

# Local Market Update – April 2018

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Barnstable County

### Single-Family Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	467	<b>510</b>	+ 9.2%	1,639	<b>1,513</b>	- 7.7%
Closed Sales	403	<b>389</b>	- 3.5%	1,349	<b>1,255</b>	- 7.0%
Median Sales Price*	\$382,250	<b>\$399,000</b>	+ 4.4%	\$378,500	<b>\$400,000</b>	+ 5.7%
Inventory of Homes for Sale	2,546	<b>1,949</b>	- 23.4%	--	--	--
Months Supply of Inventory	5.8	<b>4.8</b>	- 17.2%	--	--	--
Cumulative Days on Market Until Sale	137	<b>107</b>	- 21.9%	143	<b>119</b>	- 16.8%
Percent of Original List Price Received*	94.4%	<b>95.8%</b>	+ 1.5%	93.4%	<b>94.4%</b>	+ 1.1%
New Listings	706	<b>709</b>	+ 0.4%	2,292	<b>2,097</b>	- 8.5%

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

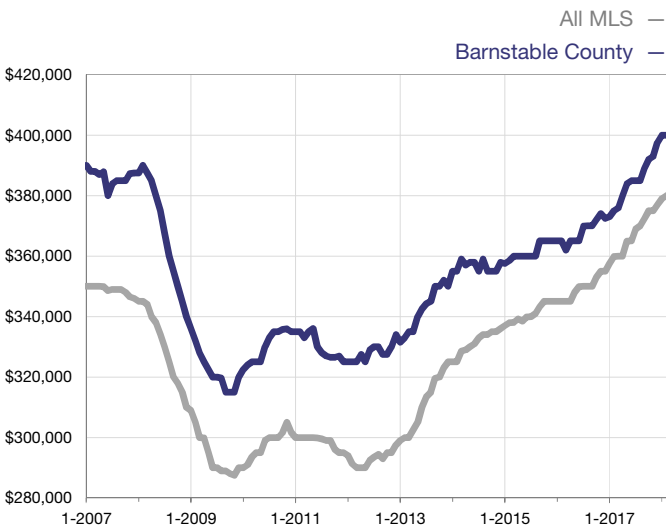
### Condominium Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	100	<b>112</b>	+ 12.0%	355	<b>372</b>	+ 4.8%
Closed Sales	93	<b>113</b>	+ 21.5%	292	<b>316</b>	+ 8.2%
Median Sales Price*	\$260,000	<b>\$299,900</b>	+ 15.3%	\$248,250	<b>\$283,000</b>	+ 14.0%
Inventory of Homes for Sale	562	<b>458</b>	- 18.5%	--	--	--
Months Supply of Inventory	5.8	<b>4.5</b>	- 22.4%	--	--	--
Cumulative Days on Market Until Sale	166	<b>117</b>	- 29.5%	154	<b>119</b>	- 22.7%
Percent of Original List Price Received*	94.8%	<b>95.5%</b>	+ 0.7%	94.8%	<b>95.0%</b>	+ 0.2%
New Listings	128	<b>163</b>	+ 27.3%	467	<b>518</b>	+ 10.9%

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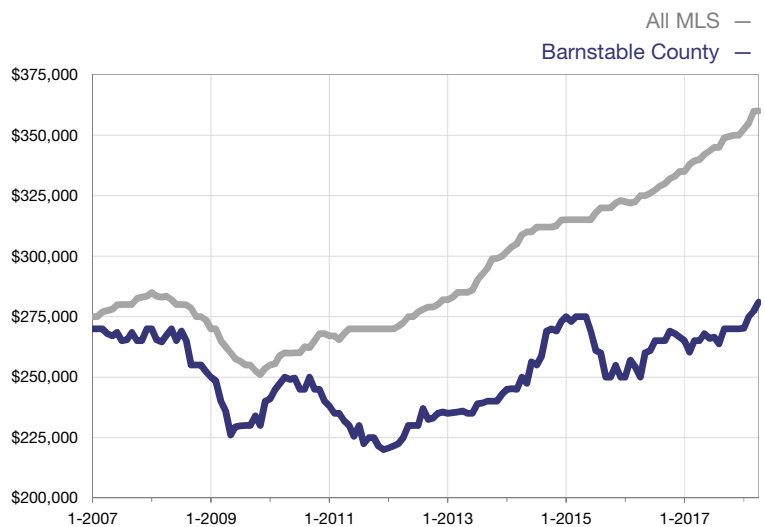
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – April 2018

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## Berkshire County

### Single-Family Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	117	<b>118</b>	+ 0.9%	423	<b>372</b>	- 12.1%
Closed Sales	92	<b>86</b>	- 6.5%	340	<b>296</b>	- 12.9%
Median Sales Price*	\$218,750	<b>\$176,250</b>	- 19.4%	\$192,600	<b>\$195,000</b>	+ 1.2%
Inventory of Homes for Sale	1,007	<b>761</b>	- 24.4%	--	--	--
Months Supply of Inventory	8.8	<b>6.6</b>	- 25.0%	--	--	--
Cumulative Days on Market Until Sale	161	<b>151</b>	- 6.2%	140	<b>144</b>	+ 2.9%
Percent of Original List Price Received*	88.5%	<b>90.6%</b>	+ 2.4%	88.5%	<b>89.8%</b>	+ 1.5%
New Listings	247	<b>192</b>	- 22.3%	673	<b>560</b>	- 16.8%

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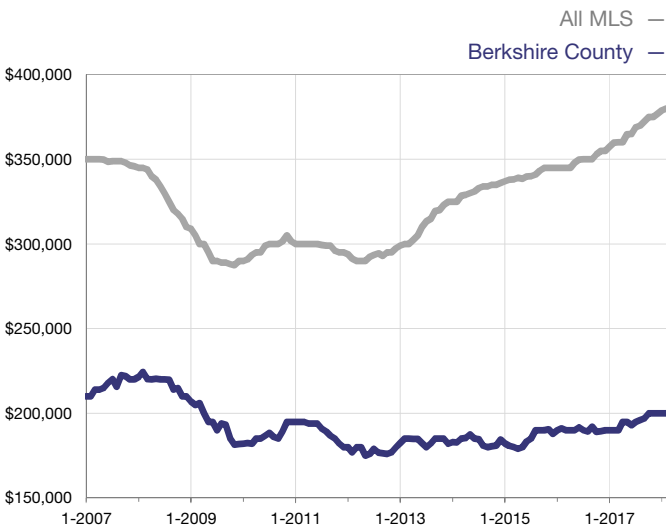
### Condominium Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	13	<b>12</b>	- 7.7%	41	<b>37</b>	- 9.8%
Closed Sales	12	<b>9</b>	- 25.0%	29	<b>33</b>	+ 13.8%
Median Sales Price*	\$191,000	<b>\$215,000</b>	+ 12.6%	\$193,900	<b>\$225,900</b>	+ 16.5%
Inventory of Homes for Sale	198	<b>152</b>	- 23.2%	--	--	--
Months Supply of Inventory	20.3	<b>13.3</b>	- 34.5%	--	--	--
Cumulative Days on Market Until Sale	156	<b>221</b>	+ 41.7%	169	<b>219</b>	+ 29.6%
Percent of Original List Price Received*	91.1%	<b>93.6%</b>	+ 2.7%	91.0%	<b>91.8%</b>	+ 0.9%
New Listings	39	<b>26</b>	- 33.3%	84	<b>66</b>	- 21.4%

