

Local Market Update – April 2020

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Barnstable County

Single-Family Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	460	280	- 39.1%	1,529	1,311	- 14.3%
Closed Sales	409	310	- 24.2%	1,279	1,222	- 4.5%
Median Sales Price*	\$430,000	\$438,200	+ 1.9%	\$419,500	\$435,000	+ 3.7%
Inventory of Homes for Sale	2,374	1,670	- 29.7%	--	--	--
Months Supply of Inventory	5.9	4.2	- 28.8%	--	--	--
Cumulative Days on Market Until Sale	120	115	- 4.2%	121	117	- 3.3%
Percent of Original List Price Received*	94.3%	94.9%	+ 0.6%	93.0%	93.5%	+ 0.5%
New Listings	756	326	- 56.9%	2,326	1,886	- 18.9%

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

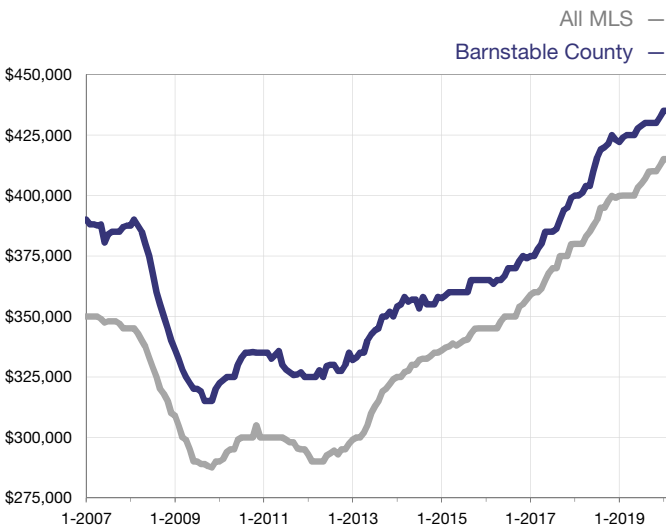
Condominium Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	102	57	- 44.1%	343	309	- 9.9%
Closed Sales	108	71	- 34.3%	276	312	+ 13.0%
Median Sales Price*	\$250,000	\$302,500	+ 21.0%	\$255,000	\$299,300	+ 17.4%
Inventory of Homes for Sale	641	535	- 16.5%	--	--	--
Months Supply of Inventory	6.5	5.2	- 20.0%	--	--	--
Cumulative Days on Market Until Sale	93	111	+ 19.4%	104	102	- 1.9%
Percent of Original List Price Received*	94.2%	96.7%	+ 2.7%	93.9%	95.8%	+ 2.0%
New Listings	225	82	- 63.6%	622	508	- 18.3%

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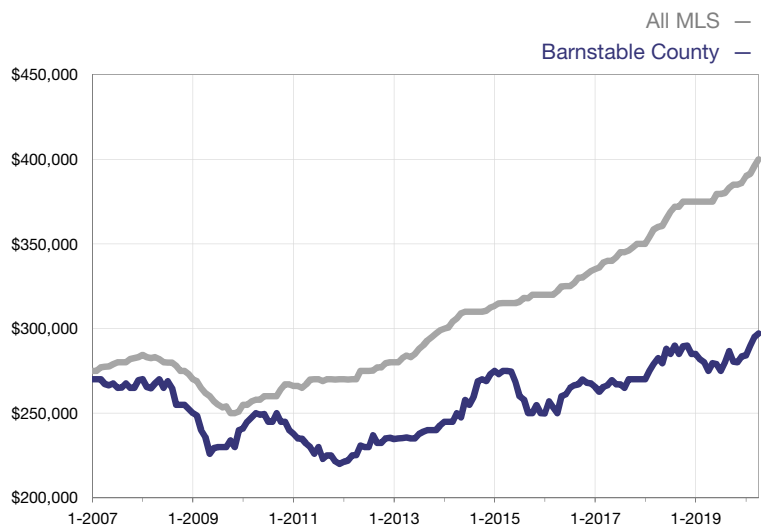
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Local Market Update – April 2020

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Berkshire County

Single-Family Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	125	81	- 35.2%	413	345	- 16.5%
Closed Sales	124	83	- 33.1%	338	332	- 1.8%
Median Sales Price*	\$220,000	\$217,500	- 1.1%	\$209,900	\$215,000	+ 2.4%
Inventory of Homes for Sale	888	567	- 36.1%	--	--	--
Months Supply of Inventory	7.2	4.6	- 36.1%	--	--	--
Cumulative Days on Market Until Sale	103	88	- 14.6%	97	104	+ 7.2%
Percent of Original List Price Received*	91.2%	94.8%	+ 3.9%	91.0%	92.5%	+ 1.6%
New Listings	218	92	- 57.8%	655	437	- 33.3%

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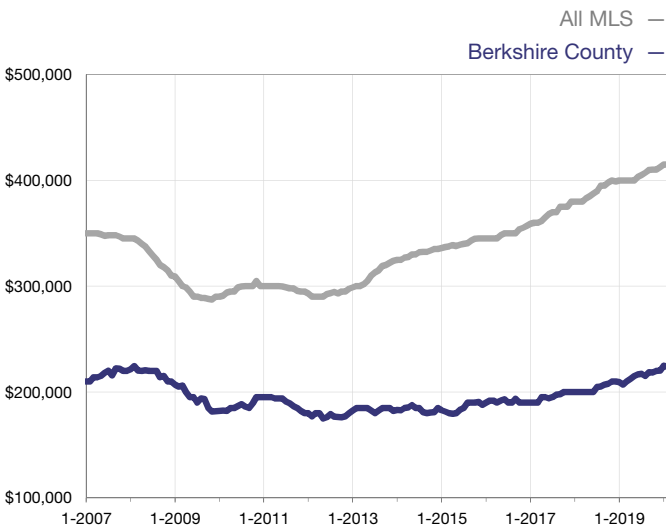
Condominium Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	13	4	- 69.2%	43	29	- 32.6%
Closed Sales	12	10	- 16.7%	31	35	+ 12.9%
Median Sales Price*	\$225,000	\$340,000	+ 51.1%	\$161,500	\$355,000	+ 119.8%
Inventory of Homes for Sale	204	106	- 48.0%	--	--	--
Months Supply of Inventory	16.4	7.1	- 56.7%	--	--	--
Cumulative Days on Market Until Sale	103	158	+ 53.4%	129	162	+ 25.6%
Percent of Original List Price Received*	93.6%	90.8%	- 3.0%	92.4%	91.5%	- 1.0%
New Listings	39	7	- 82.1%	121	55	- 54.5%

