

# Local Market Update – December 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Bristol County

### Single-Family Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	278	<b>268</b>	- 3.6%	4,641	<b>4,824</b>	+ 3.9%
Closed Sales	352	<b>411</b>	+ 16.8%	4,667	<b>4,695</b>	+ 0.6%
Median Sales Price*	\$320,000	<b>\$345,000</b>	+ 7.8%	\$319,500	<b>\$338,000</b>	+ 5.8%
Inventory of Homes for Sale	1,235	<b>820</b>	- 33.6%	--	--	--
Months Supply of Inventory	3.2	<b>2.1</b>	- 34.4%	--	--	--
Cumulative Days on Market Until Sale	76	<b>60</b>	- 21.1%	62	<b>63</b>	+ 1.6%
Percent of Original List Price Received*	94.2%	<b>96.1%</b>	+ 2.0%	96.6%	<b>96.7%</b>	+ 0.1%
New Listings	244	<b>242</b>	- 0.8%	6,266	<b>5,979</b>	- 4.6%

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

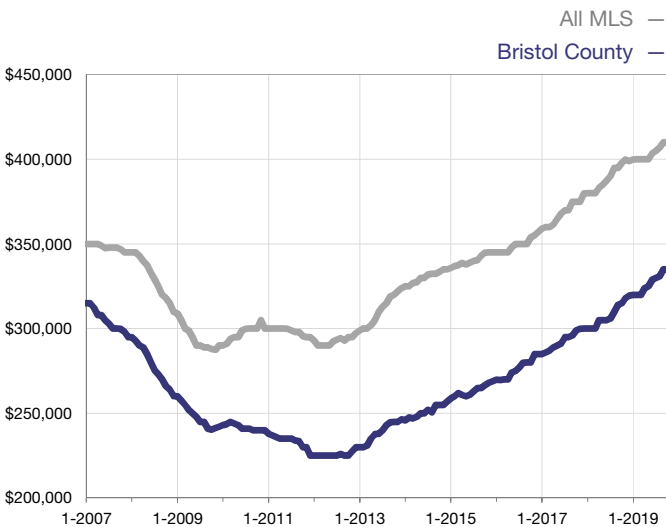
### Condominium Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	43	<b>49</b>	+ 14.0%	840	<b>838</b>	- 0.2%
Closed Sales	60	<b>85</b>	+ 41.7%	858	<b>809</b>	- 5.7%
Median Sales Price*	\$206,950	<b>\$230,000</b>	+ 11.1%	\$216,500	<b>\$225,000</b>	+ 3.9%
Inventory of Homes for Sale	163	<b>96</b>	- 41.1%	--	--	--
Months Supply of Inventory	2.3	<b>1.4</b>	- 39.1%	--	--	--
Cumulative Days on Market Until Sale	65	<b>45</b>	- 30.8%	50	<b>58</b>	+ 16.0%
Percent of Original List Price Received*	96.2%	<b>96.6%</b>	+ 0.4%	97.6%	<b>97.2%</b>	- 0.4%
New Listings	45	<b>32</b>	- 28.9%	1,056	<b>1,004</b>	- 4.9%

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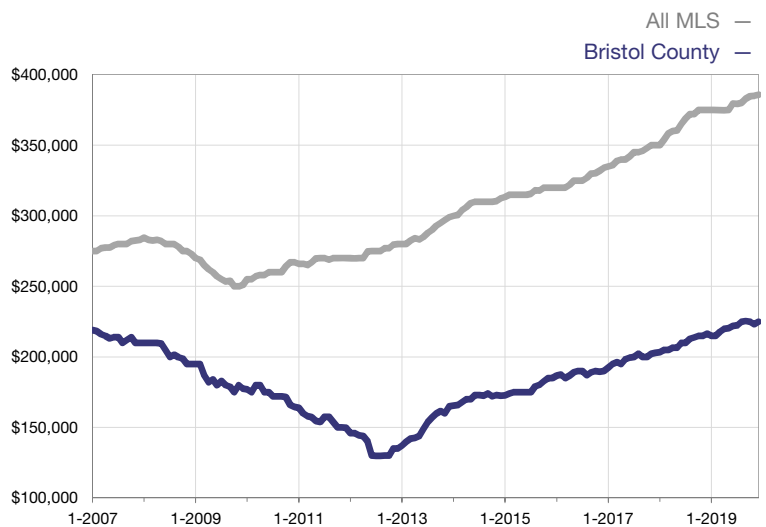
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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## Dukes County

### Single-Family Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	3	5	+ 66.7%	155	79	- 49.0%
Closed Sales	11	8	- 27.3%	171	69	- 59.6%
Median Sales Price*	\$810,000	<b>\$724,500</b>	- 10.6%	\$962,250	<b>\$840,000</b>	- 12.7%
Inventory of Homes for Sale	82	40	- 51.2%	--	--	--
Months Supply of Inventory	5.8	7.0	+ 20.7%	--	--	--
Cumulative Days on Market Until Sale	232	103	- 55.6%	130	176	+ 35.4%
Percent of Original List Price Received*	91.0%	<b>94.4%</b>	+ 3.7%	92.2%	<b>93.2%</b>	+ 1.1%
New Listings	2	2	0.0%	279	152	- 45.5%

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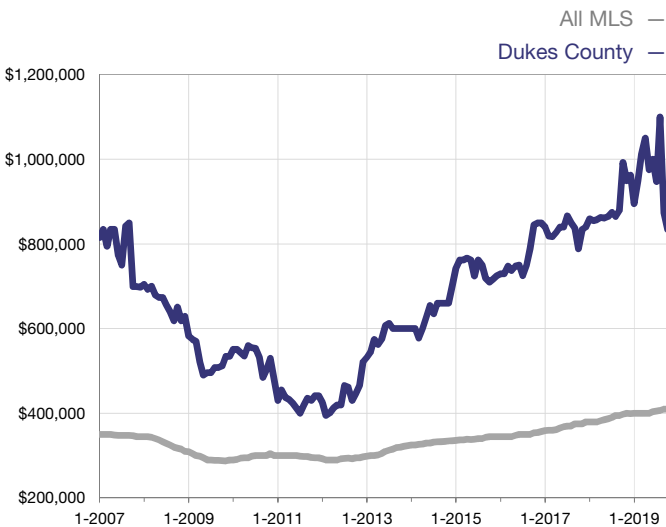
### Condominium Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	1	0	- 100.0%	10	7	- 30.0%
Closed Sales	0	0	--	10	8	- 20.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$322,500	<b>\$595,000</b>	+ 84.5%
Inventory of Homes for Sale	5	2	- 60.0%	--	--	--
Months Supply of Inventory	4.0	1.0	- 75.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	124	223	+ 79.8%
Percent of Original List Price Received*	0.0%	<b>0.0%</b>	--	91.0%	<b>95.2%</b>	+ 4.6%
New Listings	0	0	--	20	11	- 45.0%

