

Local Market Update – November 2020

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Wrentham

Single-Family Properties

Key Metrics	November			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	7	20	+ 185.7%	156	144	- 7.7%
Closed Sales	9	17	+ 88.9%	154	130	- 15.6%
Median Sales Price*	\$500,000	\$675,000	+ 35.0%	\$530,000	\$585,000	+ 10.4%
Inventory of Homes for Sale	33	13	- 60.6%	--	--	--
Months Supply of Inventory	2.4	1.1	- 54.2%	--	--	--
Cumulative Days on Market Until Sale	51	35	- 31.4%	72	44	- 38.9%
Percent of Original List Price Received*	95.9%	100.8%	+ 5.1%	97.3%	98.8%	+ 1.5%
New Listings	8	20	+ 150.0%	203	165	- 18.7%

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

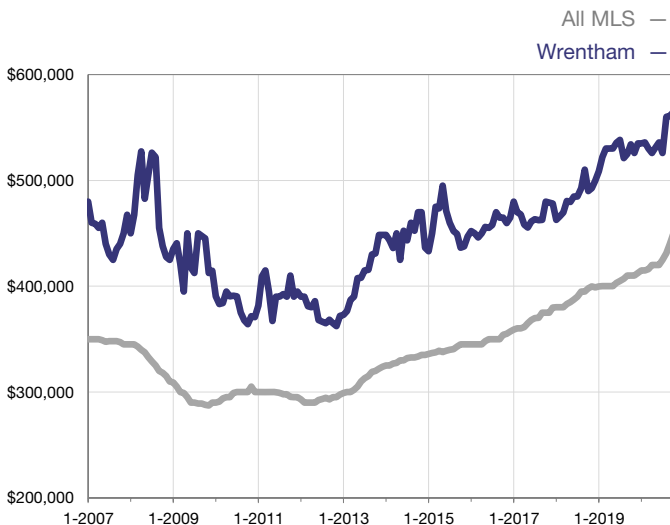
Condominium Properties

Key Metrics	November			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	0	5	--	9	18	+ 100.0%
Closed Sales	0	0	--	10	10	0.0%
Median Sales Price*	\$0	\$0	--	\$224,950	\$283,000	+ 25.8%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	0.0	1.2	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	41	30	- 26.8%
Percent of Original List Price Received*	0.0%	0.0%	--	96.6%	100.5%	+ 4.0%
New Listings	0	3	--	12	21	+ 75.0%

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

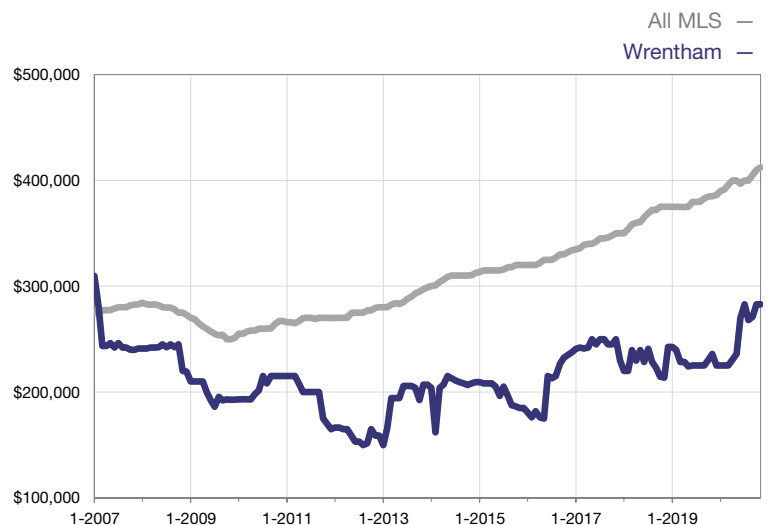
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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