

# Local Market Update – June 2020

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Norwell

### Single-Family Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	23	24	+ 4.3%	96	86	- 10.4%
Closed Sales	26	16	- 38.5%	74	64	- 13.5%
Median Sales Price*	\$727,500	<b>\$763,500</b>	+ 4.9%	\$673,002	<b>\$692,500</b>	+ 2.9%
Inventory of Homes for Sale	62	28	- 54.8%	--	--	--
Months Supply of Inventory	4.6	2.2	- 52.2%	--	--	--
Cumulative Days on Market Until Sale	84	74	- 11.9%	83	77	- 7.2%
Percent of Original List Price Received*	97.4%	<b>93.4%</b>	- 4.1%	96.3%	<b>95.6%</b>	- 0.7%
New Listings	25	25	0.0%	147	111	- 24.5%

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

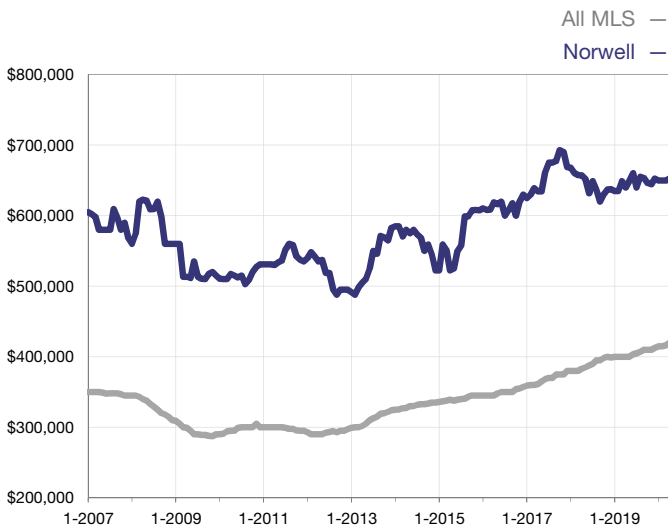
### Condominium Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	4	2	- 50.0%	12	7	- 41.7%
Closed Sales	2	0	- 100.0%	6	3	- 50.0%
Median Sales Price*	\$597,000	<b>\$0</b>	- 100.0%	\$597,000	<b>\$640,000</b>	+ 7.2%
Inventory of Homes for Sale	8	10	+ 25.0%	--	--	--
Months Supply of Inventory	3.7	5.8	+ 56.8%	--	--	--
Cumulative Days on Market Until Sale	338	0	- 100.0%	140	106	- 24.3%
Percent of Original List Price Received*	90.8%	<b>0.0%</b>	- 100.0%	95.5%	<b>99.1%</b>	+ 3.8%
New Listings	2	4	+ 100.0%	14	14	0.0%

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

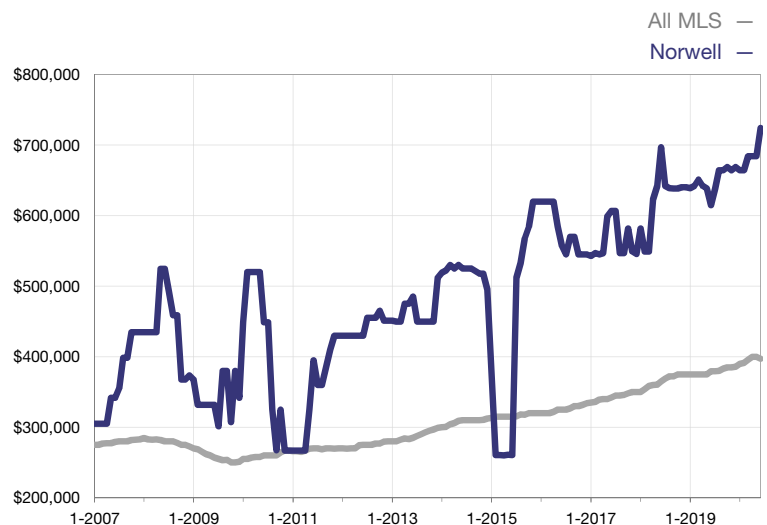
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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