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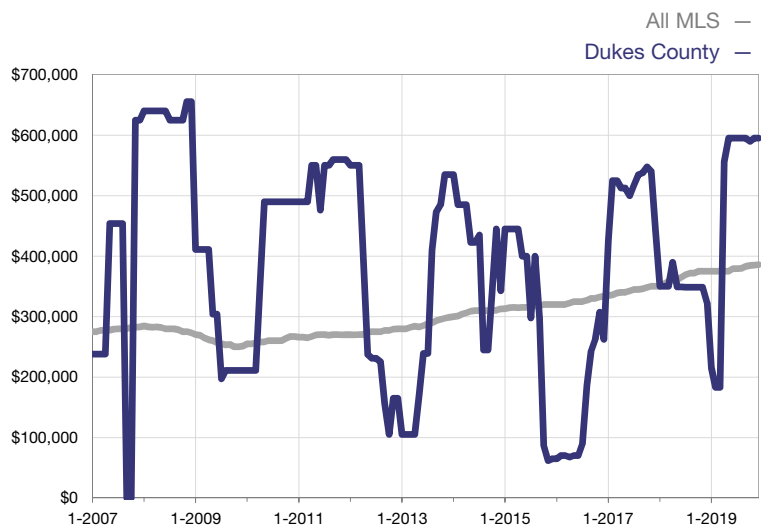
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – December 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Essex County

### Single-Family Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	282	<b>293</b>	+ 3.9%	6,064	<b>6,392</b>	+ 5.4%
Closed Sales	457	<b>532</b>	+ 16.4%	6,142	<b>6,327</b>	+ 3.0%
Median Sales Price*	\$430,000	<b>\$460,000</b>	+ 7.0%	\$450,000	<b>\$473,000</b>	+ 5.1%
Inventory of Homes for Sale	1,010	<b>570</b>	- 43.6%	--	--	--
Months Supply of Inventory	2.0	<b>1.1</b>	- 45.0%	--	--	--
Cumulative Days on Market Until Sale	58	<b>55</b>	- 5.2%	51	<b>51</b>	0.0%
Percent of Original List Price Received*	96.3%	<b>97.2%</b>	+ 0.9%	98.1%	<b>97.8%</b>	- 0.3%
New Listings	205	<b>186</b>	- 9.3%	7,827	<b>7,662</b>	- 2.1%

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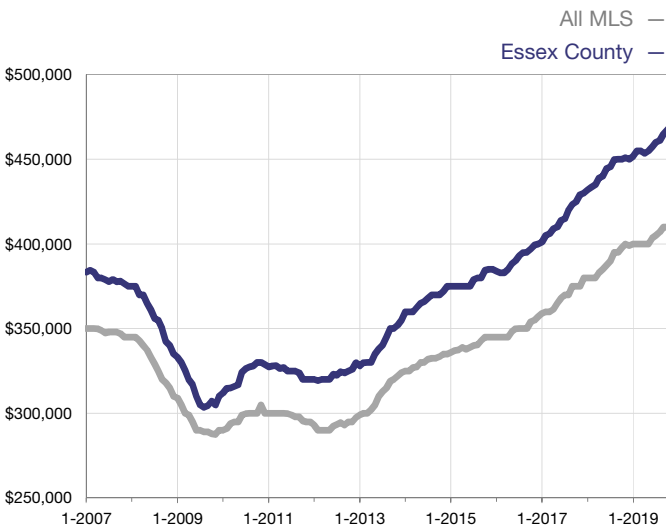
### Condominium Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	114	<b>140</b>	+ 22.8%	2,761	<b>2,889</b>	+ 4.6%
Closed Sales	195	<b>246</b>	+ 26.2%	2,798	<b>2,856</b>	+ 2.1%
Median Sales Price*	\$290,000	<b>\$325,500</b>	+ 12.2%	\$299,000	<b>\$317,500</b>	+ 6.2%
Inventory of Homes for Sale	435	<b>296</b>	- 32.0%	--	--	--
Months Supply of Inventory	1.9	<b>1.2</b>	- 36.8%	--	--	--
Cumulative Days on Market Until Sale	54	<b>54</b>	0.0%	47	<b>49</b>	+ 4.3%
Percent of Original List Price Received*	96.8%	<b>97.5%</b>	+ 0.7%	99.1%	<b>98.5%</b>	- 0.6%
New Listings	101	<b>109</b>	+ 7.9%	3,425	<b>3,397</b>	- 0.8%

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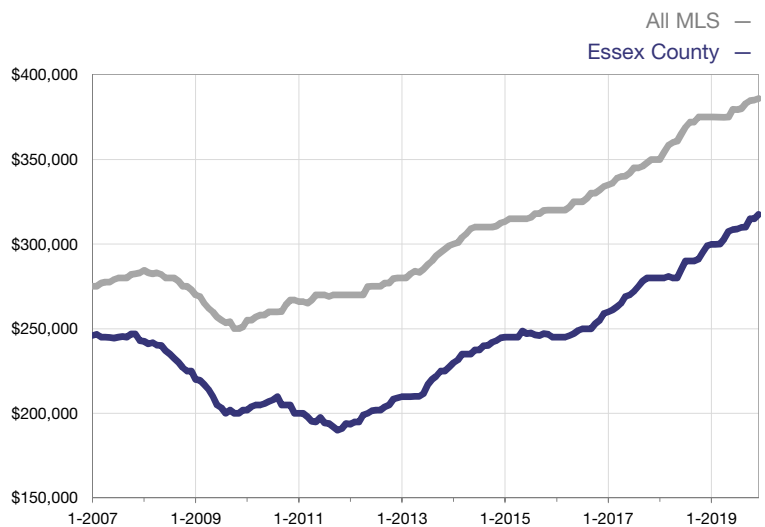
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – December 2019

