

Multi-Family Housing Activity Report

June 2017



MASSACHUSETTS ASSOCIATION OF REALTORS®

Key Metrics	Historical Sparkbars	Jun-2016	Jun-2017	+ / -	YTD 2016	YTD 2017	+ / -
Closed Sales A count of sales that have closed within a given month.		637	715	+ 12.2%	3,019	3,239	+ 7.3%
Median Sales Price The point at which half of the homes sold in a given month were priced higher and one half priced lower.		\$355,000	\$384,750	+ 8.4%	\$335,000	\$350,000	+ 4.5%
Inventory of Homes for Sale The number of properties available for sale in an active status at the end of the month.		2,691	1,637	- 39.2%	--	--	--
Months Supply of Homes for Sale Compares the number of active listings available to the average monthly pending sales* for the last 12 months.		4.9	2.7	- 43.7%	--	--	--
Cumulative Days on Market The average number of days between when a listing first goes active and when it goes into its final pending status.*		77	55	- 28.8%	93	66	- 29.0%
Pct. of Org. List Price Received The average percentage found when dividing a property's sales price by the original list price.		97.5%	99.8%	+ 2.3%	95.8%	97.9%	+ 2.2%
New Listings A count of the properties that have been newly listed on the market in a given month.		1,103	1,013	- 8.2%	5,302	5,055	- 4.7%

*A pending sale is defined as something classified as Pending, Active with a Flag, Contingent or Under Agreement.