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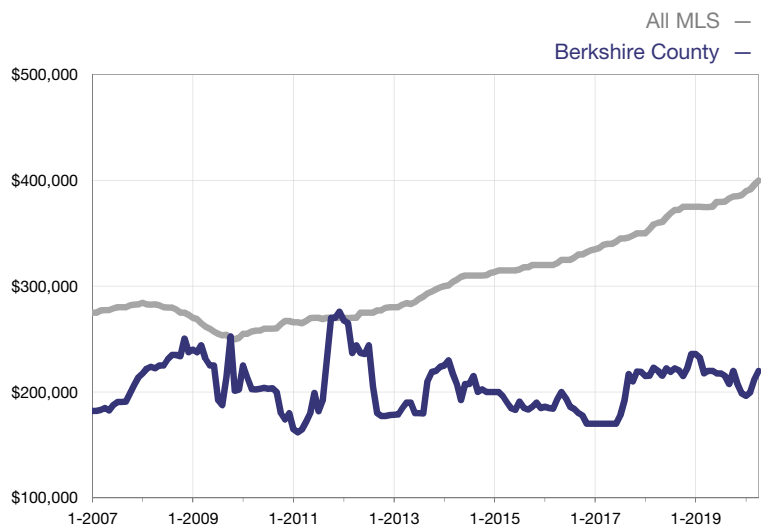
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Bristol County

Single-Family Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	467	337	- 27.8%	1,458	1,420	- 2.6%
Closed Sales	303	301	- 0.7%	1,148	1,184	+ 3.1%
Median Sales Price*	\$329,900	\$365,900	+ 10.9%	\$315,000	\$340,000	+ 7.9%
Inventory of Homes for Sale	1,162	689	- 40.7%	--	--	--
Months Supply of Inventory	3.0	1.7	- 43.3%	--	--	--
Cumulative Days on Market Until Sale	75	60	- 20.0%	78	69	- 11.5%
Percent of Original List Price Received*	96.7%	98.2%	+ 1.6%	95.4%	97.0%	+ 1.7%
New Listings	628	339	- 46.0%	1,838	1,626	- 11.5%

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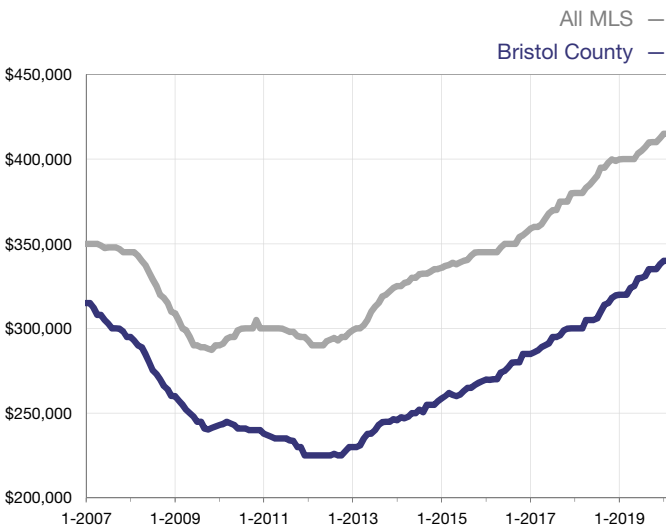
Condominium Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	62	59	- 4.8%	248	223	- 10.1%
Closed Sales	64	37	- 42.2%	206	197	- 4.4%
Median Sales Price*	\$227,250	\$249,000	+ 9.6%	\$216,000	\$240,000	+ 11.1%
Inventory of Homes for Sale	182	106	- 41.8%	--	--	--
Months Supply of Inventory	2.6	1.6	- 38.5%	--	--	--
Cumulative Days on Market Until Sale	58	45	- 22.4%	68	58	- 14.7%
Percent of Original List Price Received*	98.0%	98.2%	+ 0.2%	96.9%	97.0%	+ 0.1%
New Listings	82	53	- 35.4%	321	273	- 15.0%

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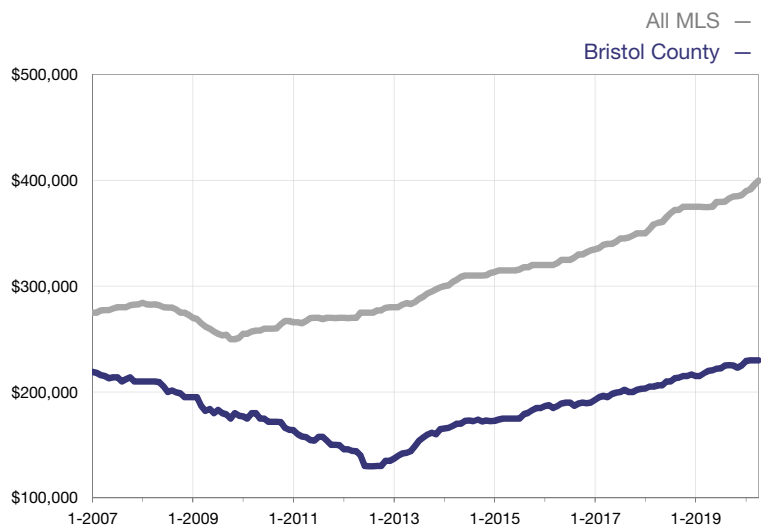
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Local Market Update – April 2020

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Dukes County

Single-Family Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	6	3	- 50.0%	28	18	- 35.7%
Closed Sales	4	6	+ 50.0%	22	25	+ 13.6%
Median Sales Price*	\$825,000	\$1,665,000	+ 101.8%	\$848,750	\$1,225,000	+ 44.3%
Inventory of Homes for Sale	82	35	- 57.3%	--	--	--
Months Supply of Inventory	6.8	5.6	- 17.6%	--	--	--
Cumulative Days on Market Until Sale	85	399	+ 369.4%	202	234	+ 15.8%
Percent of Original List Price Received*	91.4%	98.2%	+ 7.4%	90.1%	92.1%	+ 2.2%
New Listings	24	2	- 91.7%	64	28	- 56.3%

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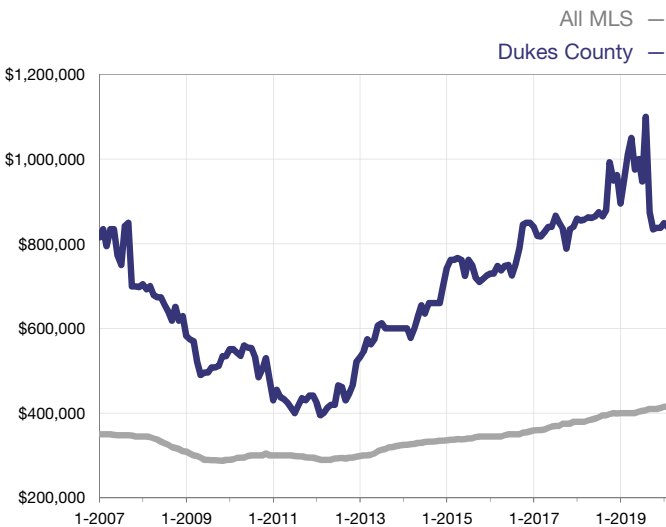
Condominium Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	0	0	--	3	1	- 66.7%
Closed Sales	4	0	- 100.0%	4	0	- 100.0%
Median Sales Price*	\$600,000	\$0	- 100.0%	\$600,000	\$0	- 100.0%
Inventory of Homes for Sale	10	1	- 90.0%	--	--	--
Months Supply of Inventory	5.8	0.8	- 86.2%	--	--	--
Cumulative Days on Market Until Sale	163	0	- 100.0%	163	0	- 100.0%
Percent of Original List Price Received*	98.9%	0.0%	- 100.0%	98.9%	0.0%	- 100.0%
New Listings	2	0	- 100.0%	8	0	- 100.0%