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## Franklin County

### Single-Family Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	27	34	+ 25.9%	571	615	+ 7.7%
Closed Sales	38	50	+ 31.6%	584	608	+ 4.1%
Median Sales Price*	\$197,500	<b>\$226,000</b>	+ 14.4%	\$210,000	<b>\$226,250</b>	+ 7.7%
Inventory of Homes for Sale	206	140	- 32.0%	--	--	--
Months Supply of Inventory	4.2	2.8	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	78	77	- 1.3%	92	88	- 4.3%
Percent of Original List Price Received*	92.5%	95.7%	+ 3.5%	94.2%	94.4%	+ 0.2%
New Listings	34	19	- 44.1%	795	786	- 1.1%

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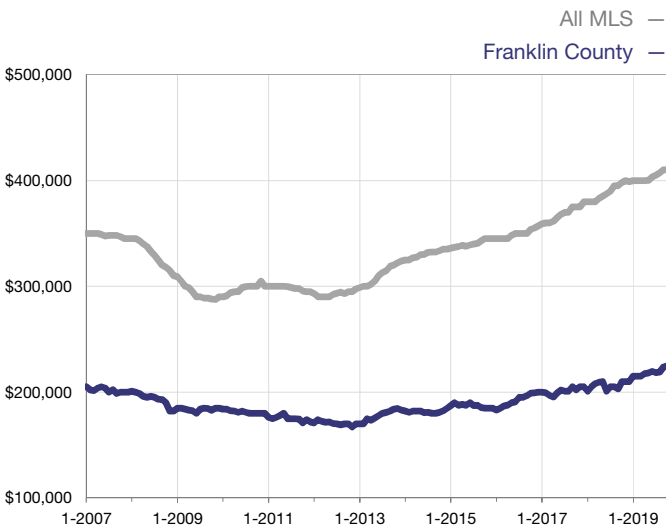
### Condominium Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	1	2	+ 100.0%	41	41	0.0%
Closed Sales	3	1	- 66.7%	39	40	+ 2.6%
Median Sales Price*	\$122,500	<b>\$132,000</b>	+ 7.8%	\$173,000	<b>\$200,000</b>	+ 15.6%
Inventory of Homes for Sale	12	11	- 8.3%	--	--	--
Months Supply of Inventory	3.1	3.3	+ 6.5%	--	--	--
Cumulative Days on Market Until Sale	50	59	+ 18.0%	67	85	+ 26.9%
Percent of Original List Price Received*	93.9%	94.4%	+ 0.5%	97.8%	95.8%	- 2.0%
New Listings	0	1	--	45	46	+ 2.2%

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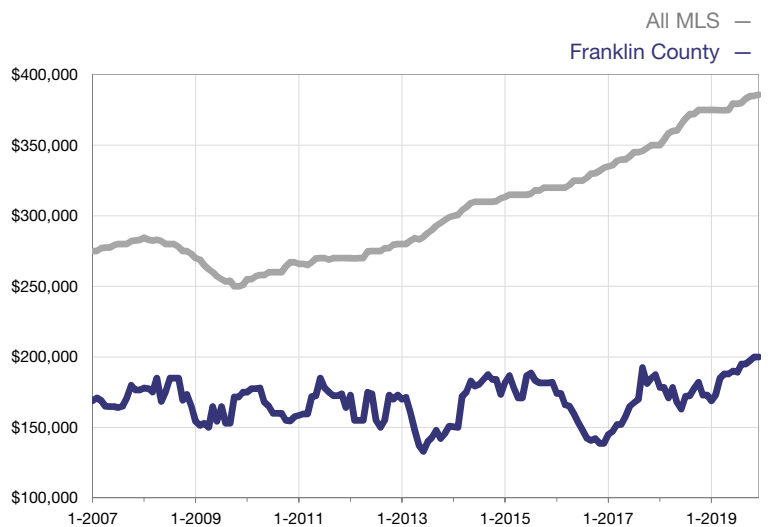
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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## Hampden County

### Single-Family Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	231	231	0.0%	4,096	4,287	+ 4.7%
Closed Sales	323	346	+ 7.1%	4,150	4,226	+ 1.8%
Median Sales Price*	\$198,000	\$218,750	+ 10.5%	\$200,000	\$213,200	+ 6.6%
Inventory of Homes for Sale	958	590	- 38.4%	--	--	--
Months Supply of Inventory	2.8	1.7	- 39.3%	--	--	--
Cumulative Days on Market Until Sale	66	60	- 9.1%	61	60	- 1.6%
Percent of Original List Price Received*	95.3%	95.8%	+ 0.5%	96.2%	96.7%	+ 0.5%
New Listings	240	187	- 22.1%	5,464	5,262	- 3.7%

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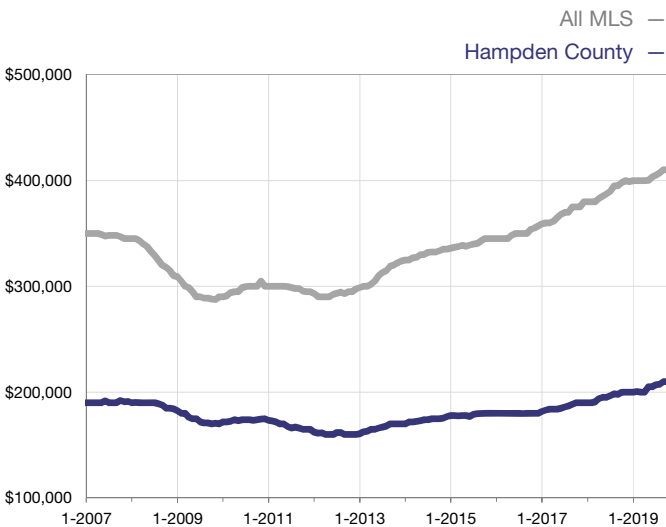
### Condominium Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	29	28	- 3.4%	549	570	+ 3.8%
Closed Sales	44	63	+ 43.2%	538	581	+ 8.0%
Median Sales Price*	\$130,500	\$130,000	- 0.4%	\$140,000	\$142,250	+ 1.6%
Inventory of Homes for Sale	127	94	- 26.0%	--	--	--
Months Supply of Inventory	2.8	1.9	- 32.1%	--	--	--
Cumulative Days on Market Until Sale	66	51	- 22.7%	77	66	- 14.3%
Percent of Original List Price Received*	95.0%	96.0%	+ 1.1%	96.0%	96.5%	+ 0.5%
New Listings	25	22	- 12.0%	647	669	+ 3.4%