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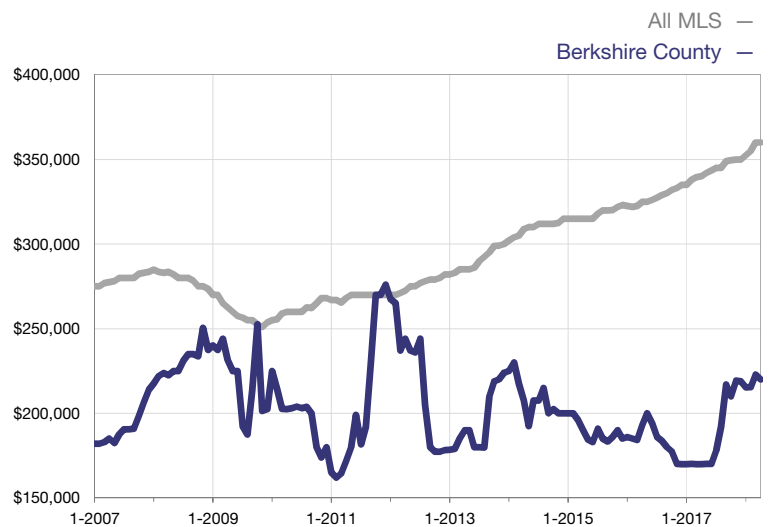
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – April 2018

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## Bristol County

### Single-Family Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	427	<b>514</b>	+ 20.4%	1,458	<b>1,526</b>	+ 4.7%
Closed Sales	345	<b>332</b>	- 3.8%	1,175	<b>1,157</b>	- 1.5%
Median Sales Price*	\$290,000	<b>\$310,000</b>	+ 6.9%	\$280,000	<b>\$294,900</b>	+ 5.3%
Inventory of Homes for Sale	1,243	<b>919</b>	- 26.1%	--	--	--
Months Supply of Inventory	3.1	<b>2.3</b>	- 25.8%	--	--	--
Cumulative Days on Market Until Sale	78	<b>68</b>	- 12.8%	78	<b>75</b>	- 3.8%
Percent of Original List Price Received*	96.3%	<b>96.5%</b>	+ 0.2%	96.3%	<b>96.3%</b>	0.0%
New Listings	613	<b>607</b>	- 1.0%	1,895	<b>1,805</b>	- 4.7%

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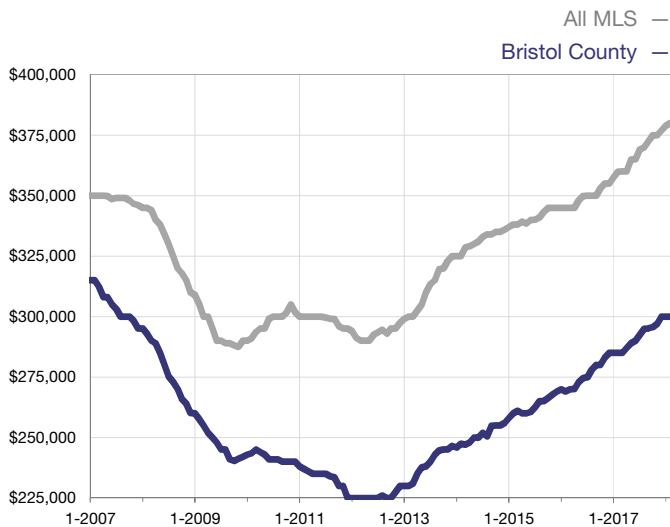
### Condominium Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	78	<b>102</b>	+ 30.8%	283	<b>279</b>	- 1.4%
Closed Sales	70	<b>71</b>	+ 1.4%	235	<b>207</b>	- 11.9%
Median Sales Price*	\$184,075	<b>\$215,000</b>	+ 16.8%	\$194,900	<b>\$210,000</b>	+ 7.7%
Inventory of Homes for Sale	161	<b>109</b>	- 32.3%	--	--	--
Months Supply of Inventory	2.2	<b>1.6</b>	- 27.3%	--	--	--
Cumulative Days on Market Until Sale	61	<b>56</b>	- 8.2%	70	<b>63</b>	- 10.0%
Percent of Original List Price Received*	96.3%	<b>97.2%</b>	+ 0.9%	96.9%	<b>96.5%</b>	- 0.4%
New Listings	79	<b>107</b>	+ 35.4%	318	<b>308</b>	- 3.1%

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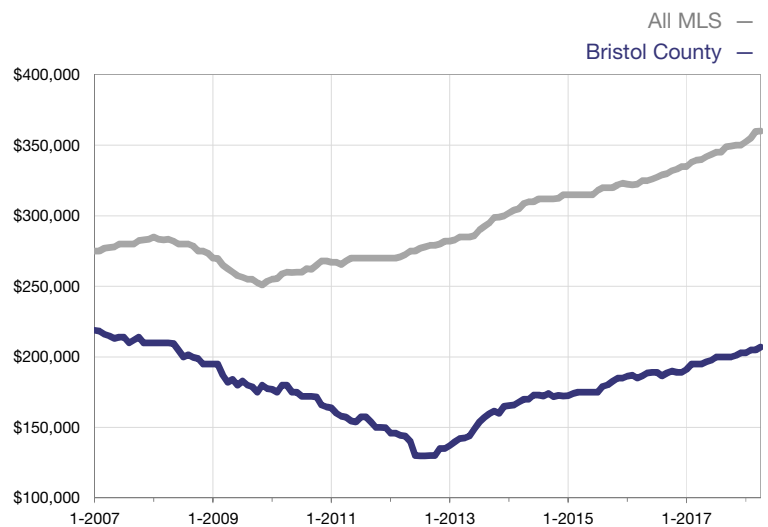
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – April 2018

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## Dukes County

### Single-Family Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	18	16	- 11.1%	58	53	- 8.6%
Closed Sales	21	12	- 42.9%	54	45	- 16.7%
Median Sales Price*	\$760,500	<b>\$872,000</b>	+ 14.7%	\$736,250	<b>\$865,000</b>	+ 17.5%
Inventory of Homes for Sale	164	155	- 5.5%	--	--	--
Months Supply of Inventory	11.0	10.4	- 5.5%	--	--	--
Cumulative Days on Market Until Sale	182	49	- 73.1%	172	107	- 37.8%
Percent of Original List Price Received*	94.7%	92.7%	- 2.1%	92.0%	92.5%	+ 0.5%
New Listings	33	38	+ 15.2%	114	120	+ 5.3%

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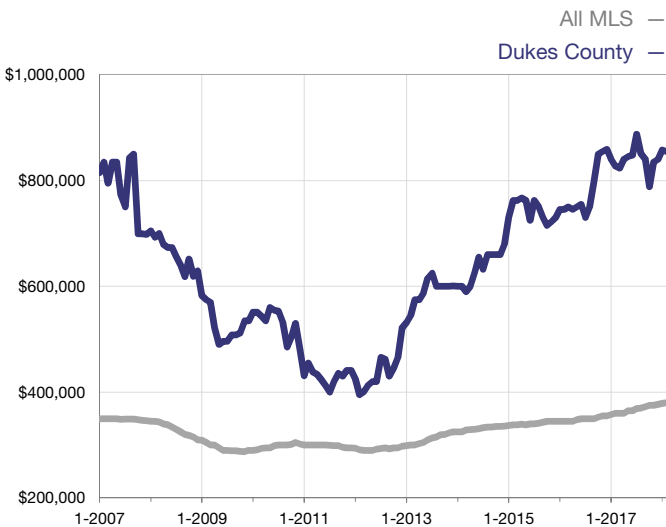
### Condominium Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	0	2	--	3	3	0.0%
Closed Sales	1	0	- 100.0%	4	2	- 50.0%
Median Sales Price*	\$89,900	<b>\$0</b>	- 100.0%	\$547,500	<b>\$670,000</b>	+ 22.4%
Inventory of Homes for Sale	12	11	- 8.3%	--	--	--
Months Supply of Inventory	8.0	7.7	- 3.8%	--	--	--
Cumulative Days on Market Until Sale	26	0	- 100.0%	122	31	- 74.6%
Percent of Original List Price Received*	100.0%	0.0%	- 100.0%	90.2%	96.0%	+ 6.4%
New Listings	0	3	--	3	8	+ 166.7%

