

Local Market Update – June 2020

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Barnstable County

Single-Family Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	440	835	+ 89.8%	2,495	2,594	+ 4.0%
Closed Sales	503	488	- 3.0%	2,312	2,007	- 13.2%
Median Sales Price*	\$449,000	\$475,000	+ 5.8%	\$425,500	\$445,000	+ 4.6%
Inventory of Homes for Sale	2,531	1,402	- 44.6%	--	--	--
Months Supply of Inventory	6.2	3.7	- 40.3%	--	--	--
Cumulative Days on Market Until Sale	103	107	+ 3.9%	112	112	0.0%
Percent of Original List Price Received*	94.8%	94.9%	+ 0.1%	93.9%	94.1%	+ 0.2%
New Listings	624	643	+ 3.0%	3,716	3,074	- 17.3%

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

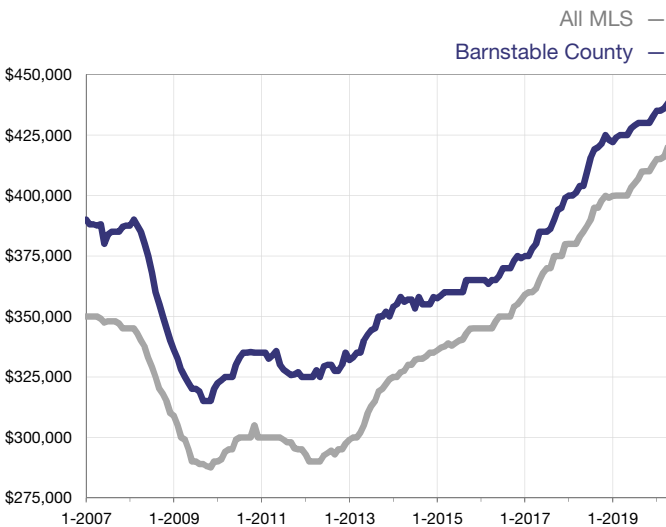
Condominium Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	114	176	+ 54.4%	590	587	- 0.5%
Closed Sales	121	103	- 14.9%	526	489	- 7.0%
Median Sales Price*	\$312,000	\$320,000	+ 2.6%	\$275,000	\$302,500	+ 10.0%
Inventory of Homes for Sale	686	489	- 28.7%	--	--	--
Months Supply of Inventory	7.0	5.0	- 28.6%	--	--	--
Cumulative Days on Market Until Sale	118	129	+ 9.3%	108	110	+ 1.9%
Percent of Original List Price Received*	94.6%	95.3%	+ 0.7%	94.3%	95.6%	+ 1.4%
New Listings	170	162	- 4.7%	976	802	- 17.8%

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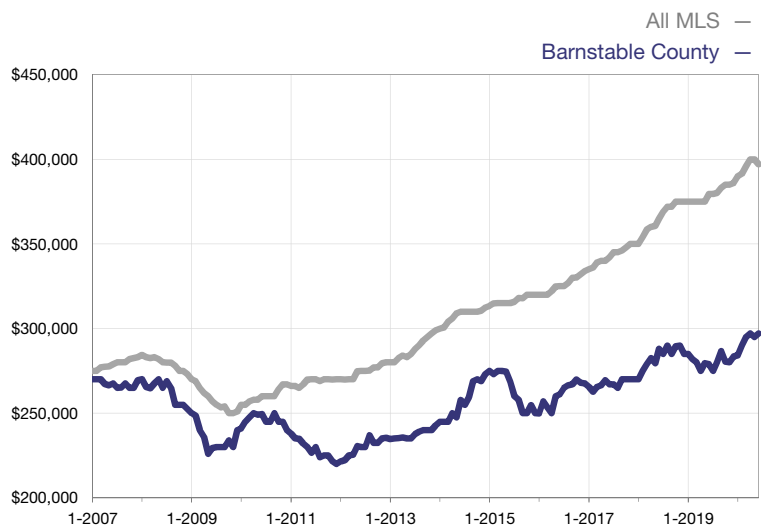
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Berkshire County