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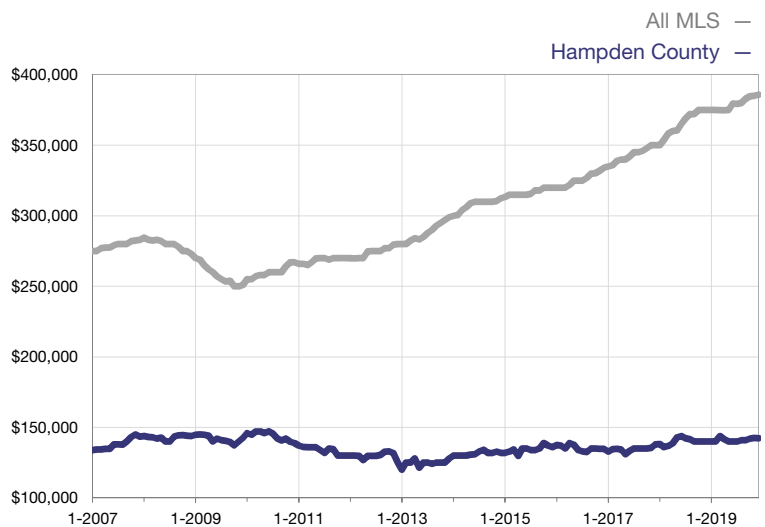
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Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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## Hampshire County

### Single-Family Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	60	<b>71</b>	+ 18.3%	1,242	<b>1,302</b>	+ 4.8%
Closed Sales	113	<b>102</b>	- 9.7%	1,285	<b>1,249</b>	- 2.8%
Median Sales Price*	\$277,000	<b>\$288,500</b>	+ 4.2%	\$282,400	<b>\$291,750</b>	+ 3.3%
Inventory of Homes for Sale	336	<b>262</b>	- 22.0%	--	--	--
Months Supply of Inventory	3.1	<b>2.5</b>	- 19.4%	--	--	--
Cumulative Days on Market Until Sale	93	<b>81</b>	- 12.9%	81	<b>77</b>	- 4.9%
Percent of Original List Price Received*	94.1%	<b>95.7%</b>	+ 1.7%	95.5%	<b>95.7%</b>	+ 0.2%
New Listings	58	<b>60</b>	+ 3.4%	1,679	<b>1,675</b>	- 0.2%

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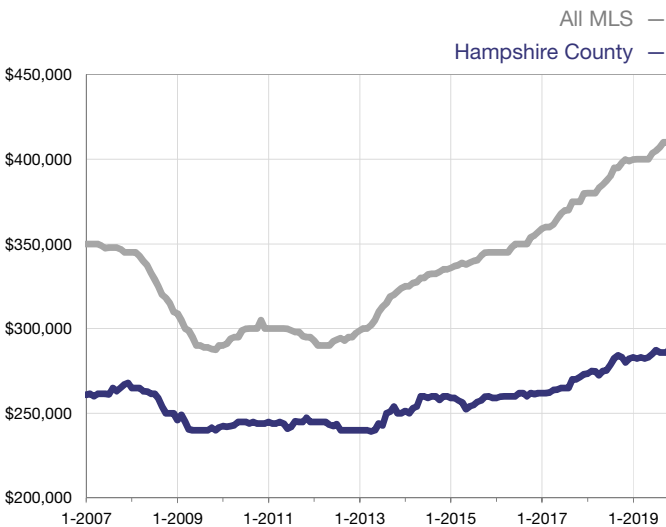
### Condominium Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	11	<b>14</b>	+ 27.3%	286	<b>278</b>	- 2.8%
Closed Sales	16	<b>22</b>	+ 37.5%	290	<b>275</b>	- 5.2%
Median Sales Price*	\$214,000	<b>\$214,950</b>	+ 0.4%	\$202,750	<b>\$230,000</b>	+ 13.4%
Inventory of Homes for Sale	57	<b>48</b>	- 15.8%	--	--	--
Months Supply of Inventory	2.4	<b>2.1</b>	- 12.5%	--	--	--
Cumulative Days on Market Until Sale	56	<b>53</b>	- 5.4%	79	<b>64</b>	- 19.0%
Percent of Original List Price Received*	99.8%	<b>98.8%</b>	- 1.0%	98.3%	<b>98.0%</b>	- 0.3%
New Listings	11	<b>17</b>	+ 54.5%	321	<b>310</b>	- 3.4%

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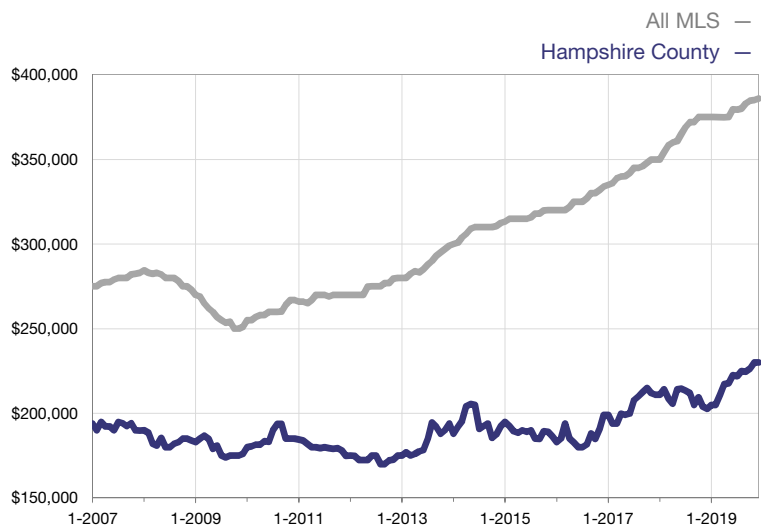
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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## Middlesex County