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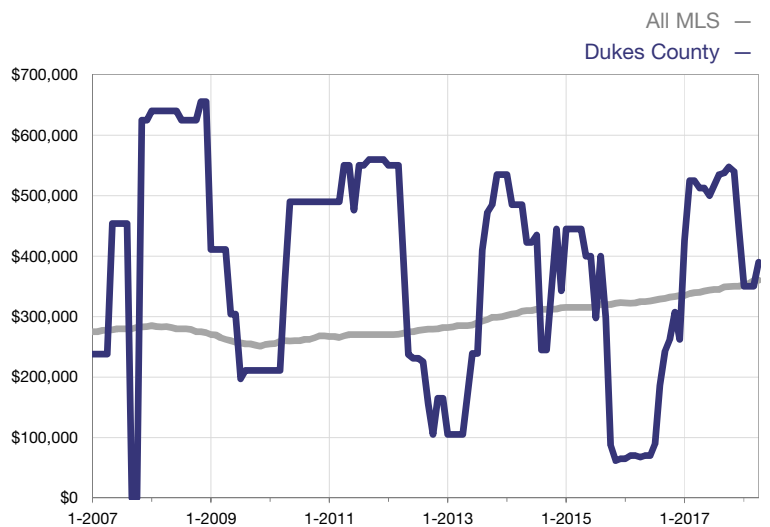
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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## Essex County

### Single-Family Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	542	<b>618</b>	+ 14.0%	1,765	<b>1,791</b>	+ 1.5%
Closed Sales	393	<b>406</b>	+ 3.3%	1,457	<b>1,425</b>	- 2.2%
Median Sales Price*	\$405,000	<b>\$448,750</b>	+ 10.8%	\$400,000	<b>\$430,000</b>	+ 7.5%
Inventory of Homes for Sale	1,175	<b>874</b>	- 25.6%	--	--	--
Months Supply of Inventory	2.2	<b>1.7</b>	- 22.7%	--	--	--
Cumulative Days on Market Until Sale	59	<b>55</b>	- 6.8%	67	<b>66</b>	- 1.5%
Percent of Original List Price Received*	98.5%	<b>99.8%</b>	+ 1.3%	97.1%	<b>97.8%</b>	+ 0.7%
New Listings	770	<b>837</b>	+ 8.7%	2,315	<b>2,204</b>	- 4.8%

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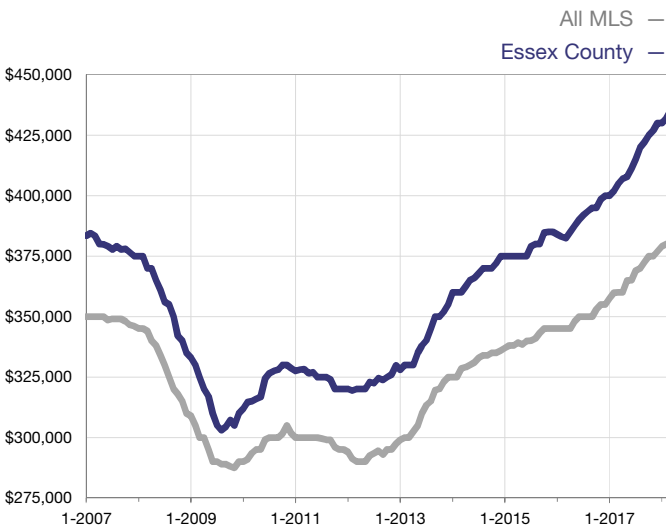
### Condominium Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	276	<b>279</b>	+ 1.1%	919	<b>941</b>	+ 2.4%
Closed Sales	205	<b>216</b>	+ 5.4%	770	<b>731</b>	- 5.1%
Median Sales Price*	\$280,000	<b>\$265,000</b>	- 5.4%	\$275,000	<b>\$275,000</b>	0.0%
Inventory of Homes for Sale	478	<b>362</b>	- 24.3%	--	--	--
Months Supply of Inventory	2.0	<b>1.5</b>	- 25.0%	--	--	--
Cumulative Days on Market Until Sale	61	<b>45</b>	- 26.2%	66	<b>53</b>	- 19.7%
Percent of Original List Price Received*	98.8%	<b>99.3%</b>	+ 0.5%	98.0%	<b>98.9%</b>	+ 0.9%
New Listings	333	<b>380</b>	+ 14.1%	1,122	<b>1,113</b>	- 0.8%

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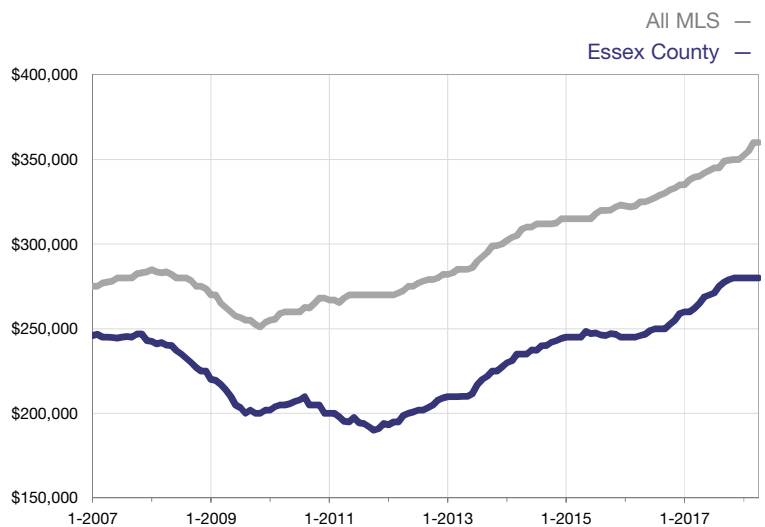
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – April 2018

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## Franklin County

### Single-Family Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	57	<b>64</b>	+ 12.3%	174	<b>167</b>	- 4.0%
Closed Sales	34	<b>30</b>	- 11.8%	134	<b>142</b>	+ 6.0%
Median Sales Price*	\$171,500	<b>\$188,150</b>	+ 9.7%	\$173,950	<b>\$189,900</b>	+ 9.2%
Inventory of Homes for Sale	273	<b>159</b>	- 41.8%	--	--	--
Months Supply of Inventory	5.2	<b>2.9</b>	- 44.2%	--	--	--
Cumulative Days on Market Until Sale	114	<b>109</b>	- 4.4%	132	<b>131</b>	- 0.8%
Percent of Original List Price Received*	89.7%	<b>94.9%</b>	+ 5.8%	91.7%	<b>94.1%</b>	+ 2.6%
New Listings	103	<b>79</b>	- 23.3%	255	<b>195</b>	- 23.5%