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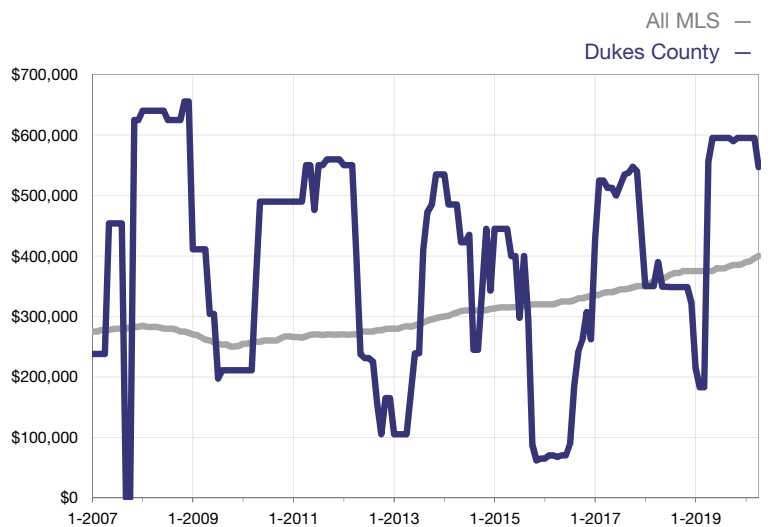
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Essex County

Single-Family Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	626	359	- 42.7%	1,867	1,520	- 18.6%
Closed Sales	411	327	- 20.4%	1,433	1,309	- 8.7%
Median Sales Price*	\$440,000	\$510,000	+ 15.9%	\$440,000	\$495,000	+ 12.5%
Inventory of Homes for Sale	1,159	645	- 44.3%	--	--	--
Months Supply of Inventory	2.3	1.2	- 47.8%	--	--	--
Cumulative Days on Market Until Sale	60	41	- 31.7%	65	55	- 15.4%
Percent of Original List Price Received*	98.0%	99.9%	+ 1.9%	96.5%	98.0%	+ 1.6%
New Listings	901	418	- 53.6%	2,428	1,871	- 22.9%

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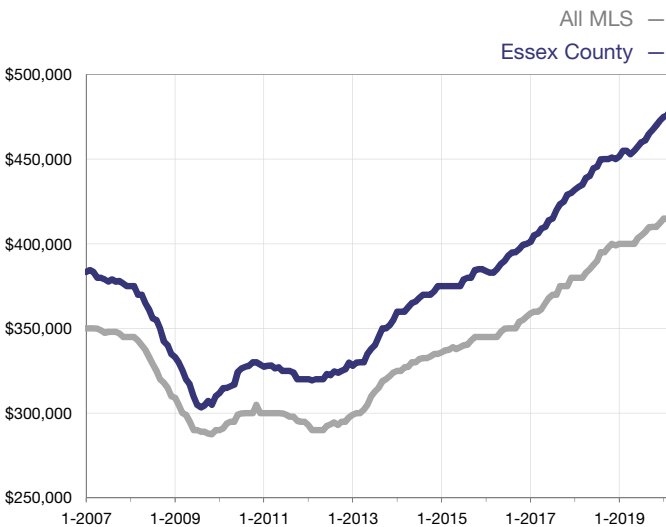
Condominium Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	269	126	- 53.2%	935	699	- 25.2%
Closed Sales	247	162	- 34.4%	744	660	- 11.3%
Median Sales Price*	\$310,000	\$335,000	+ 8.1%	\$305,000	\$330,000	+ 8.2%
Inventory of Homes for Sale	449	297	- 33.9%	--	--	--
Months Supply of Inventory	1.9	1.3	- 31.6%	--	--	--
Cumulative Days on Market Until Sale	57	48	- 15.8%	58	55	- 5.2%
Percent of Original List Price Received*	98.8%	100.4%	+ 1.6%	97.9%	99.0%	+ 1.1%
New Listings	334	163	- 51.2%	1,106	846	- 23.5%

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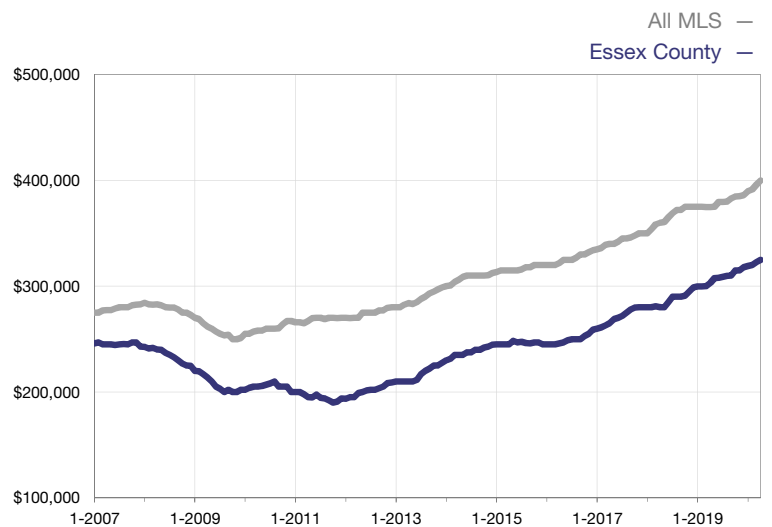
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Franklin County

Single-Family Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	55	38	- 30.9%	178	149	- 16.3%
Closed Sales	46	33	- 28.3%	145	133	- 8.3%
Median Sales Price*	\$232,000	\$229,500	- 1.1%	\$216,000	\$205,000	- 5.1%
Inventory of Homes for Sale	203	130	- 36.0%	--	--	--
Months Supply of Inventory	4.1	2.6	- 36.6%	--	--	--
Cumulative Days on Market Until Sale	98	74	- 24.5%	111	82	- 26.1%
Percent of Original List Price Received*	95.4%	93.2%	- 2.3%	93.1%	91.9%	- 1.3%
New Listings	92	44	- 52.2%	242	180	- 25.6%