### Single-Family Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	478	501	+ 4.8%	10,803	11,208	+ 3.7%
Closed Sales	780	923	+ 18.3%	10,856	11,067	+ 1.9%
Median Sales Price*	\$532,750	\$567,000	+ 6.4%	\$570,000	\$575,000	+ 0.9%
Inventory of Homes for Sale	1,428	903	- 36.8%	--	--	--
Months Supply of Inventory	1.6	1.0	- 37.5%	--	--	--
Cumulative Days on Market Until Sale	57	57	0.0%	42	48	+ 14.3%
Percent of Original List Price Received*	96.6%	96.4%	- 0.2%	99.5%	98.4%	- 1.1%
New Listings	331	306	- 7.6%	13,592	13,643	+ 0.4%

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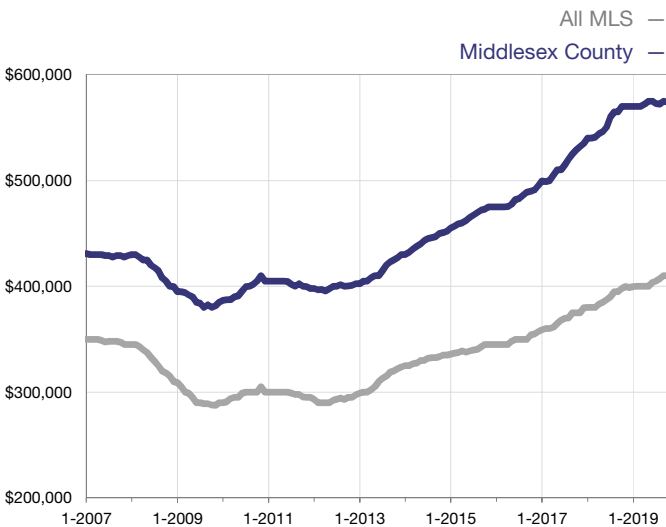
### Condominium Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	254	271	+ 6.7%	5,618	5,869	+ 4.5%
Closed Sales	429	464	+ 8.2%	5,749	5,698	- 0.9%
Median Sales Price*	\$445,000	\$477,500	+ 7.3%	\$457,000	\$480,000	+ 5.0%
Inventory of Homes for Sale	711	486	- 31.6%	--	--	--
Months Supply of Inventory	1.5	1.0	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	54	51	- 5.6%	38	43	+ 13.2%
Percent of Original List Price Received*	99.0%	97.7%	- 1.3%	101.0%	99.4%	- 1.6%
New Listings	179	174	- 2.8%	6,856	7,055	+ 2.9%

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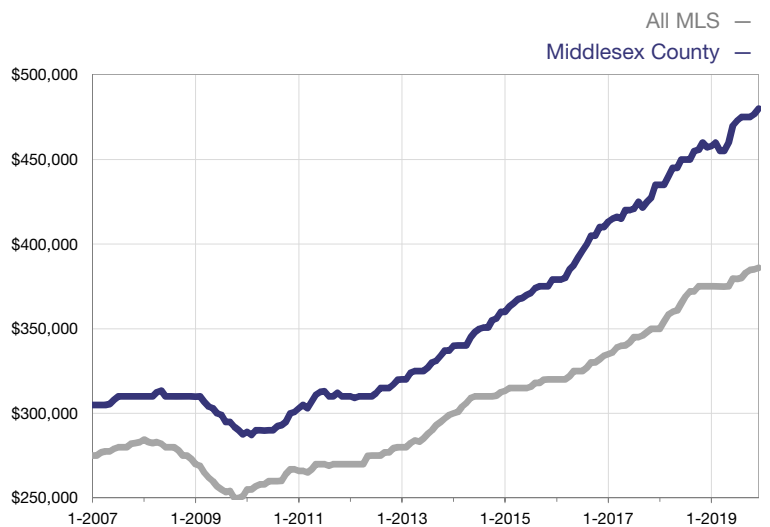
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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## Nantucket County

### Single-Family Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	2	1	- 50.0%	54	50	- 7.4%
Closed Sales	4	5	+ 25.0%	52	51	- 1.9%
Median Sales Price*	\$2,096,770	<b>\$1,425,000</b>	- 32.0%	\$1,980,000	<b>\$1,637,500</b>	- 17.3%
Inventory of Homes for Sale	42	26	- 38.1%	--	--	--
Months Supply of Inventory	9.7	5.6	- 42.3%	--	--	--
Cumulative Days on Market Until Sale	90	96	+ 6.7%	121	112	- 7.4%
Percent of Original List Price Received*	92.1%	90.1%	- 2.2%	92.0%	92.8%	+ 0.9%
New Listings	4	3	- 25.0%	137	107	- 21.9%

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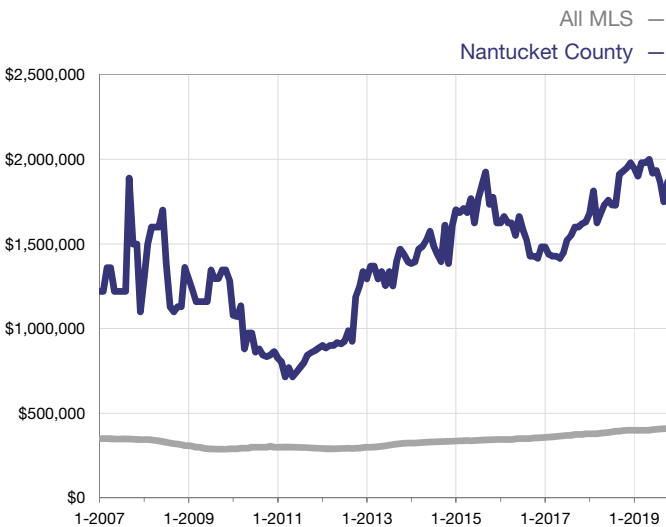
### Condominium Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	0	0	--	4	1	- 75.0%
Closed Sales	0	0	--	4	1	- 75.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$761,000	<b>\$285,000</b>	- 62.5%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	50	82	+ 64.0%
Percent of Original List Price Received*	0.0%	0.0%	--	95.6%	90.5%	- 5.3%
New Listings	0	0	--	9	2	- 77.8%