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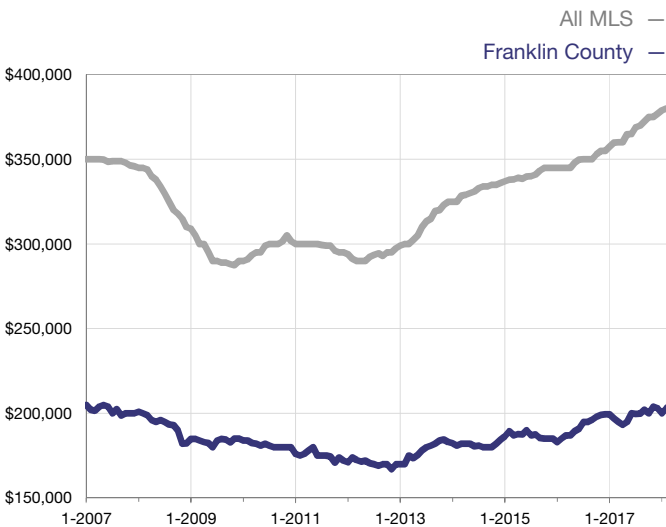
### Condominium Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	3	<b>3</b>	0.0%	10	<b>7</b>	- 30.0%
Closed Sales	2	<b>0</b>	- 100.0%	8	<b>2</b>	- 75.0%
Median Sales Price*	\$131,500	<b>\$0</b>	- 100.0%	\$190,000	<b>\$130,500</b>	- 31.3%
Inventory of Homes for Sale	28	<b>11</b>	- 60.7%	--	--	--
Months Supply of Inventory	6.7	<b>2.5</b>	- 62.7%	--	--	--
Cumulative Days on Market Until Sale	57	<b>0</b>	- 100.0%	251	<b>68</b>	- 72.9%
Percent of Original List Price Received*	99.5%	<b>0.0%</b>	- 100.0%	90.6%	<b>97.5%</b>	+ 7.6%
New Listings	13	<b>4</b>	- 69.2%	23	<b>8</b>	- 65.2%

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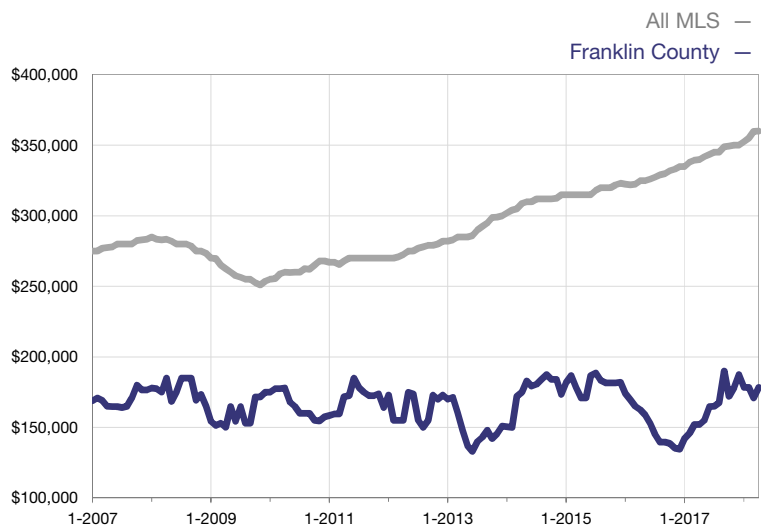
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – April 2018

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## Hampden County

### Single-Family Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	389	<b>478</b>	+ 22.9%	1,303	<b>1,388</b>	+ 6.5%
Closed Sales	308	<b>279</b>	- 9.4%	1,017	<b>1,034</b>	+ 1.7%
Median Sales Price*	\$177,500	<b>\$205,000</b>	+ 15.5%	\$175,000	<b>\$189,900</b>	+ 8.5%
Inventory of Homes for Sale	1,106	<b>753</b>	- 31.9%	--	--	--
Months Supply of Inventory	3.3	<b>2.2</b>	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	81	<b>65</b>	- 19.8%	89	<b>74</b>	- 16.9%
Percent of Original List Price Received*	95.9%	<b>96.7%</b>	+ 0.8%	94.8%	<b>95.6%</b>	+ 0.8%
New Listings	560	<b>567</b>	+ 1.3%	1,675	<b>1,628</b>	- 2.8%

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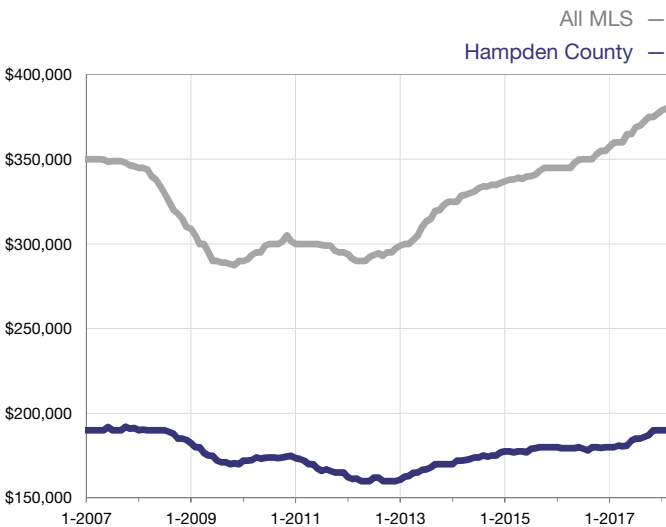
### Condominium Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	44	<b>60</b>	+ 36.4%	154	<b>182</b>	+ 18.2%
Closed Sales	24	<b>37</b>	+ 54.2%	132	<b>138</b>	+ 4.5%
Median Sales Price*	\$124,015	<b>\$157,000</b>	+ 26.6%	\$133,250	<b>\$130,000</b>	- 2.4%
Inventory of Homes for Sale	188	<b>136</b>	- 27.7%	--	--	--
Months Supply of Inventory	4.4	<b>3.1</b>	- 29.5%	--	--	--
Cumulative Days on Market Until Sale	109	<b>98</b>	- 10.1%	124	<b>95</b>	- 23.4%
Percent of Original List Price Received*	93.6%	<b>96.3%</b>	+ 2.9%	93.7%	<b>96.0%</b>	+ 2.5%
New Listings	64	<b>77</b>	+ 20.3%	221	<b>212</b>	- 4.1%

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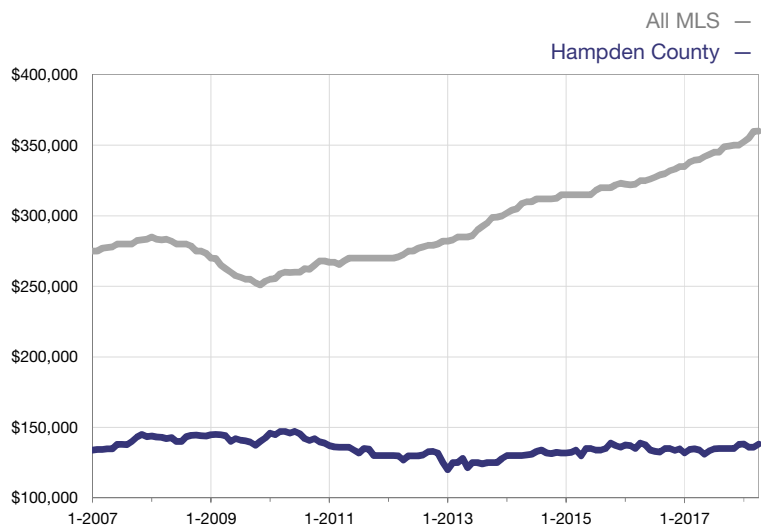
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – April 2018