Single-Family Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	152	218	+ 43.4%	706	757	+ 7.2%
Closed Sales	127	134	+ 5.5%	589	553	- 6.1%
Median Sales Price*	\$234,900	\$256,500	+ 9.2%	\$217,800	\$217,500	- 0.1%
Inventory of Homes for Sale	1,063	570	- 46.4%	--	--	--
Months Supply of Inventory	8.7	4.7	- 46.0%	--	--	--
Cumulative Days on Market Until Sale	93	90	- 3.2%	97	103	+ 6.2%
Percent of Original List Price Received*	94.8%	93.7%	- 1.2%	92.1%	92.4%	+ 0.3%
New Listings	305	234	- 23.3%	1,256	919	- 26.8%

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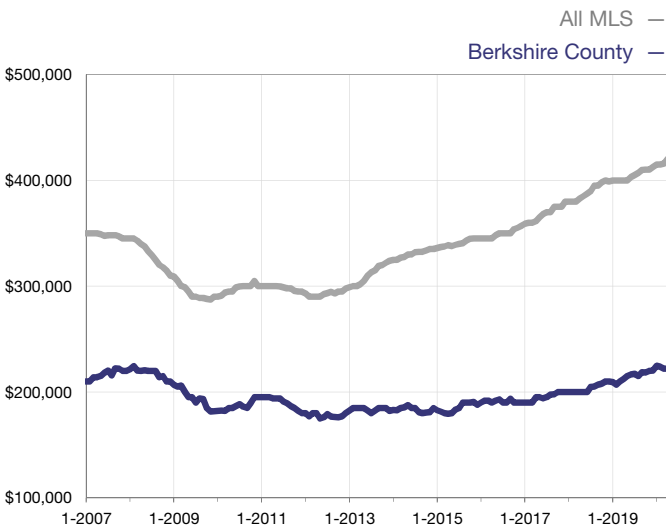
Condominium Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	19	18	- 5.3%	79	64	- 19.0%
Closed Sales	8	13	+ 62.5%	55	54	- 1.8%
Median Sales Price*	\$259,750	\$340,000	+ 30.9%	\$180,000	\$332,500	+ 84.7%
Inventory of Homes for Sale	203	112	- 44.8%	--	--	--
Months Supply of Inventory	16.5	7.7	- 53.3%	--	--	--
Cumulative Days on Market Until Sale	33	132	+ 300.0%	110	161	+ 46.4%
Percent of Original List Price Received*	96.3%	94.9%	- 1.5%	93.1%	92.0%	- 1.2%
New Listings	16	16	0.0%	167	99	- 40.7%

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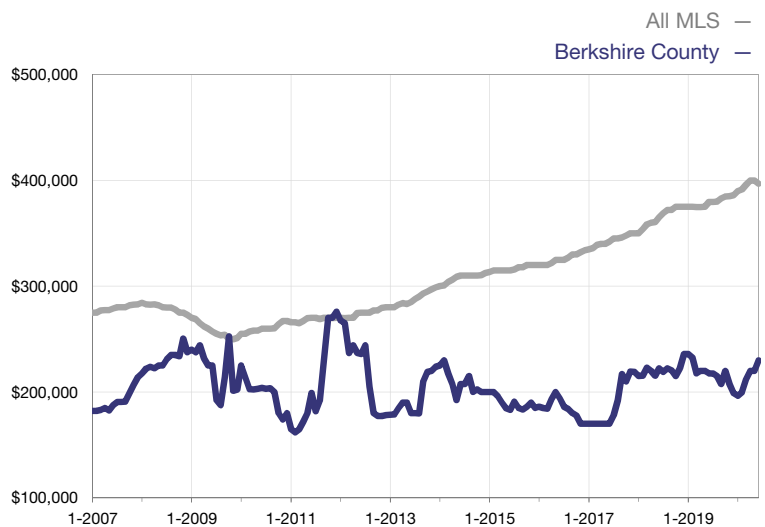
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Bristol County