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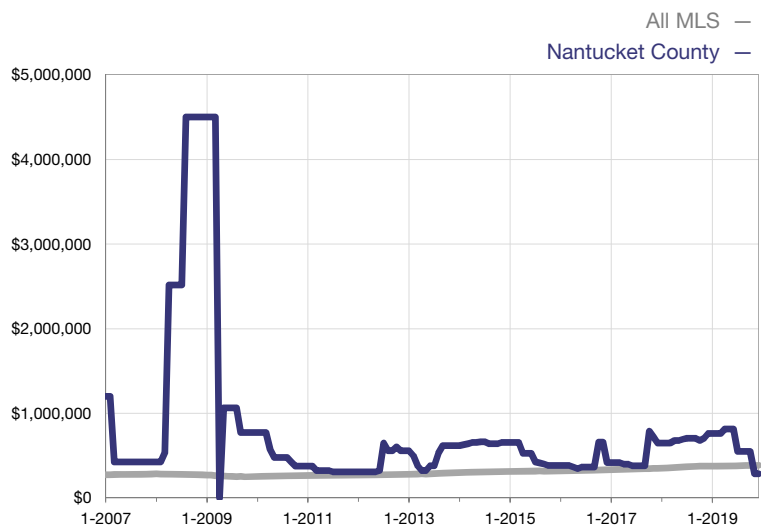
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – December 2019

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## Norfolk County

### Single-Family Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	282	<b>282</b>	0.0%	6,198	<b>6,116</b>	- 1.3%
Closed Sales	458	<b>551</b>	+ 20.3%	6,223	<b>6,033</b>	- 3.1%
Median Sales Price*	\$484,000	<b>\$520,000</b>	+ 7.4%	\$519,000	<b>\$530,000</b>	+ 2.1%
Inventory of Homes for Sale	925	<b>602</b>	- 34.9%	--	--	--
Months Supply of Inventory	1.8	<b>1.2</b>	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	59	<b>57</b>	- 3.4%	48	<b>52</b>	+ 8.3%
Percent of Original List Price Received*	96.0%	<b>96.2%</b>	+ 0.2%	98.4%	<b>97.6%</b>	- 0.8%
New Listings	202	<b>180</b>	- 10.9%	7,960	<b>7,679</b>	- 3.5%

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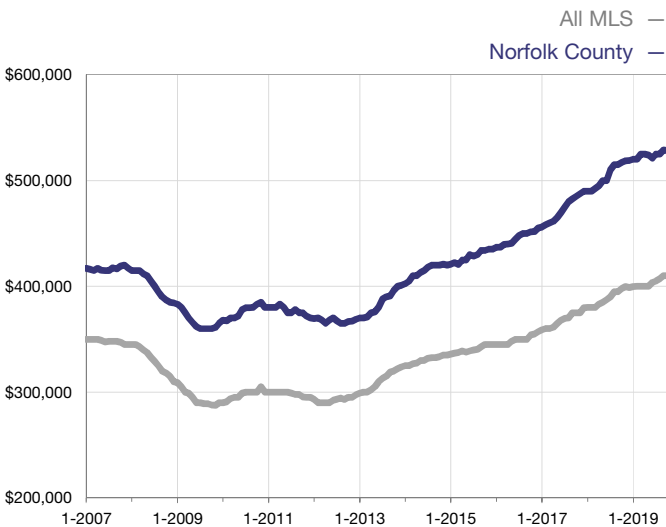
### Condominium Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	112	<b>139</b>	+ 24.1%	2,356	<b>2,591</b>	+ 10.0%
Closed Sales	194	<b>217</b>	+ 11.9%	2,389	<b>2,455</b>	+ 2.8%
Median Sales Price*	\$365,538	<b>\$425,000</b>	+ 16.3%	\$375,000	<b>\$415,000</b>	+ 10.7%
Inventory of Homes for Sale	349	<b>282</b>	- 19.2%	--	--	--
Months Supply of Inventory	1.8	<b>1.4</b>	- 22.2%	--	--	--
Cumulative Days on Market Until Sale	56	<b>57</b>	+ 1.8%	42	<b>50</b>	+ 19.0%
Percent of Original List Price Received*	98.5%	<b>98.6%</b>	+ 0.1%	99.8%	<b>98.9%</b>	- 0.9%
New Listings	79	<b>97</b>	+ 22.8%	2,948	<b>3,257</b>	+ 10.5%

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

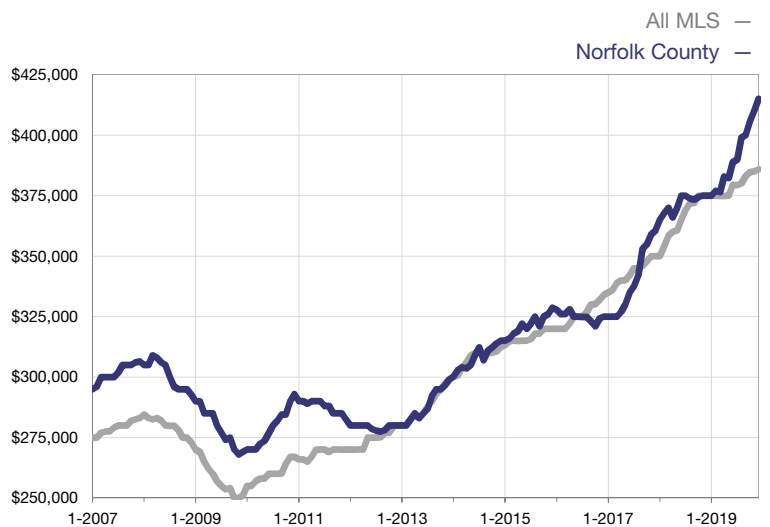
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – December 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Plymouth County

### Single-Family Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	297	<b>310</b>	+ 4.4%	6,036	<b>6,265</b>	+ 3.8%
Closed Sales	452	<b>493</b>	+ 9.1%	6,111	<b>6,142</b>	+ 0.5%
Median Sales Price*	\$375,000	<b>\$396,750</b>	+ 5.8%	\$380,000	<b>\$397,000</b>	+ 4.5%
Inventory of Homes for Sale	1,341	<b>920</b>	- 31.4%	--	--	--
Months Supply of Inventory	2.6	<b>1.8</b>	- 30.8%	--	--	--
Cumulative Days on Market Until Sale	68	<b>67</b>	- 1.5%	62	<b>63</b>	+ 1.6%
Percent of Original List Price Received*	95.0%	<b>96.1%</b>	+ 1.2%	96.9%	<b>96.8%</b>	- 0.1%
New Listings	289	<b>221</b>	- 23.5%	8,176	<b>8,095</b>	- 1.0%