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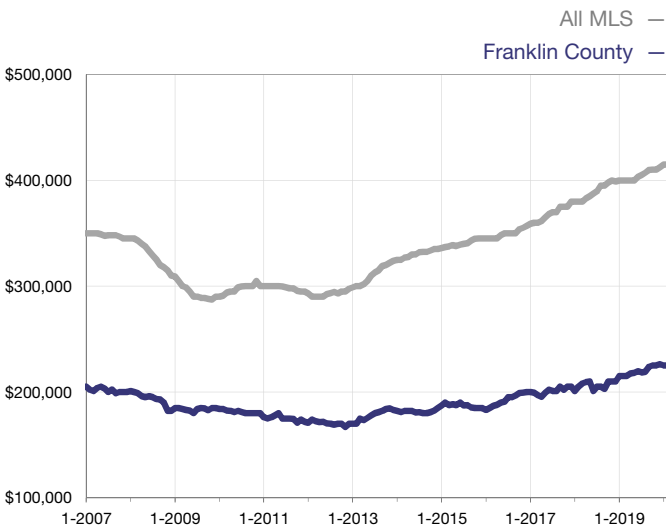
Condominium Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	4	2	- 50.0%	15	9	- 40.0%
Closed Sales	2	3	+ 50.0%	10	8	- 20.0%
Median Sales Price*	\$280,000	\$219,000	- 21.8%	\$211,250	\$169,250	- 19.9%
Inventory of Homes for Sale	10	8	- 20.0%	--	--	--
Months Supply of Inventory	2.6	2.5	- 3.8%	--	--	--
Cumulative Days on Market Until Sale	147	149	+ 1.4%	174	113	- 35.1%
Percent of Original List Price Received*	94.5%	94.9%	+ 0.4%	95.8%	94.2%	- 1.7%
New Listings	5	1	- 80.0%	15	11	- 26.7%

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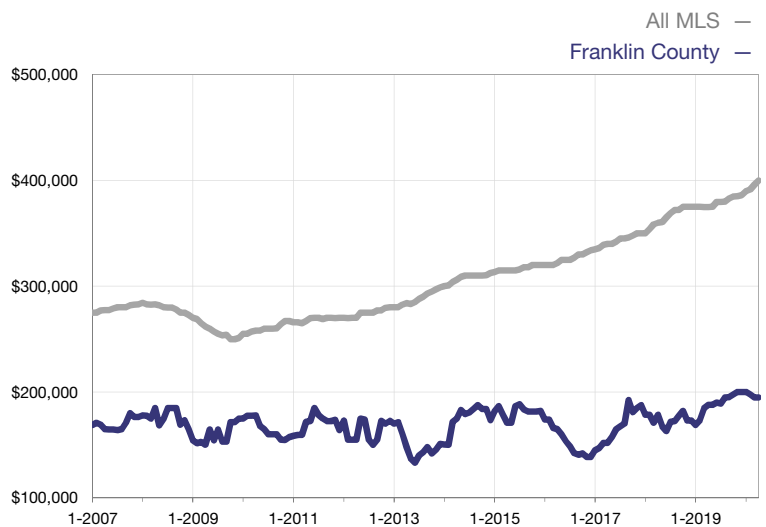
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Hampden County

Single-Family Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	407	311	- 23.6%	1,336	1,245	- 6.8%
Closed Sales	340	244	- 28.2%	1,073	977	- 8.9%
Median Sales Price*	\$206,750	\$230,000	+ 11.2%	\$195,000	\$214,500	+ 10.0%
Inventory of Homes for Sale	895	516	- 42.3%	--	--	--
Months Supply of Inventory	2.6	1.5	- 42.3%	--	--	--
Cumulative Days on Market Until Sale	74	53	- 28.4%	78	67	- 14.1%
Percent of Original List Price Received*	96.3%	99.1%	+ 2.9%	95.0%	96.4%	+ 1.5%
New Listings	527	316	- 40.0%	1,652	1,416	- 14.3%

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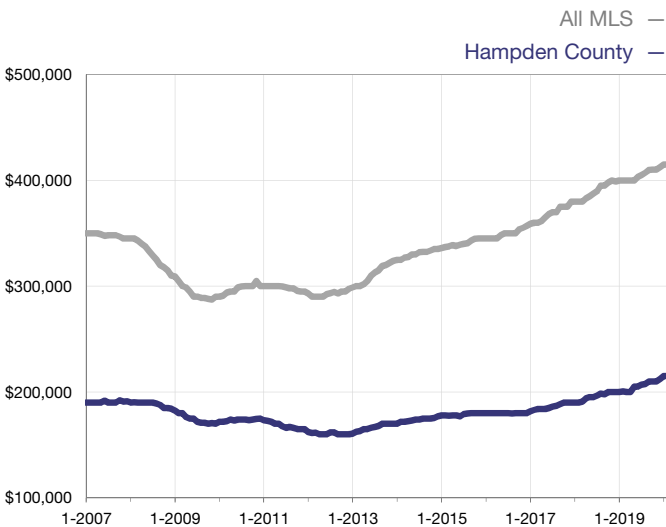
Condominium Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	52	34	- 34.6%	192	144	- 25.0%
Closed Sales	48	45	- 6.3%	171	129	- 24.6%
Median Sales Price*	\$137,350	\$149,900	+ 9.1%	\$142,550	\$140,000	- 1.8%
Inventory of Homes for Sale	118	106	- 10.2%	--	--	--
Months Supply of Inventory	2.5	2.4	- 4.0%	--	--	--
Cumulative Days on Market Until Sale	93	51	- 45.2%	90	57	- 36.7%
Percent of Original List Price Received*	95.1%	98.9%	+ 4.0%	95.4%	97.0%	+ 1.7%
New Listings	65	36	- 44.6%	221	182	- 17.6%

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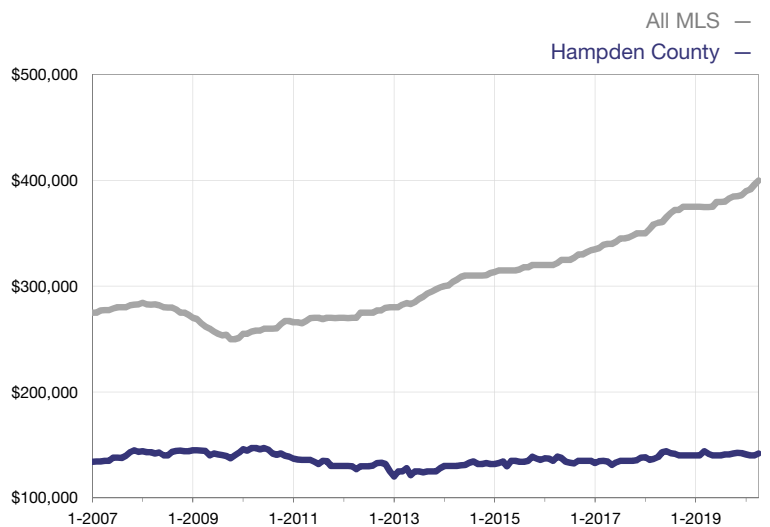
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Hampshire County