Single-Family Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	498	622	+ 24.9%	2,445	2,458	+ 0.5%
Closed Sales	463	371	- 19.9%	2,066	1,882	- 8.9%
Median Sales Price*	\$350,000	\$365,000	+ 4.3%	\$328,500	\$349,000	+ 6.2%
Inventory of Homes for Sale	1,280	561	- 56.2%	--	--	--
Months Supply of Inventory	3.3	1.5	- 54.5%	--	--	--
Cumulative Days on Market Until Sale	54	57	+ 5.6%	71	64	- 9.9%
Percent of Original List Price Received*	98.4%	98.0%	- 0.4%	96.5%	97.4%	+ 0.9%
New Listings	620	569	- 8.2%	3,172	2,663	- 16.0%

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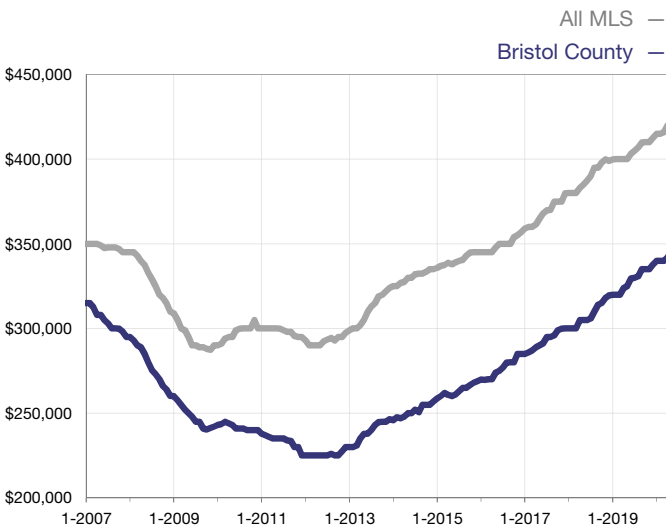
Condominium Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	82	95	+ 15.9%	410	391	- 4.6%
Closed Sales	63	72	+ 14.3%	348	334	- 4.0%
Median Sales Price*	\$231,900	\$235,000	+ 1.3%	\$223,750	\$235,000	+ 5.0%
Inventory of Homes for Sale	192	79	- 58.9%	--	--	--
Months Supply of Inventory	2.9	1.2	- 58.6%	--	--	--
Cumulative Days on Market Until Sale	47	43	- 8.5%	60	50	- 16.7%
Percent of Original List Price Received*	98.6%	98.0%	- 0.6%	97.5%	97.5%	0.0%
New Listings	85	96	+ 12.9%	527	446	- 15.4%

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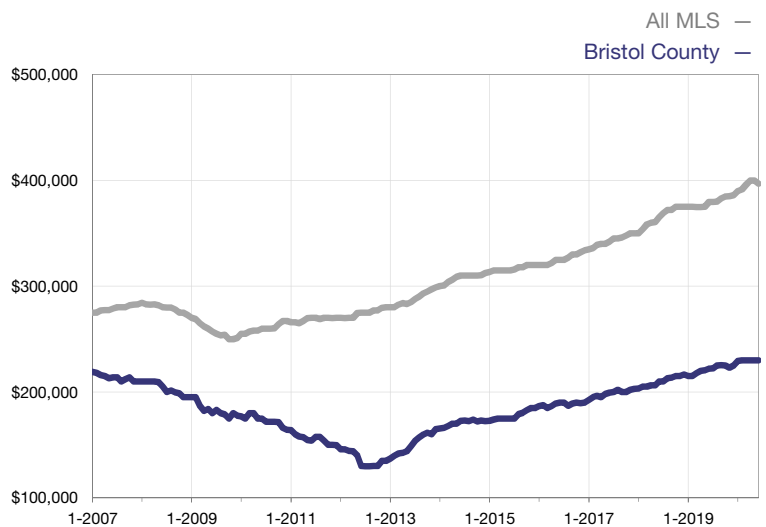
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Dukes County