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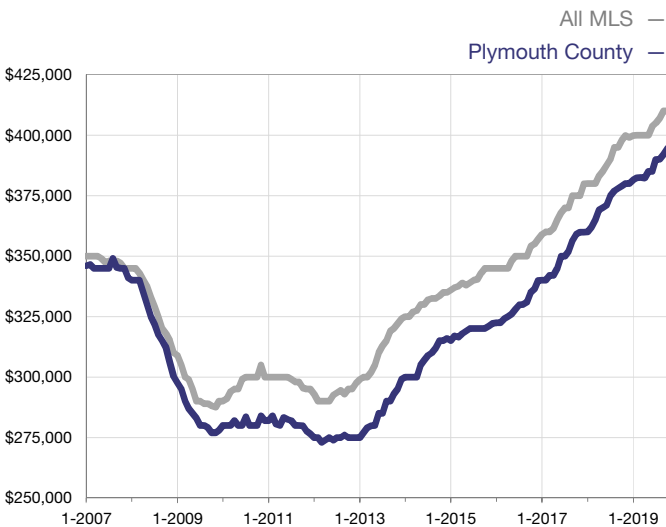
### Condominium Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	65	<b>65</b>	0.0%	1,271	<b>1,316</b>	+ 3.5%
Closed Sales	88	<b>99</b>	+ 12.5%	1,206	<b>1,327</b>	+ 10.0%
Median Sales Price*	\$298,950	<b>\$315,000</b>	+ 5.4%	\$297,250	<b>\$315,000</b>	+ 6.0%
Inventory of Homes for Sale	304	<b>199</b>	- 34.5%	--	--	--
Months Supply of Inventory	3.0	<b>1.8</b>	- 40.0%	--	--	--
Cumulative Days on Market Until Sale	54	<b>63</b>	+ 16.7%	63	<b>64</b>	+ 1.6%
Percent of Original List Price Received*	97.9%	<b>98.1%</b>	+ 0.2%	98.6%	<b>98.1%</b>	- 0.5%
New Listings	74	<b>68</b>	- 8.1%	1,707	<b>1,669</b>	- 2.2%

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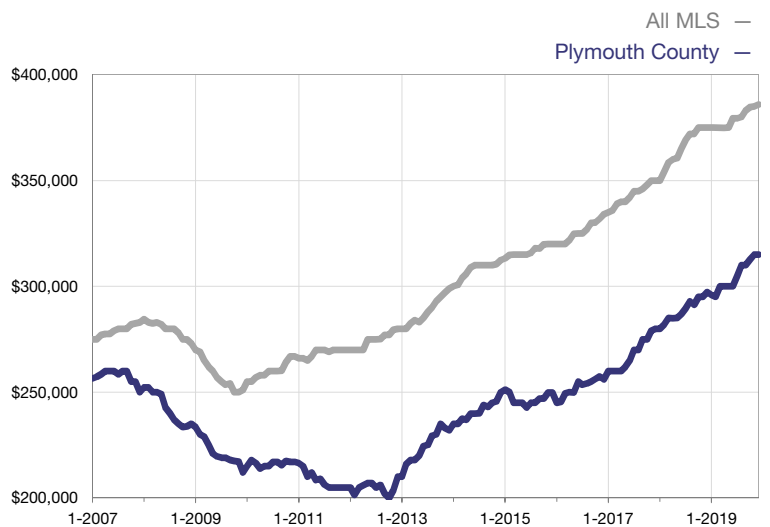
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – December 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Suffolk County

### Single-Family Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	52	<b>63</b>	+ 21.2%	1,295	<b>1,307</b>	+ 0.9%
Closed Sales	99	<b>120</b>	+ 21.2%	1,338	<b>1,272</b>	- 4.9%
Median Sales Price*	\$525,000	<b>\$575,000</b>	+ 9.5%	\$550,000	<b>\$585,000</b>	+ 6.4%
Inventory of Homes for Sale	193	<b>102</b>	- 47.2%	--	--	--
Months Supply of Inventory	1.7	<b>1.0</b>	- 41.2%	--	--	--
Cumulative Days on Market Until Sale	39	<b>43</b>	+ 10.3%	37	<b>42</b>	+ 13.5%
Percent of Original List Price Received*	96.1%	<b>97.2%</b>	+ 1.1%	99.6%	<b>98.6%</b>	- 1.0%
New Listings	52	<b>52</b>	0.0%	1,728	<b>1,588</b>	- 8.1%

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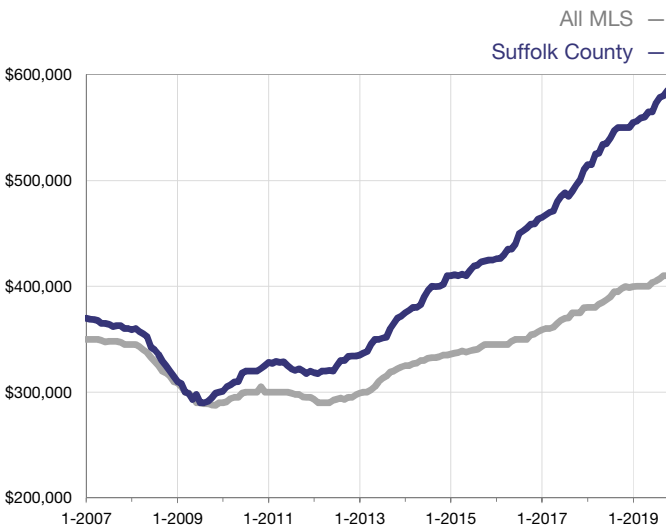
### Condominium Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	219	<b>238</b>	+ 8.7%	4,794	<b>4,978</b>	+ 3.8%
Closed Sales	306	<b>381</b>	+ 24.5%	4,936	<b>4,707</b>	- 4.6%
Median Sales Price*	\$610,000	<b>\$670,000</b>	+ 9.8%	\$635,000	<b>\$625,000</b>	- 1.6%
Inventory of Homes for Sale	814	<b>672</b>	- 17.4%	--	--	--
Months Supply of Inventory	2.0	<b>1.7</b>	- 15.0%	--	--	--
Cumulative Days on Market Until Sale	50	<b>56</b>	+ 12.0%	42	<b>50</b>	+ 19.0%
Percent of Original List Price Received*	97.1%	<b>96.5%</b>	- 0.6%	99.6%	<b>97.9%</b>	- 1.7%
New Listings	159	<b>193</b>	+ 21.4%	6,569	<b>6,870</b>	+ 4.6%