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## Hampshire County

### Single-Family Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	136	<b>141</b>	+ 3.7%	376	<b>401</b>	+ 6.6%
Closed Sales	75	<b>72</b>	- 4.0%	282	<b>287</b>	+ 1.8%
Median Sales Price*	\$280,000	<b>\$261,500</b>	- 6.6%	\$257,000	<b>\$256,324</b>	- 0.3%
Inventory of Homes for Sale	450	<b>354</b>	- 21.3%	--	--	--
Months Supply of Inventory	4.1	<b>3.4</b>	- 17.1%	--	--	--
Cumulative Days on Market Until Sale	146	<b>107</b>	- 26.7%	124	<b>106</b>	- 14.5%
Percent of Original List Price Received*	94.3%	<b>94.9%</b>	+ 0.6%	93.4%	<b>93.9%</b>	+ 0.5%
New Listings	204	<b>195</b>	- 4.4%	561	<b>537</b>	- 4.3%

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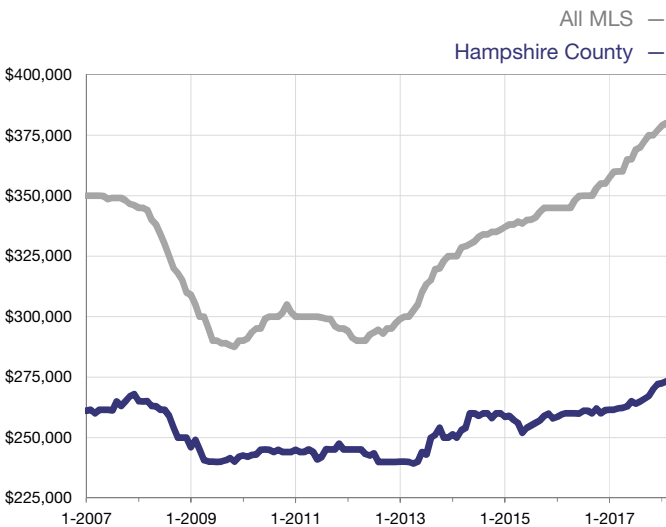
### Condominium Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	28	<b>46</b>	+ 64.3%	82	<b>104</b>	+ 26.8%
Closed Sales	18	<b>13</b>	- 27.8%	71	<b>60</b>	- 15.5%
Median Sales Price*	\$178,000	<b>\$162,100</b>	- 8.9%	\$194,000	<b>\$192,500</b>	- 0.8%
Inventory of Homes for Sale	107	<b>59</b>	- 44.9%	--	--	--
Months Supply of Inventory	4.3	<b>2.2</b>	- 48.8%	--	--	--
Cumulative Days on Market Until Sale	161	<b>34</b>	- 78.9%	156	<b>106</b>	- 32.1%
Percent of Original List Price Received*	97.1%	<b>98.5%</b>	+ 1.4%	96.7%	<b>97.3%</b>	+ 0.6%
New Listings	49	<b>35</b>	- 28.6%	120	<b>105</b>	- 12.5%

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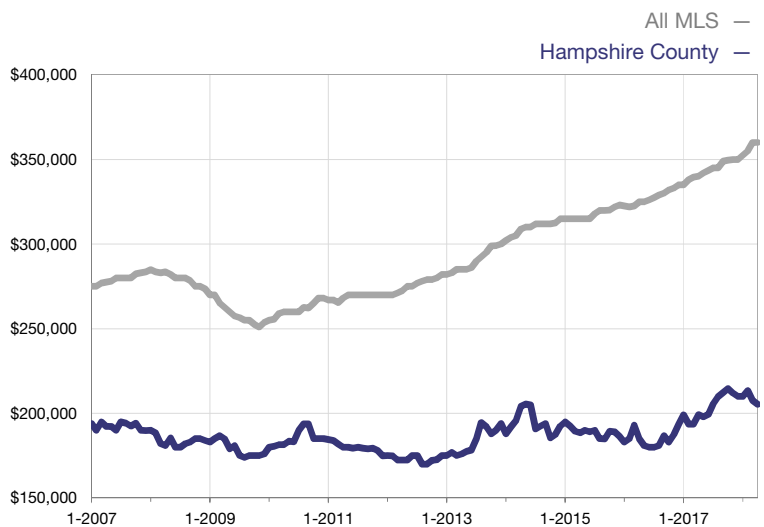
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – April 2018

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Middlesex County

### Single-Family Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	1,066	<b>1,187</b>	+ 11.4%	3,304	<b>3,395</b>	+ 2.8%
Closed Sales	647	<b>701</b>	+ 8.3%	2,353	<b>2,318</b>	- 1.5%
Median Sales Price*	\$531,500	<b>\$554,000</b>	+ 4.2%	\$499,000	<b>\$536,555</b>	+ 7.5%
Inventory of Homes for Sale	1,893	<b>1,465</b>	- 22.6%	--	--	--
Months Supply of Inventory	2.0	<b>1.6</b>	- 20.0%	--	--	--
Cumulative Days on Market Until Sale	57	<b>50</b>	- 12.3%	69	<b>54</b>	- 21.7%
Percent of Original List Price Received*	100.3%	<b>100.9%</b>	+ 0.6%	98.3%	<b>99.3%</b>	+ 1.0%
New Listings	1,484	<b>1,607</b>	+ 8.3%	4,331	<b>4,228</b>	- 2.4%

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

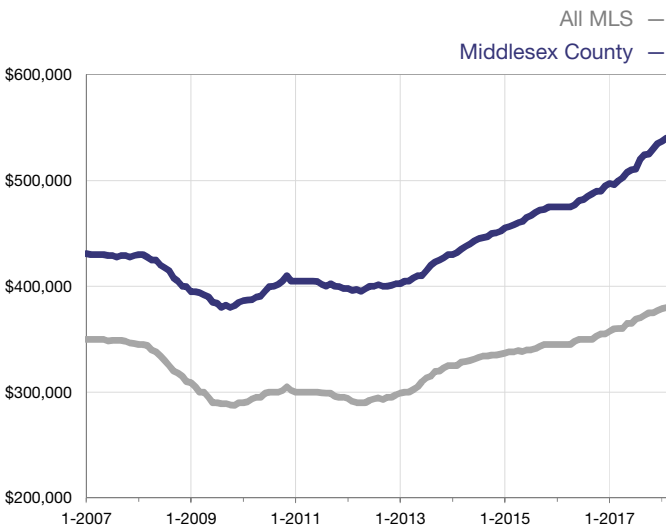
### Condominium Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	552	<b>611</b>	+ 10.7%	1,867	<b>1,861</b>	- 0.3%
Closed Sales	381	<b>455</b>	+ 19.4%	1,422	<b>1,402</b>	- 1.4%
Median Sales Price*	\$417,500	<b>\$474,500</b>	+ 13.7%	\$415,000	<b>\$464,000</b>	+ 11.8%
Inventory of Homes for Sale	701	<b>550</b>	- 21.5%	--	--	--
Months Supply of Inventory	1.3	<b>1.1</b>	- 15.4%	--	--	--
Cumulative Days on Market Until Sale	39	<b>34</b>	- 12.8%	47	<b>44</b>	- 6.4%
Percent of Original List Price Received*	101.3%	<b>102.3%</b>	+ 1.0%	100.1%	<b>100.9%</b>	+ 0.8%
New Listings	686	<b>766</b>	+ 11.7%	2,238	<b>2,182</b>	- 2.5%

