

Local Market Update – October 2020

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Montgomery

Single-Family Properties

Key Metrics	October			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	0	0	--	7	9	+ 28.6%
Closed Sales	1	2	+ 100.0%	7	8	+ 14.3%
Median Sales Price*	\$382,000	\$281,250	- 26.4%	\$300,000	\$279,750	- 6.8%
Inventory of Homes for Sale	6	0	- 100.0%	--	--	--
Months Supply of Inventory	5.1	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	81	12	- 85.2%	136	155	+ 14.0%
Percent of Original List Price Received*	86.8%	100.5%	+ 15.8%	89.7%	85.9%	- 4.2%
New Listings	4	0	- 100.0%	13	7	- 46.2%

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

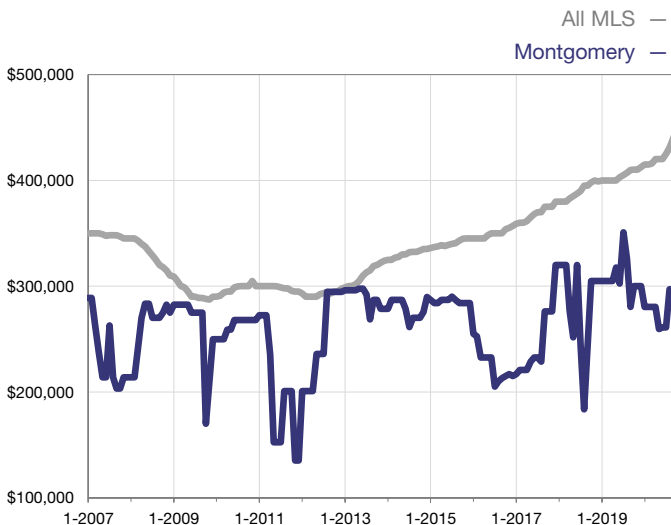
Condominium Properties

Key Metrics	October			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	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.

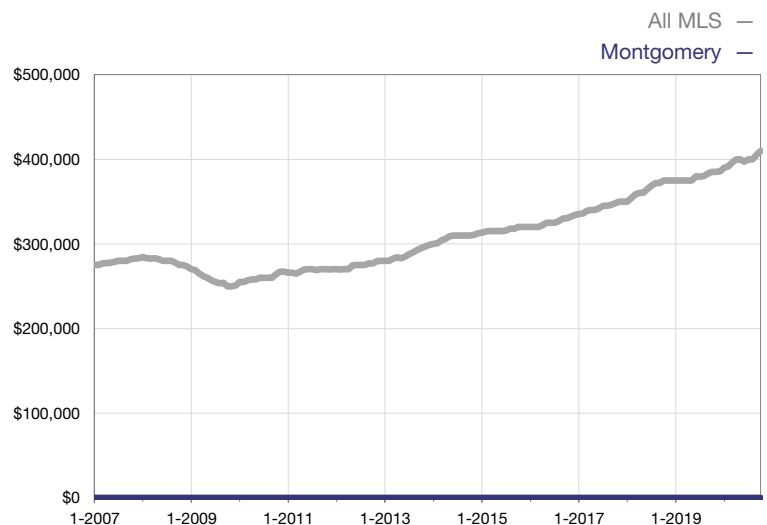
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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