Single-Family Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	6	11	+ 83.3%	36	34	- 5.6%
Closed Sales	5	6	+ 20.0%	34	32	- 5.9%
Median Sales Price*	\$820,000	\$1,152,500	+ 40.5%	\$832,500	\$1,190,944	+ 43.1%
Inventory of Homes for Sale	86	44	- 48.8%	--	--	--
Months Supply of Inventory	8.5	7.5	- 11.8%	--	--	--
Cumulative Days on Market Until Sale	134	169	+ 26.1%	190	216	+ 13.7%
Percent of Original List Price Received*	94.2%	85.2%	- 9.6%	91.6%	91.1%	- 0.5%
New Listings	6	17	+ 183.3%	91	61	- 33.0%

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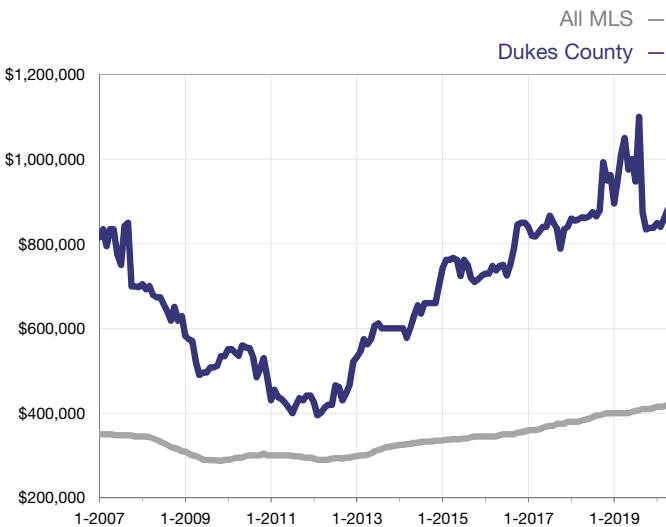
Condominium Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	1	1	0.0%	4	2	- 50.0%
Closed Sales	0	0	--	4	1	- 75.0%
Median Sales Price*	\$0	\$0	--	\$600,000	\$65,000	- 89.2%
Inventory of Homes for Sale	5	12	+ 140.0%	--	--	--
Months Supply of Inventory	3.0	9.6	+ 220.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	163	44	- 73.0%
Percent of Original List Price Received*	0.0%	0.0%	--	98.9%	72.3%	- 26.9%
New Listings	0	1	--	8	13	+ 62.5%

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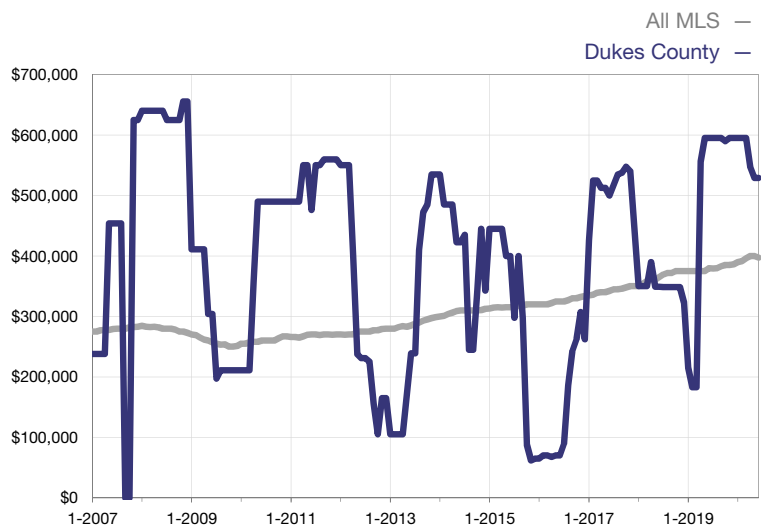
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Essex County

Single-Family Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	734	814	+ 10.9%	3,345	2,883	- 13.8%
Closed Sales	697	517	- 25.8%	2,701	2,241	- 17.0%
Median Sales Price*	\$500,000	\$530,000	+ 6.0%	\$460,000	\$501,000	+ 8.9%
Inventory of Homes for Sale	1,377	626	- 54.5%	--	--	--
Months Supply of Inventory	2.7	1.3	- 51.9%	--	--	--
Cumulative Days on Market Until Sale	45	42	- 6.7%	56	49	- 12.5%
Percent of Original List Price Received*	98.8%	99.3%	+ 0.5%	97.5%	98.6%	+ 1.1%
New Listings	866	798	- 7.9%	4,341	3,336	- 23.2%