Single-Family Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	114	94	- 17.5%	371	368	- 0.8%
Closed Sales	89	83	- 6.7%	264	292	+ 10.6%
Median Sales Price*	\$279,500	\$325,000	+ 16.3%	\$267,000	\$292,725	+ 9.6%
Inventory of Homes for Sale	339	240	- 29.2%	--	--	--
Months Supply of Inventory	3.2	2.3	- 28.1%	--	--	--
Cumulative Days on Market Until Sale	111	76	- 31.5%	109	88	- 19.3%
Percent of Original List Price Received*	95.0%	97.7%	+ 2.8%	93.9%	95.4%	+ 1.6%
New Listings	163	93	- 42.9%	478	428	- 10.5%

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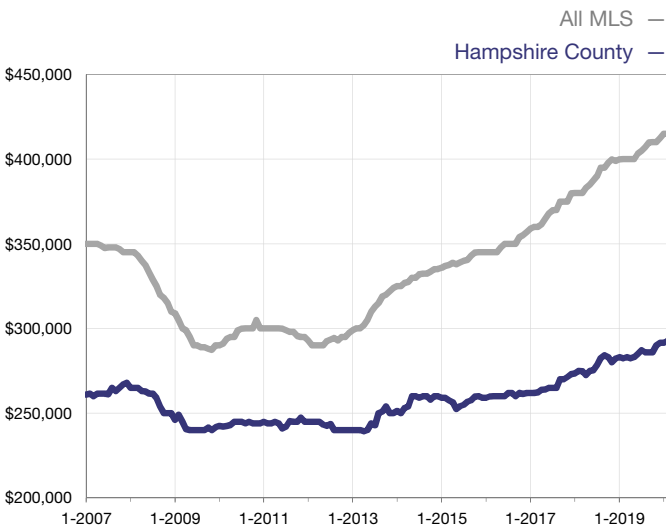
Condominium Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	34	11	- 67.6%	98	64	- 34.7%
Closed Sales	23	18	- 21.7%	64	54	- 15.6%
Median Sales Price*	\$227,500	\$210,000	- 7.7%	\$225,200	\$234,000	+ 3.9%
Inventory of Homes for Sale	76	45	- 40.8%	--	--	--
Months Supply of Inventory	3.1	2.0	- 35.5%	--	--	--
Cumulative Days on Market Until Sale	48	74	+ 54.2%	78	75	- 3.8%
Percent of Original List Price Received*	97.1%	99.5%	+ 2.5%	96.9%	97.1%	+ 0.2%
New Listings	43	8	- 81.4%	121	77	- 36.4%

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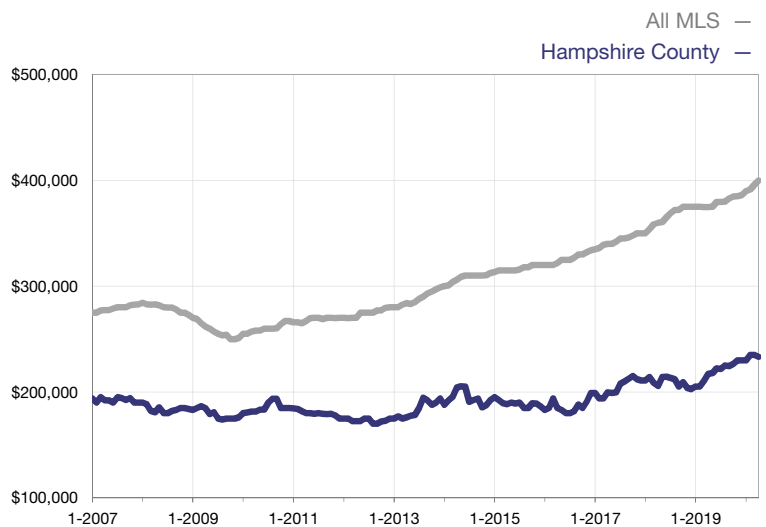
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Local Market Update – April 2020

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Middlesex County

Single-Family Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	1,202	630	- 47.6%	3,515	2,825	- 19.6%
Closed Sales	803	702	- 12.6%	2,540	2,341	- 7.8%
Median Sales Price*	\$570,000	\$637,450	+ 11.8%	\$550,000	\$600,000	+ 9.1%
Inventory of Homes for Sale	1,819	1,121	- 38.4%	--	--	--
Months Supply of Inventory	2.0	1.2	- 40.0%	--	--	--
Cumulative Days on Market Until Sale	57	45	- 21.1%	61	59	- 3.3%
Percent of Original List Price Received*	98.6%	100.3%	+ 1.7%	97.4%	98.2%	+ 0.8%
New Listings	1,515	746	- 50.8%	4,526	3,576	- 21.0%

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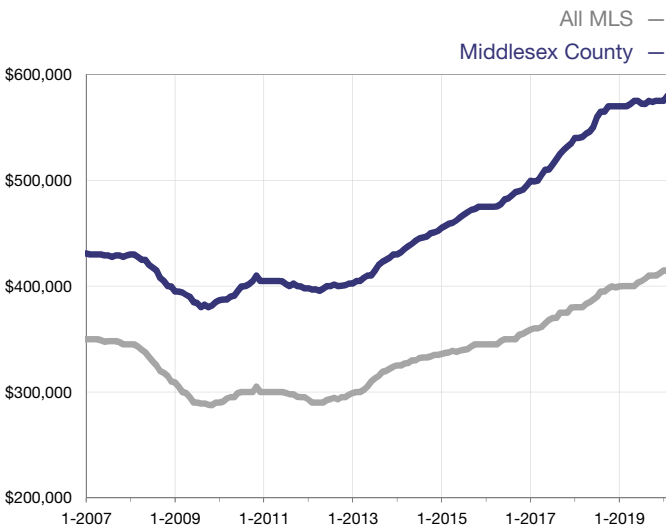
Condominium Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	618	289	- 53.2%	1,977	1,571	- 20.5%
Closed Sales	453	367	- 19.0%	1,401	1,406	+ 0.4%
Median Sales Price*	\$470,000	\$526,500	+ 12.0%	\$455,000	\$520,000	+ 14.3%
Inventory of Homes for Sale	917	599	- 34.7%	--	--	--
Months Supply of Inventory	1.9	1.3	- 31.6%	--	--	--
Cumulative Days on Market Until Sale	44	43	- 2.3%	52	55	+ 5.8%
Percent of Original List Price Received*	100.0%	100.6%	+ 0.6%	98.9%	99.2%	+ 0.3%
New Listings	800	379	- 52.6%	2,475	1,974	- 20.2%

