

Local Market Update – September 2020

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Walpole

Single-Family Properties

Key Metrics	September			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	18	24	+ 33.3%	197	223	+ 13.2%
Closed Sales	19	25	+ 31.6%	192	196	+ 2.1%
Median Sales Price*	\$517,500	\$580,000	+ 12.1%	\$536,000	\$550,000	+ 2.6%
Inventory of Homes for Sale	40	23	- 42.5%	--	--	--
Months Supply of Inventory	1.9	1.1	- 42.1%	--	--	--
Cumulative Days on Market Until Sale	40	16	- 60.0%	47	33	- 29.8%
Percent of Original List Price Received*	97.7%	101.9%	+ 4.3%	97.3%	100.0%	+ 2.8%
New Listings	34	31	- 8.8%	239	256	+ 7.1%

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

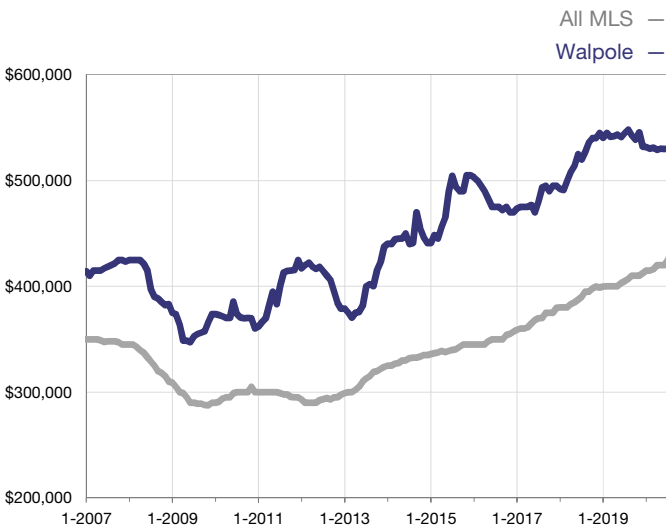
Condominium Properties

Key Metrics	September			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	6	11	+ 83.3%	58	68	+ 17.2%
Closed Sales	8	14	+ 75.0%	59	65	+ 10.2%
Median Sales Price*	\$316,500	\$367,853	+ 16.2%	\$379,900	\$380,000	+ 0.0%
Inventory of Homes for Sale	32	19	- 40.6%	--	--	--
Months Supply of Inventory	4.9	2.9	- 40.8%	--	--	--
Cumulative Days on Market Until Sale	51	43	- 15.7%	41	73	+ 78.0%
Percent of Original List Price Received*	96.4%	99.4%	+ 3.1%	99.9%	98.5%	- 1.4%
New Listings	8	12	+ 50.0%	91	96	+ 5.5%

* 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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