Local Market Update – July 2020

A RESEARCH TOOL PROVIDED BY THE **MASSACHUSETTS ASSOCIATION OF REALTORS®**

East Brookfield

Single-Family Properties

	July			Year to Date		
Key Metrics	**2019**	**2020**	**+ / –**	**2019**	**2020**	**+ / –**
Pending Sales	6	**3**	- 50.0%	19	**21**	+ 10.5%
Closed Sales	2	**3**	+ 50.0%	14	**17**	+ 21.4%
Median Sales Price*	$188,500	**$315,000**	+ 67.1%	$257,250	**$250,000**	- 2.8%
Inventory of Homes for Sale	13	**4**	- 69.2%	--	--	--
Months Supply of Inventory	4.8	**1.3**	- 72.9%	--	--	--
Cumulative Days on Market Until Sale	6	**250**	+ 4,066.7%	84	**70**	- 16.7%
Percent of Original List Price Received*	98.6%	**102.2%**	+ 3.7%	93.1%	**98.1%**	+ 5.4%
New Listings	5	**3**	- 40.0%	29	**24**	- 17.2%

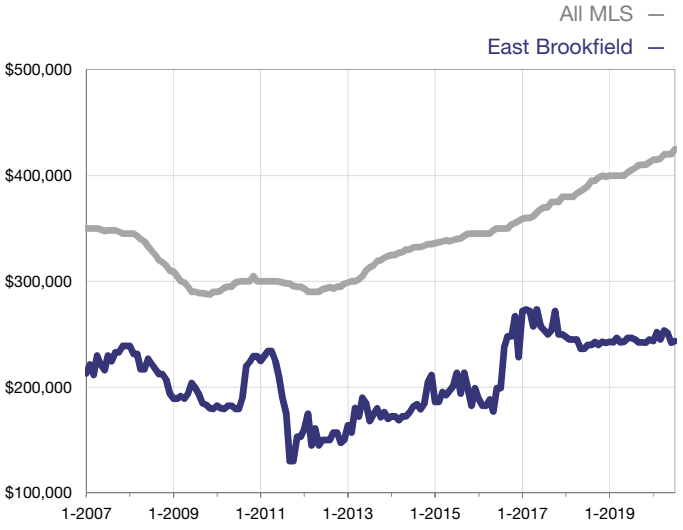
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties

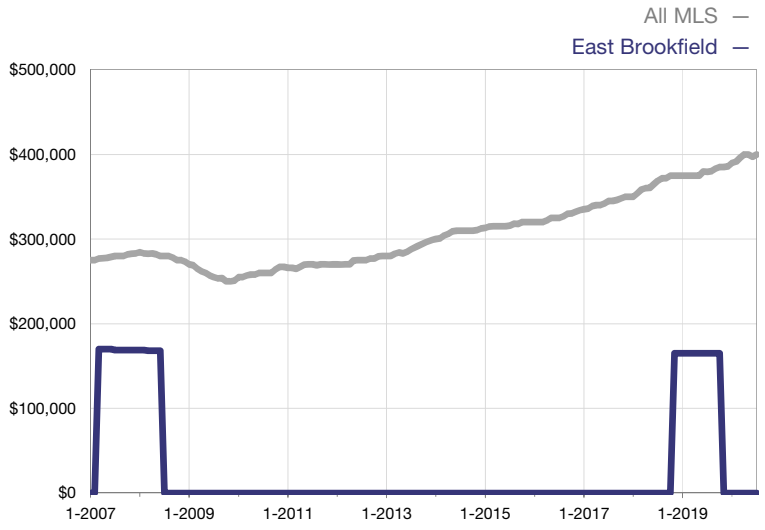
	July			Year to Date		
Key Metrics	**2019**	**2020**	**+ / –**	**2019**	**2020**	**+ / –**
Pending Sales	0	**0**	--	0	**0**	--
Closed Sales	0	**0**	--	0	**0**	--
Median Sales Price*	$0	**$0**	--	$0	**$0**	--
Inventory of Homes for Sale	0	**0**	--	--	--	--
Months Supply of Inventory	0.0	**0.0**	--	--	--	--
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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