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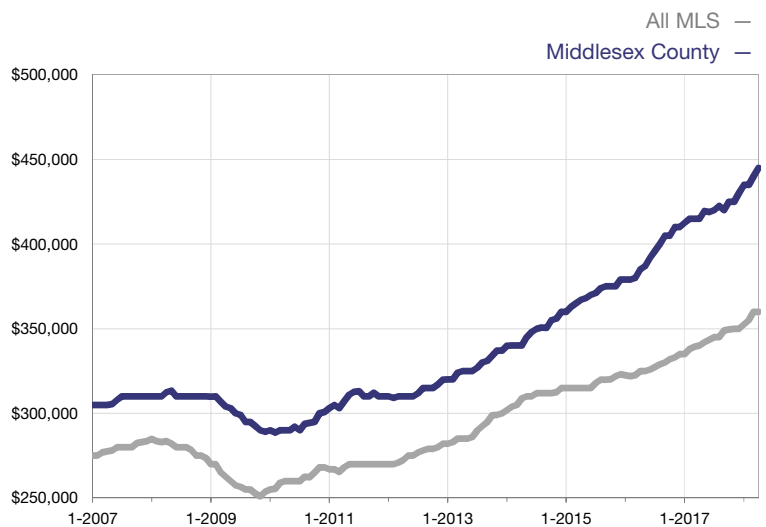
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – April 2018

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## Nantucket County

### Single-Family Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	3	1	- 66.7%	6	6	0.0%
Closed Sales	2	1	- 50.0%	6	12	+ 100.0%
Median Sales Price*	\$1,754,750	<b>\$2,873,000</b>	+ 63.7%	\$1,572,500	<b>\$1,548,000</b>	- 1.6%
Inventory of Homes for Sale	41	50	+ 22.0%	--	--	--
Months Supply of Inventory	18.8	10.5	- 44.1%	--	--	--
Cumulative Days on Market Until Sale	322	65	- 79.8%	187	98	- 47.6%
Percent of Original List Price Received*	81.2%	95.9%	+ 18.1%	85.8%	90.2%	+ 5.1%
New Listings	12	12	0.0%	29	37	+ 27.6%

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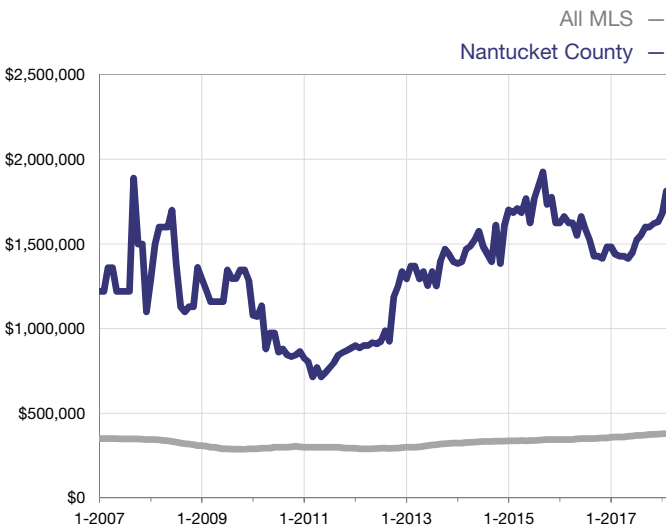
### Condominium Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	0	1	--	1	2	+ 100.0%
Closed Sales	1	1	0.0%	1	1	0.0%
Median Sales Price*	\$380,000	<b>\$680,000</b>	+ 78.9%	\$380,000	<b>\$680,000</b>	+ 78.9%
Inventory of Homes for Sale	0	5	--	--	--	--
Months Supply of Inventory	0.0	4.0	--	--	--	--
Cumulative Days on Market Until Sale	3	5	+ 66.7%	3	5	+ 66.7%
Percent of Original List Price Received*	108.0%	100.7%	- 6.8%	108.0%	100.7%	- 6.8%
New Listings	0	2	--	1	6	+ 500.0%

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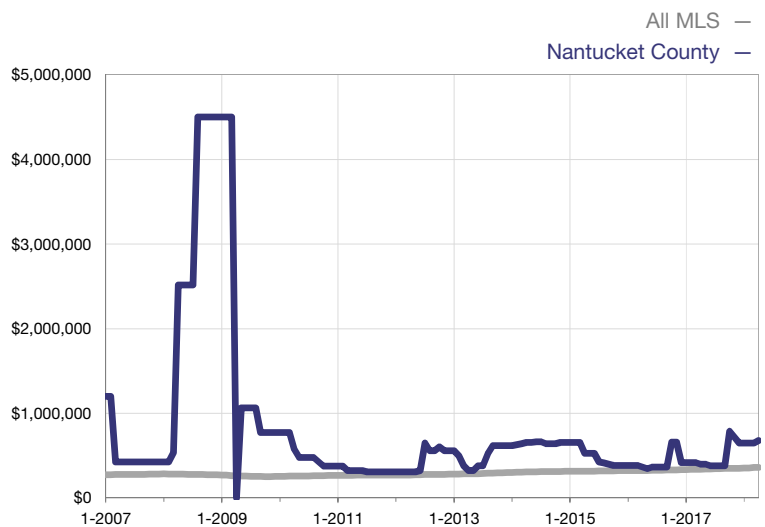
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – April 2018

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Norfolk County

### Single-Family Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	649	<b>724</b>	+ 11.6%	2,044	<b>2,055</b>	+ 0.5%
Closed Sales	405	<b>417</b>	+ 3.0%	1,502	<b>1,384</b>	- 7.9%
Median Sales Price*	\$490,000	<b>\$520,000</b>	+ 6.1%	\$461,000	<b>\$484,750</b>	+ 5.2%
Inventory of Homes for Sale	1,265	<b>1,005</b>	- 20.6%	--	--	--
Months Supply of Inventory	2.4	<b>1.9</b>	- 20.8%	--	--	--
Cumulative Days on Market Until Sale	72	<b>52</b>	- 27.8%	79	<b>60</b>	- 24.1%
Percent of Original List Price Received*	98.2%	<b>99.9%</b>	+ 1.7%	96.9%	<b>98.2%</b>	+ 1.3%
New Listings	879	<b>984</b>	+ 11.9%	2,655	<b>2,629</b>	- 1.0%

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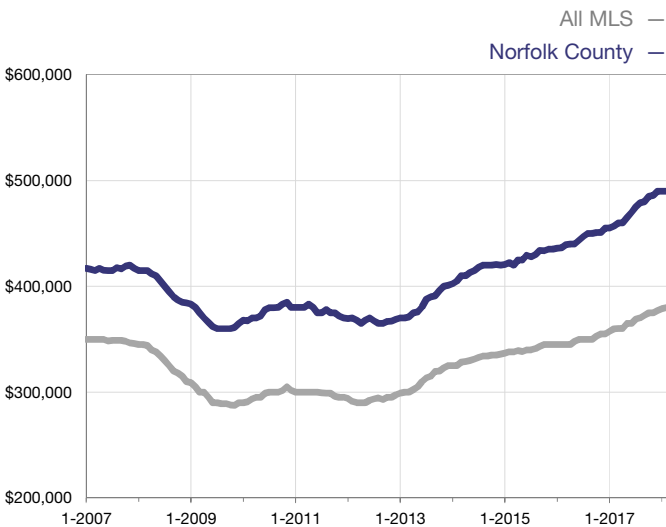
### Condominium Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	252	<b>290</b>	+ 15.1%	840	<b>818</b>	- 2.6%
Closed Sales	145	<b>165</b>	+ 13.8%	565	<b>558</b>	- 1.2%
Median Sales Price*	\$380,000	<b>\$350,000</b>	- 7.9%	\$325,000	<b>\$350,500</b>	+ 7.8%
Inventory of Homes for Sale	369	<b>311</b>	- 15.7%	--	--	--
Months Supply of Inventory	1.9	<b>1.5</b>	- 21.1%	--	--	--
Cumulative Days on Market Until Sale	43	<b>37</b>	- 14.0%	53	<b>48</b>	- 9.4%
Percent of Original List Price Received*	99.4%	<b>101.0%</b>	+ 1.6%	98.9%	<b>99.4%</b>	+ 0.5%
New Listings	295	<b>367</b>	+ 24.4%	1,026	<b>1,000</b>	- 2.5%

