

Local Market Update – October 2020

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

East Bridgewater

Single-Family Properties

| Key Metrics | October | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2019 | 2020 | + / - | 2019 | 2020 | + / - |
| Pending Sales | 18 | 10 | - 44.4% | 155 | 108 | - 30.3% |
| Closed Sales | 20 | 16 | - 20.0% | 135 | 99 | - 26.7% |
| Median Sales Price* | \$395,500 | \$382,500 | - 3.3% | \$369,900 | \$408,000 | + 10.3% |
| Inventory of Homes for Sale | 34 | 6 | - 82.4% | -- | -- | -- |
| Months Supply of Inventory | 2.6 | 0.5 | - 80.8% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 46 | 23 | - 50.0% | 50 | 39 | - 22.0% |
| Percent of Original List Price Received* | 99.8% | 102.9% | + 3.1% | 97.8% | 99.3% | + 1.5% |
| New Listings | 20 | 13 | - 35.0% | 199 | 112 | - 43.7% |

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

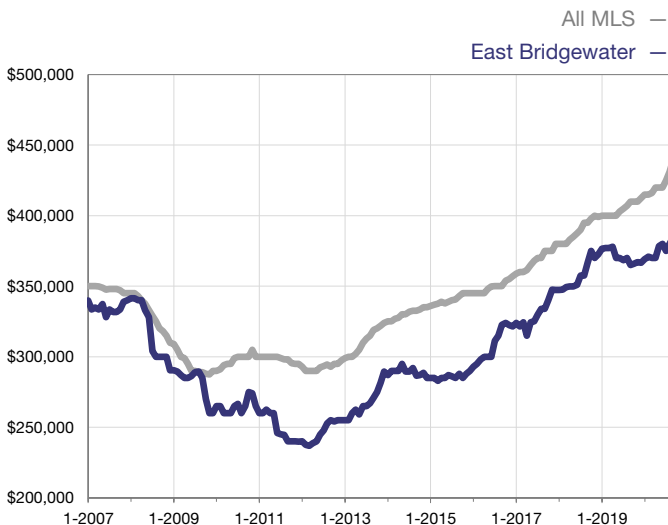
Condominium Properties

| Key Metrics | October | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2019 | 2020 | + / - | 2019 | 2020 | + / - |
| Pending Sales | 1 | 3 | + 200.0% | 23 | 22 | - 4.3% |
| Closed Sales | 3 | 4 | + 33.3% | 28 | 20 | - 28.6% |
| Median Sales Price* | \$225,000 | \$307,450 | + 36.6% | \$237,675 | \$243,500 | + 2.5% |
| Inventory of Homes for Sale | 7 | 1 | - 85.7% | -- | -- | -- |
| Months Supply of Inventory | 2.3 | 0.4 | - 82.6% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 58 | 31 | - 46.6% | 46 | 67 | + 45.7% |
| Percent of Original List Price Received* | 102.9% | 98.9% | - 3.9% | 98.2% | 98.6% | + 0.4% |
| New Listings | 1 | 3 | + 200.0% | 30 | 18 | - 40.0% |

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

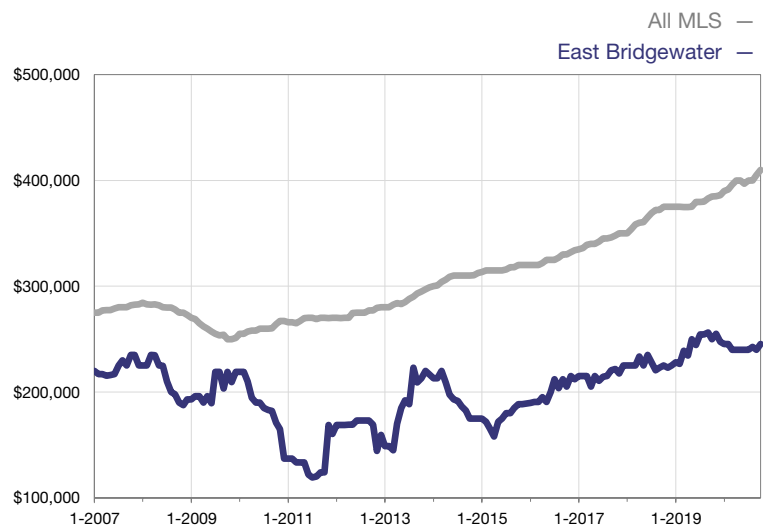
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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