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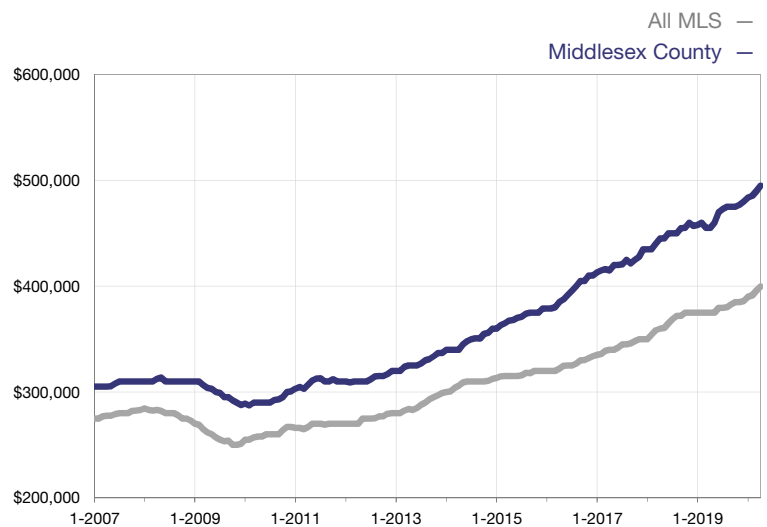
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Nantucket County

Single-Family Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	3	1	- 66.7%	9	7	- 22.2%
Closed Sales	0	1	--	11	9	- 18.2%
Median Sales Price*	\$0	\$1,695,750	--	\$1,700,000	\$1,950,000	+ 14.7%
Inventory of Homes for Sale	47	29	- 38.3%	--	--	--
Months Supply of Inventory	10.3	7.1	- 31.1%	--	--	--
Cumulative Days on Market Until Sale	0	83	--	100	64	- 36.0%
Percent of Original List Price Received*	0.0%	94.5%	--	92.3%	88.7%	- 3.9%
New Listings	17	7	- 58.8%	31	23	- 25.8%

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

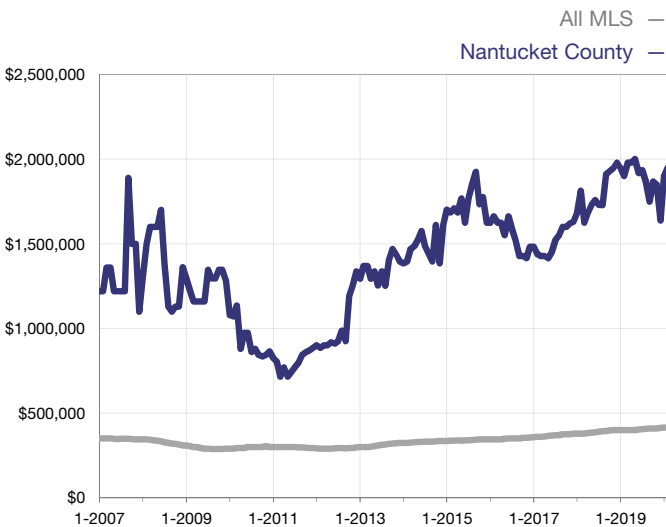
Condominium Properties

Key Metrics	April			Year to Date		
	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	2	1	- 50.0%	--	--	--
Months Supply of Inventory	2.0	1.0	- 50.0%	--	--	--
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	1	--	2	1	- 50.0%

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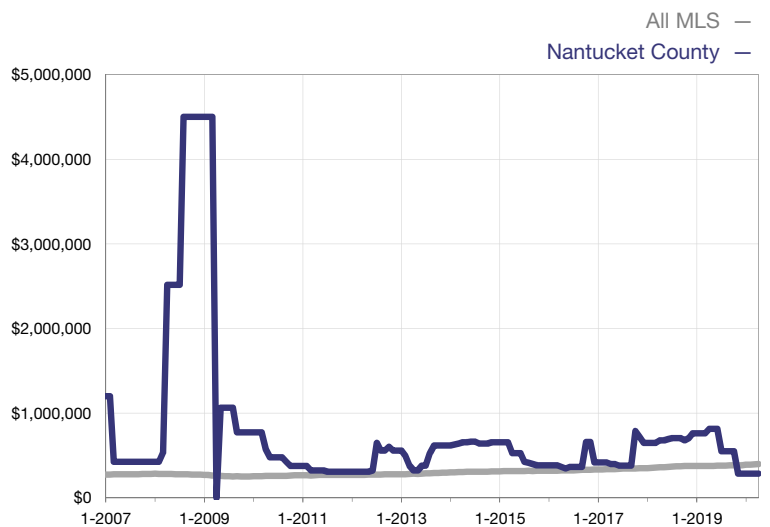
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Local Market Update – April 2020

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Norfolk County

Single-Family Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	658	362	- 45.0%	1,863	1,632	- 12.4%
Closed Sales	413	376	- 9.0%	1,336	1,354	+ 1.3%
Median Sales Price*	\$525,000	\$575,000	+ 9.5%	\$514,000	\$535,000	+ 4.1%
Inventory of Homes for Sale	1,213	724	- 40.3%	--	--	--
Months Supply of Inventory	2.4	1.4	- 41.7%	--	--	--
Cumulative Days on Market Until Sale	56	49	- 12.5%	67	61	- 9.0%
Percent of Original List Price Received*	97.8%	99.0%	+ 1.2%	96.5%	97.6%	+ 1.1%
New Listings	907	428	- 52.8%	2,539	2,116	- 16.7%

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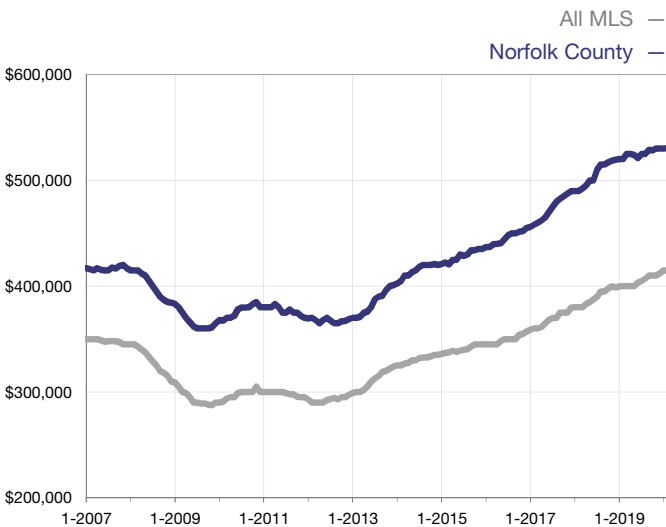
Condominium Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	295	101	- 65.8%	890	609	- 31.6%
Closed Sales	187	143	- 23.5%	589	631	+ 7.1%
Median Sales Price*	\$415,000	\$440,000	+ 6.0%	\$399,000	\$429,900	+ 7.7%
Inventory of Homes for Sale	519	345	- 33.5%	--	--	--
Months Supply of Inventory	2.6	1.7	- 34.6%	--	--	--
Cumulative Days on Market Until Sale	52	55	+ 5.8%	58	63	+ 8.6%
Percent of Original List Price Received*	99.2%	99.9%	+ 0.7%	98.5%	98.8%	+ 0.3%
New Listings	382	162	- 57.6%	1,216	819	- 32.6%