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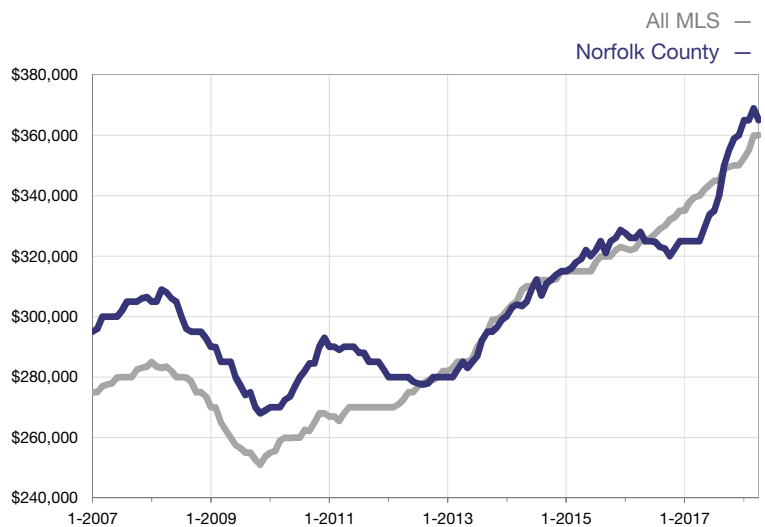
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – April 2018

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Plymouth County

### Single-Family Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	569	<b>636</b>	+ 11.8%	1,857	<b>1,962</b>	+ 5.7%
Closed Sales	410	<b>407</b>	- 0.7%	1,493	<b>1,449</b>	- 2.9%
Median Sales Price*	\$350,000	<b>\$387,000</b>	+ 10.6%	\$330,000	<b>\$369,900</b>	+ 12.1%
Inventory of Homes for Sale	1,678	<b>1,175</b>	- 30.0%	--	--	--
Months Supply of Inventory	3.2	<b>2.3</b>	- 28.1%	--	--	--
Cumulative Days on Market Until Sale	81	<b>69</b>	- 14.8%	85	<b>76</b>	- 10.6%
Percent of Original List Price Received*	97.5%	<b>98.2%</b>	+ 0.7%	96.8%	<b>96.8%</b>	0.0%
New Listings	828	<b>906</b>	+ 9.4%	2,603	<b>2,437</b>	- 6.4%

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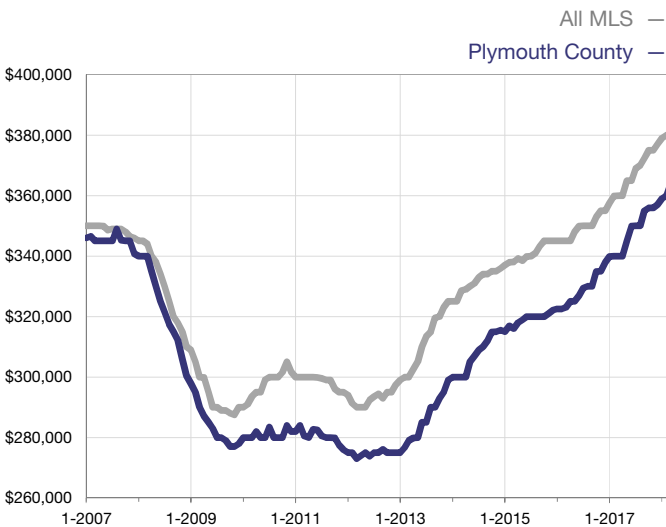
### Condominium Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	107	<b>123</b>	+ 15.0%	393	<b>399</b>	+ 1.5%
Closed Sales	73	<b>77</b>	+ 5.5%	269	<b>285</b>	+ 5.9%
Median Sales Price*	\$275,000	<b>\$270,000</b>	- 1.8%	\$250,000	<b>\$279,900</b>	+ 12.0%
Inventory of Homes for Sale	319	<b>259</b>	- 18.8%	--	--	--
Months Supply of Inventory	3.7	<b>2.5</b>	- 32.4%	--	--	--
Cumulative Days on Market Until Sale	98	<b>86</b>	- 12.2%	86	<b>65</b>	- 24.4%
Percent of Original List Price Received*	98.1%	<b>99.6%</b>	+ 1.5%	97.4%	<b>99.2%</b>	+ 1.8%
New Listings	125	<b>173</b>	+ 38.4%	524	<b>515</b>	- 1.7%

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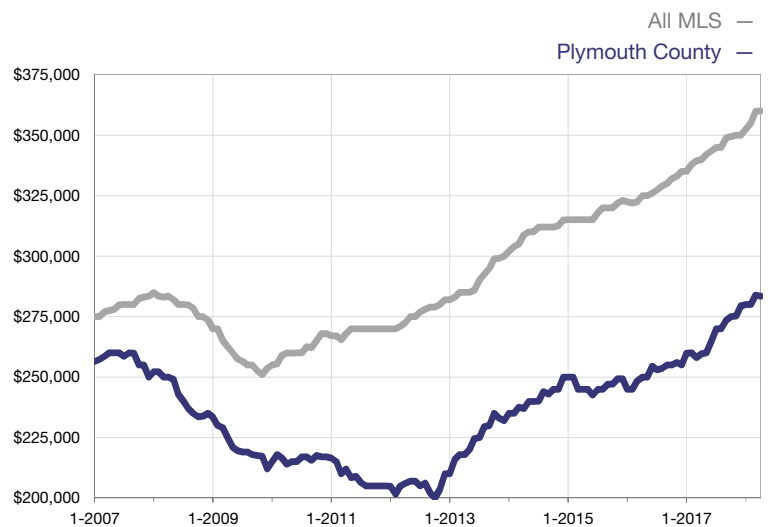
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – April 2018

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## Suffolk County

### Single-Family Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	129	<b>147</b>	+ 14.0%	401	<b>377</b>	- 6.0%
Closed Sales	86	<b>72</b>	- 16.3%	315	<b>284</b>	- 9.8%
Median Sales Price*	\$490,000	<b>\$546,000</b>	+ 11.4%	\$473,000	<b>\$535,000</b>	+ 13.1%
Inventory of Homes for Sale	225	<b>178</b>	- 20.9%	--	--	--
Months Supply of Inventory	2.0	<b>1.6</b>	- 20.0%	--	--	--
Cumulative Days on Market Until Sale	51	<b>33</b>	- 35.3%	51	<b>46</b>	- 9.8%
Percent of Original List Price Received*	98.9%	<b>102.0%</b>	+ 3.1%	97.9%	<b>99.1%</b>	+ 1.2%
New Listings	180	<b>214</b>	+ 18.9%	544	<b>515</b>	- 5.3%