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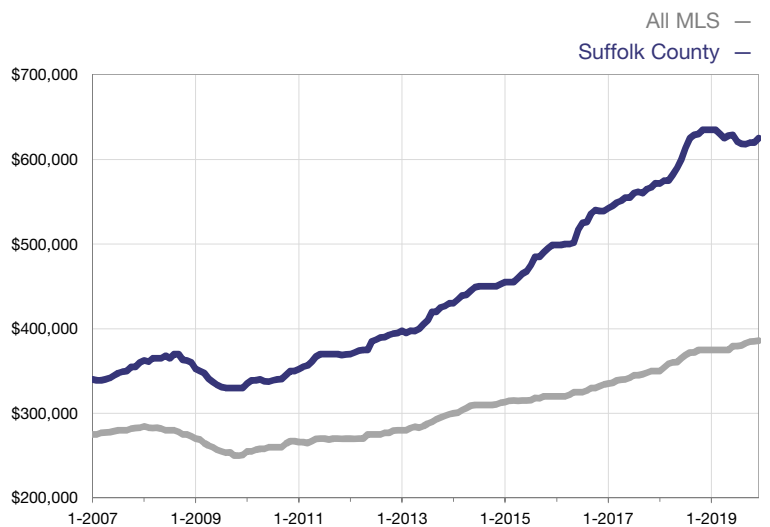
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – December 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Worcester County

### Single-Family Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	441	<b>454</b>	+ 2.9%	8,224	<b>8,426</b>	+ 2.5%
Closed Sales	657	<b>672</b>	+ 2.3%	8,297	<b>8,274</b>	- 0.3%
Median Sales Price*	\$285,000	<b>\$310,000</b>	+ 8.8%	\$289,000	<b>\$305,000</b>	+ 5.5%
Inventory of Homes for Sale	1,754	<b>1,179</b>	- 32.8%	--	--	--
Months Supply of Inventory	2.5	<b>1.7</b>	- 32.0%	--	--	--
Cumulative Days on Market Until Sale	67	<b>60</b>	- 10.4%	56	<b>58</b>	+ 3.6%
Percent of Original List Price Received*	94.9%	<b>96.6%</b>	+ 1.8%	97.2%	<b>97.4%</b>	+ 0.2%
New Listings	376	<b>320</b>	- 14.9%	10,977	<b>10,540</b>	- 4.0%

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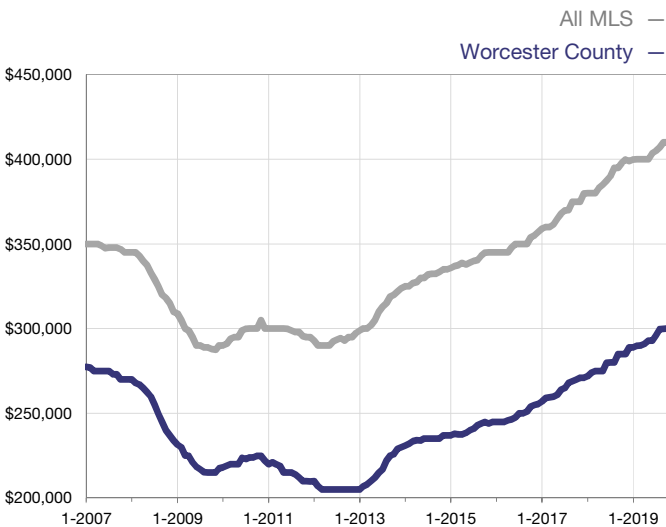
### Condominium Properties

Key Metrics	December			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	82	<b>96</b>	+ 17.1%	1,729	<b>1,726</b>	- 0.2%
Closed Sales	129	<b>128</b>	- 0.8%	1,754	<b>1,695</b>	- 3.4%
Median Sales Price*	\$215,000	<b>\$220,000</b>	+ 2.3%	\$216,000	<b>\$225,000</b>	+ 4.2%
Inventory of Homes for Sale	314	<b>216</b>	- 31.2%	--	--	--
Months Supply of Inventory	2.1	<b>1.5</b>	- 28.6%	--	--	--
Cumulative Days on Market Until Sale	58	<b>47</b>	- 19.0%	55	<b>53</b>	- 3.6%
Percent of Original List Price Received*	97.4%	<b>97.2%</b>	- 0.2%	98.4%	<b>98.6%</b>	+ 0.2%
New Listings	74	<b>71</b>	- 4.1%	2,091	<b>2,057</b>	- 1.6%

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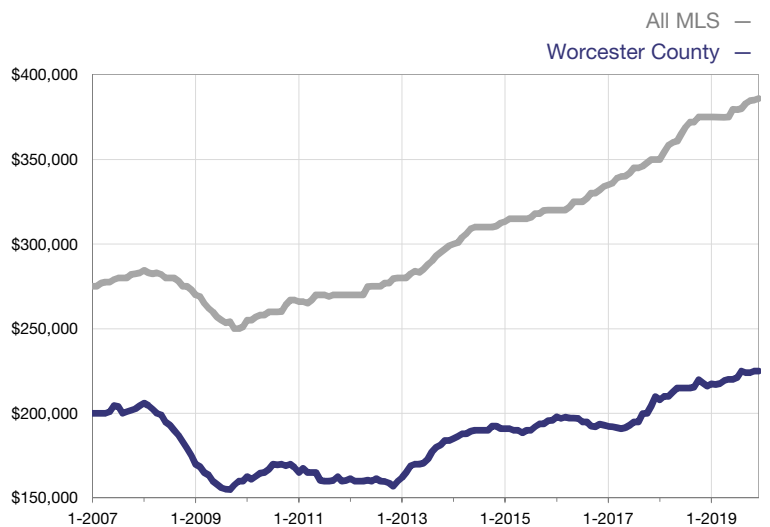
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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