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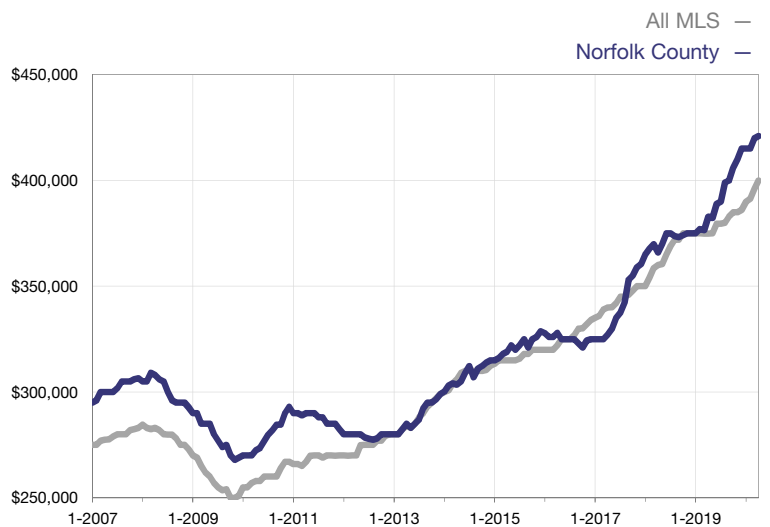
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Local Market Update – April 2020

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Plymouth County

Single-Family Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	614	351	- 42.8%	1,892	1,671	- 11.7%
Closed Sales	419	378	- 9.8%	1,432	1,424	- 0.6%
Median Sales Price*	\$387,000	\$435,000	+ 12.4%	\$375,000	\$415,500	+ 10.8%
Inventory of Homes for Sale	1,493	932	- 37.6%	--	--	--
Months Supply of Inventory	2.9	1.8	- 37.9%	--	--	--
Cumulative Days on Market Until Sale	69	70	+ 1.4%	78	74	- 5.1%
Percent of Original List Price Received*	97.1%	97.8%	+ 0.7%	96.0%	96.9%	+ 0.9%
New Listings	876	436	- 50.2%	2,600	2,070	- 20.4%

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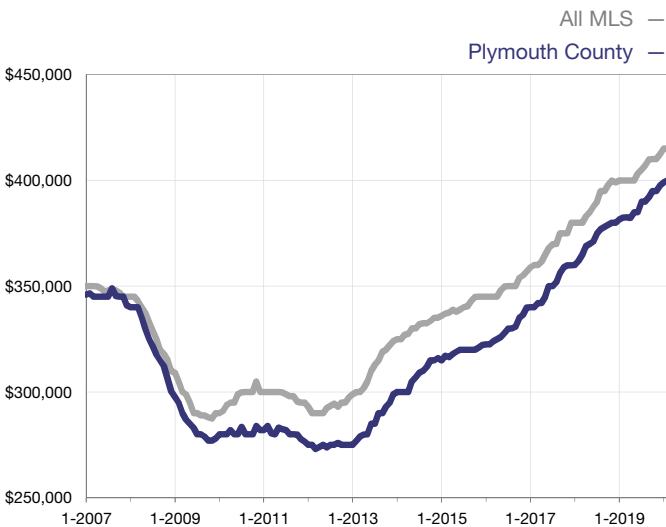
Condominium Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	140	63	- 55.0%	458	368	- 19.7%
Closed Sales	121	87	- 28.1%	402	318	- 20.9%
Median Sales Price*	\$300,000	\$325,000	+ 8.3%	\$305,000	\$335,000	+ 9.8%
Inventory of Homes for Sale	349	251	- 28.1%	--	--	--
Months Supply of Inventory	3.2	2.4	- 25.0%	--	--	--
Cumulative Days on Market Until Sale	62	71	+ 14.5%	65	66	+ 1.5%
Percent of Original List Price Received*	98.4%	99.0%	+ 0.6%	97.7%	98.5%	+ 0.8%
New Listings	190	99	- 47.9%	596	496	- 16.8%

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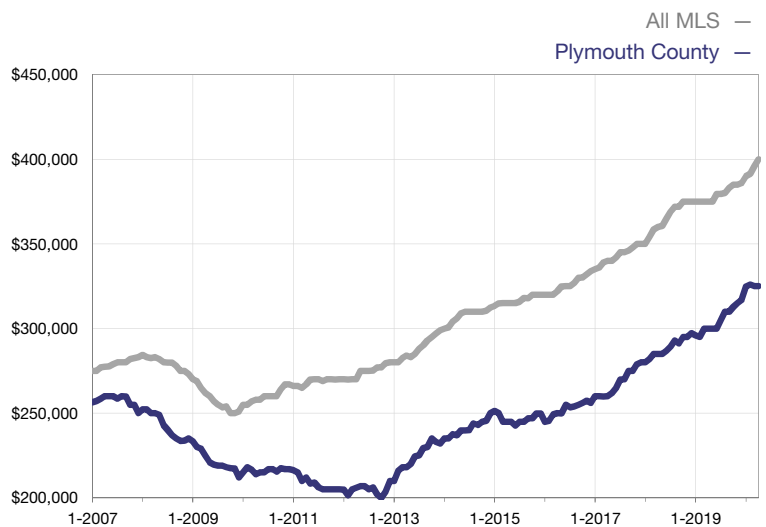
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Local Market Update – April 2020

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Suffolk County

Single-Family Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	130	56	- 56.9%	391	277	- 29.2%
Closed Sales	79	59	- 25.3%	285	255	- 10.5%
Median Sales Price*	\$595,000	\$635,000	+ 6.7%	\$552,000	\$592,000	+ 7.2%
Inventory of Homes for Sale	208	127	- 38.9%	--	--	--
Months Supply of Inventory	1.9	1.2	- 36.8%	--	--	--
Cumulative Days on Market Until Sale	43	38	- 11.6%	53	45	- 15.1%
Percent of Original List Price Received*	97.5%	100.1%	+ 2.7%	97.4%	98.5%	+ 1.1%
New Listings	167	75	- 55.1%	502	376	- 25.1%

