	95.2%	- 0.7%
New Listings	15	24	+ 60.0%	396	466	+ 17.7%

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

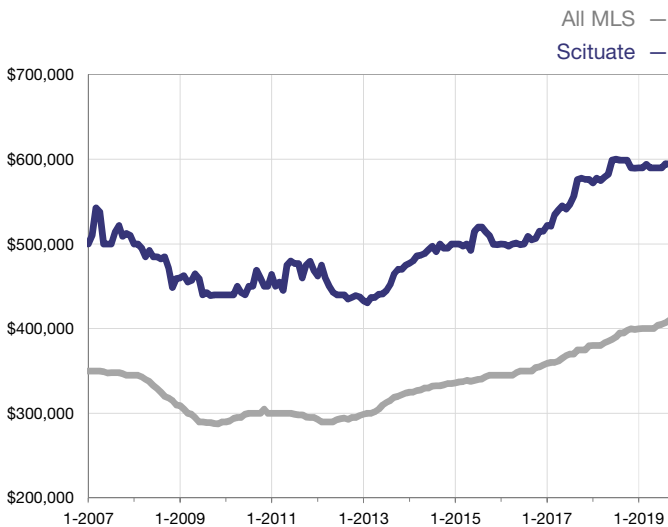
Condominium Properties

Key Metrics	November			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	0	2	--	35	39	+ 11.4%
Closed Sales	3	0	- 100.0%	34	23	- 32.4%
Median Sales Price*	\$500,000	\$0	- 100.0%	\$559,000	\$587,500	+ 5.1%
Inventory of Homes for Sale	10	20	+ 100.0%	--	--	--
Months Supply of Inventory	3.0	7.8	+ 160.0%	--	--	--
Cumulative Days on Market Until Sale	62	0	- 100.0%	83	84	+ 1.2%
Percent of Original List Price Received*	95.7%	0.0%	- 100.0%	97.3%	96.5%	- 0.8%
New Listings	5	3	- 40.0%	51	79	+ 54.9%

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

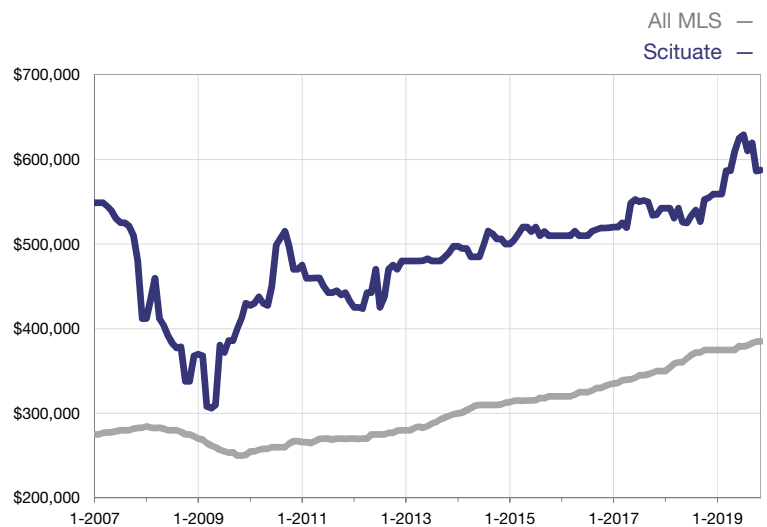
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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