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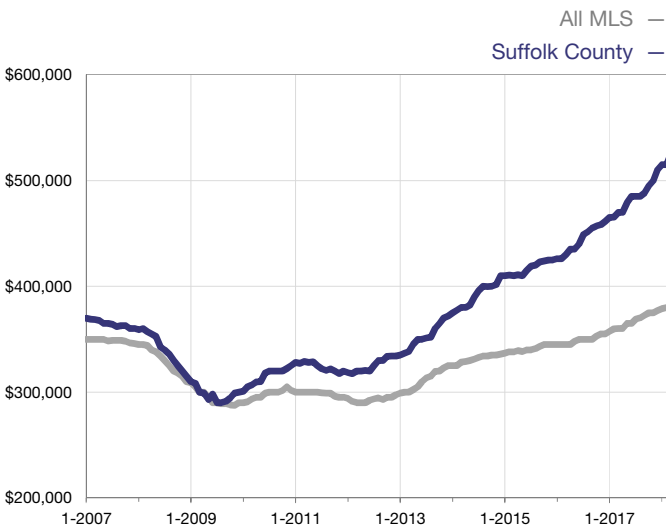
### Condominium Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	526	<b>537</b>	+ 2.1%	1,647	<b>1,720</b>	+ 4.4%
Closed Sales	346	<b>391</b>	+ 13.0%	1,186	<b>1,260</b>	+ 6.2%
Median Sales Price*	\$597,000	<b>\$656,000</b>	+ 9.9%	\$568,500	<b>\$606,000</b>	+ 6.6%
Inventory of Homes for Sale	753	<b>796</b>	+ 5.7%	--	--	--
Months Supply of Inventory	1.9	<b>2.0</b>	+ 5.3%	--	--	--
Cumulative Days on Market Until Sale	43	<b>39</b>	- 9.3%	51	<b>48</b>	- 5.9%
Percent of Original List Price Received*	101.0%	<b>101.4%</b>	+ 0.4%	99.2%	<b>99.6%</b>	+ 0.4%
New Listings	640	<b>830</b>	+ 29.7%	2,094	<b>2,247</b>	+ 7.3%

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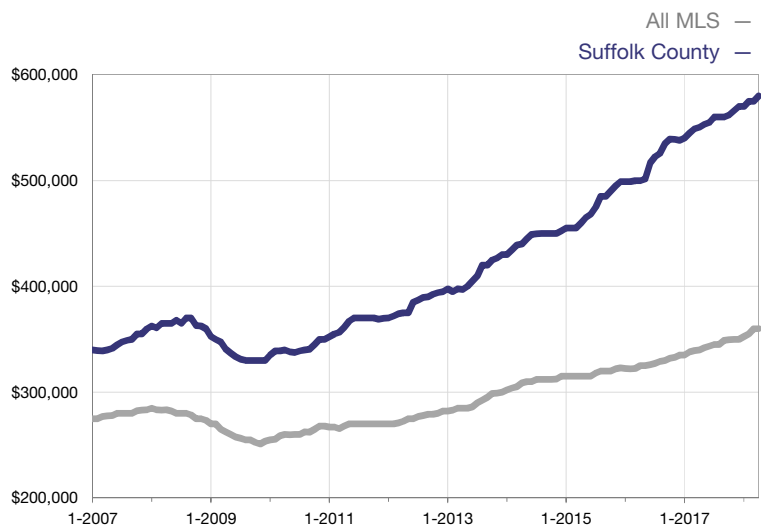
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – April 2018

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## Worcester County

### Single-Family Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	824	<b>961</b>	+ 16.6%	2,608	<b>2,740</b>	+ 5.1%
Closed Sales	574	<b>575</b>	+ 0.2%	1,998	<b>1,983</b>	- 0.8%
Median Sales Price*	\$249,900	<b>\$273,200</b>	+ 9.3%	\$245,000	<b>\$263,500</b>	+ 7.6%
Inventory of Homes for Sale	1,992	<b>1,432</b>	- 28.1%	--	--	--
Months Supply of Inventory	2.9	<b>2.0</b>	- 31.0%	--	--	--
Cumulative Days on Market Until Sale	80	<b>63</b>	- 21.3%	84	<b>71</b>	- 15.5%
Percent of Original List Price Received*	97.3%	<b>98.0%</b>	+ 0.7%	96.0%	<b>97.1%</b>	+ 1.1%
New Listings	1,056	<b>1,194</b>	+ 13.1%	3,339	<b>3,227</b>	- 3.4%

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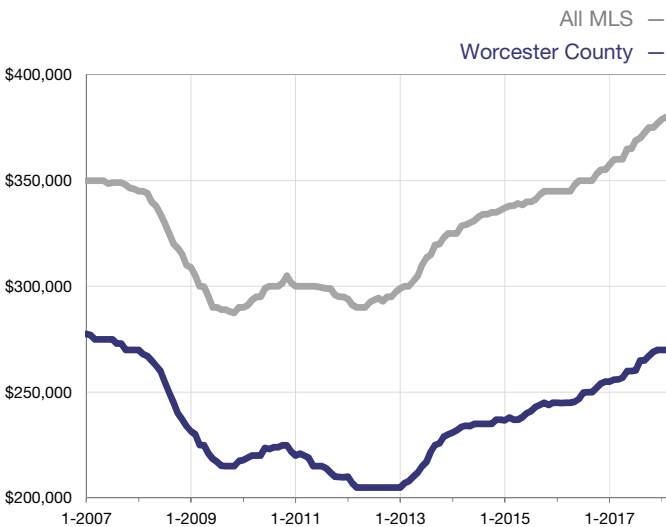
### Condominium Properties

Key Metrics	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
Pending Sales	137	<b>210</b>	+ 53.3%	551	<b>610</b>	+ 10.7%
Closed Sales	113	<b>130</b>	+ 15.0%	447	<b>437</b>	- 2.2%
Median Sales Price*	\$184,500	<b>\$213,500</b>	+ 15.7%	\$181,500	<b>\$197,000</b>	+ 8.5%
Inventory of Homes for Sale	472	<b>263</b>	- 44.3%	--	--	--
Months Supply of Inventory	3.2	<b>1.7</b>	- 46.9%	--	--	--
Cumulative Days on Market Until Sale	73	<b>61</b>	- 16.4%	80	<b>62</b>	- 22.5%
Percent of Original List Price Received*	97.2%	<b>98.5%</b>	+ 1.3%	96.2%	<b>98.0%</b>	+ 1.9%
New Listings	214	<b>220</b>	+ 2.8%	759	<b>691</b>	- 9.0%

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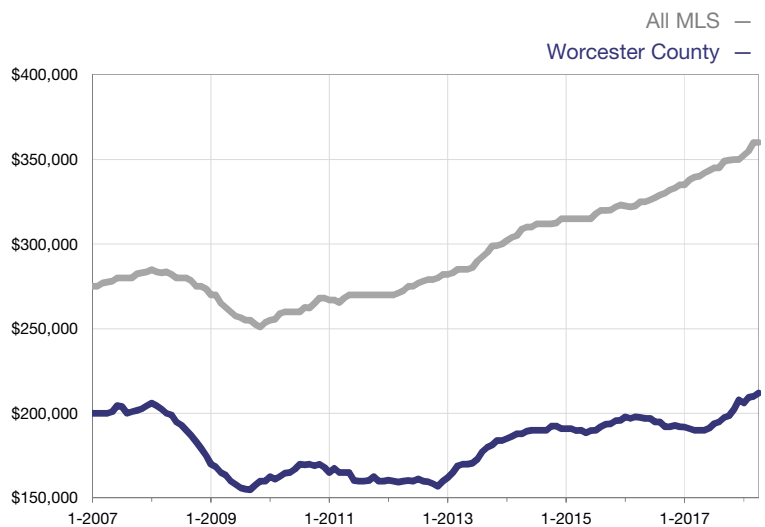
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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