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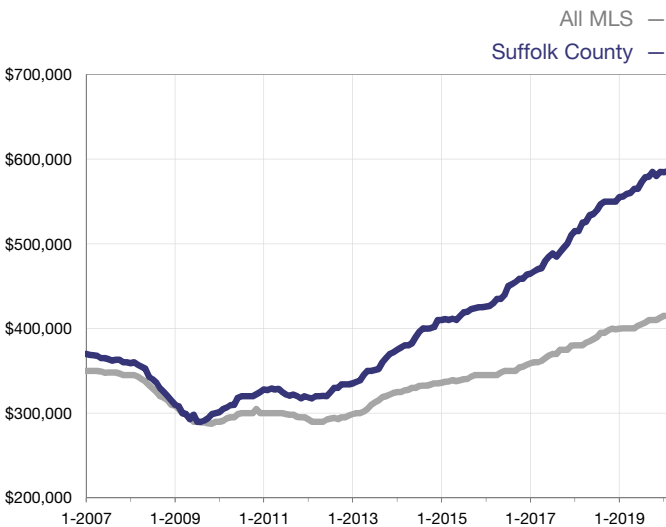
Condominium Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	596	243	- 59.2%	1,667	1,310	- 21.4%
Closed Sales	392	345	- 12.0%	1,193	1,250	+ 4.8%
Median Sales Price*	\$602,500	\$665,000	+ 10.4%	\$585,500	\$675,000	+ 15.3%
Inventory of Homes for Sale	1,113	817	- 26.6%	--	--	--
Months Supply of Inventory	2.8	2.0	- 28.6%	--	--	--
Cumulative Days on Market Until Sale	54	48	- 11.1%	57	62	+ 8.8%
Percent of Original List Price Received*	99.0%	99.4%	+ 0.4%	97.8%	97.8%	0.0%
New Listings	799	370	- 53.7%	2,409	1,918	- 20.4%

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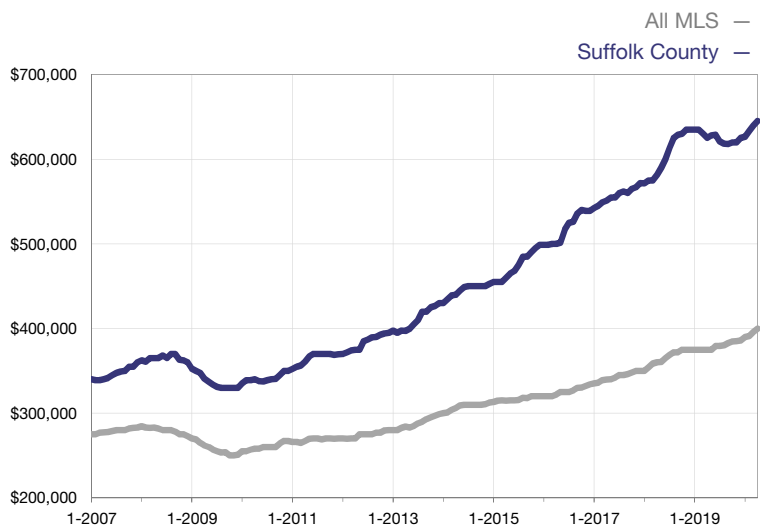
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Local Market Update – April 2020

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Worcester County

Single-Family Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	809	591	- 26.9%	2,514	2,399	- 4.6%
Closed Sales	579	537	- 7.3%	1,971	1,965	- 0.3%
Median Sales Price*	\$292,000	\$320,000	+ 9.6%	\$279,900	\$304,900	+ 8.9%
Inventory of Homes for Sale	1,777	1,084	- 39.0%	--	--	--
Months Supply of Inventory	2.6	1.6	- 38.5%	--	--	--
Cumulative Days on Market Until Sale	73	53	- 27.4%	76	66	- 13.2%
Percent of Original List Price Received*	97.2%	98.9%	+ 1.7%	95.9%	97.1%	+ 1.3%
New Listings	1,165	644	- 44.7%	3,213	2,847	- 11.4%

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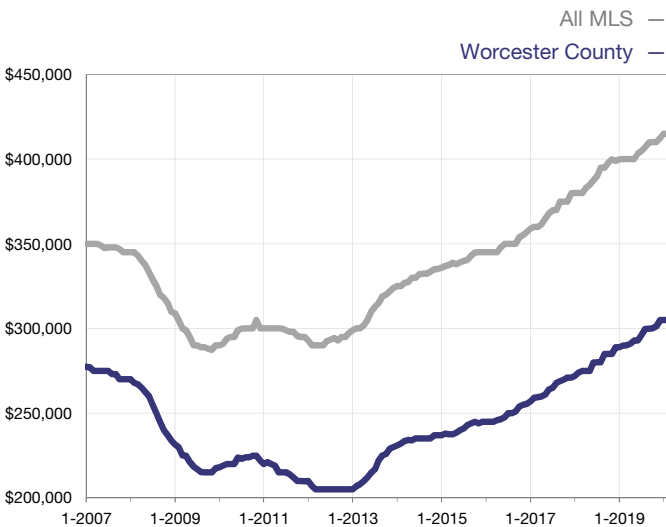
Condominium Properties

Key Metrics	April			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	157	113	- 28.0%	515	507	- 1.6%
Closed Sales	130	103	- 20.8%	436	425	- 2.5%
Median Sales Price*	\$232,500	\$249,900	+ 7.5%	\$211,000	\$235,000	+ 11.4%
Inventory of Homes for Sale	325	224	- 31.1%	--	--	--
Months Supply of Inventory	2.2	1.6	- 27.3%	--	--	--
Cumulative Days on Market Until Sale	61	63	+ 3.3%	64	62	- 3.1%
Percent of Original List Price Received*	99.5%	99.1%	- 0.4%	98.1%	98.3%	+ 0.2%
New Listings	186	124	- 33.3%	632	595	- 5.9%

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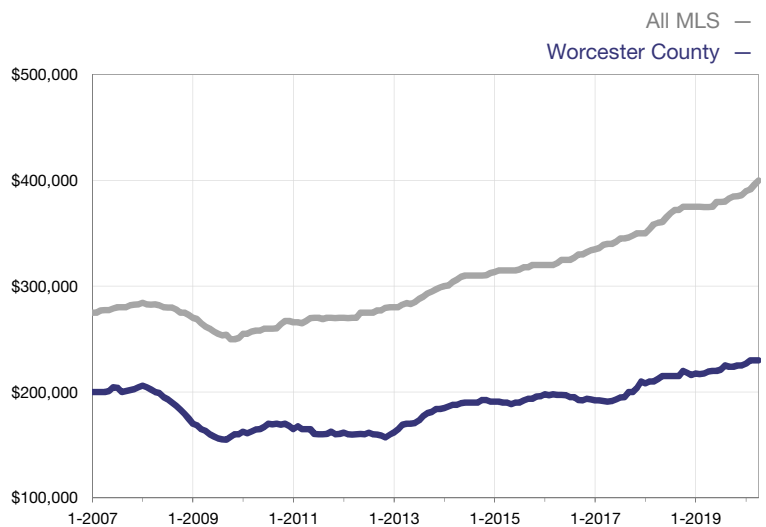
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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