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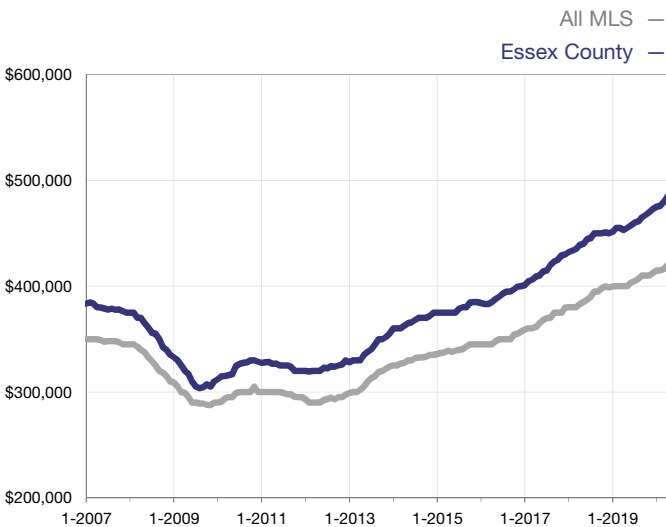
Condominium Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	276	333	+ 20.7%	1,513	1,276	- 15.7%
Closed Sales	282	229	- 18.8%	1,304	1,039	- 20.3%
Median Sales Price*	\$310,000	\$348,000	+ 12.3%	\$310,000	\$335,000	+ 8.1%
Inventory of Homes for Sale	552	344	- 37.7%	--	--	--
Months Supply of Inventory	2.4	1.6	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	42	52	+ 23.8%	52	53	+ 1.9%
Percent of Original List Price Received*	99.2%	99.7%	+ 0.5%	98.5%	99.2%	+ 0.7%
New Listings	329	357	+ 8.5%	1,868	1,526	- 18.3%

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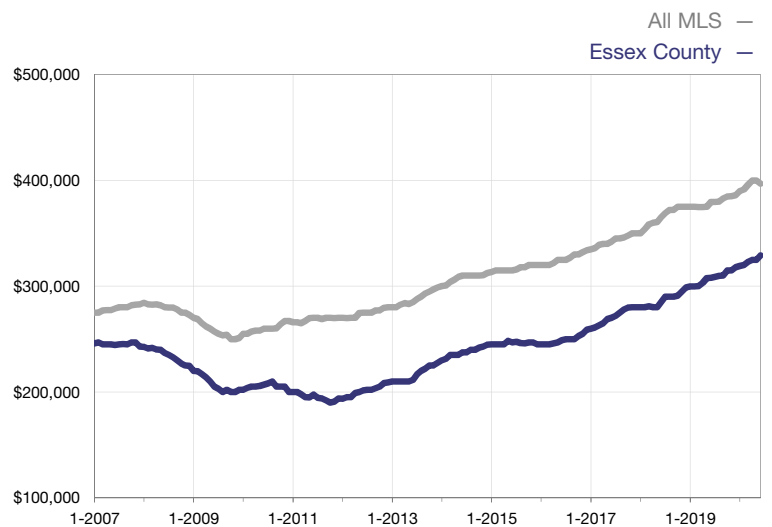
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



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Franklin County

Single-Family Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	67	97	+ 44.8%	309	318	+ 2.9%
Closed Sales	62	61	- 1.6%	260	227	- 12.7%
Median Sales Price*	\$250,000	\$237,500	- 5.0%	\$224,000	\$225,000	+ 0.4%
Inventory of Homes for Sale	242	115	- 52.5%	--	--	--
Months Supply of Inventory	4.8	2.4	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	54	96	+ 77.8%	96	90	- 6.3%
Percent of Original List Price Received*	95.4%	94.3%	- 1.2%	93.9%	93.1%	- 0.9%
New Listings	103	96	- 6.8%	439	353	- 19.6%

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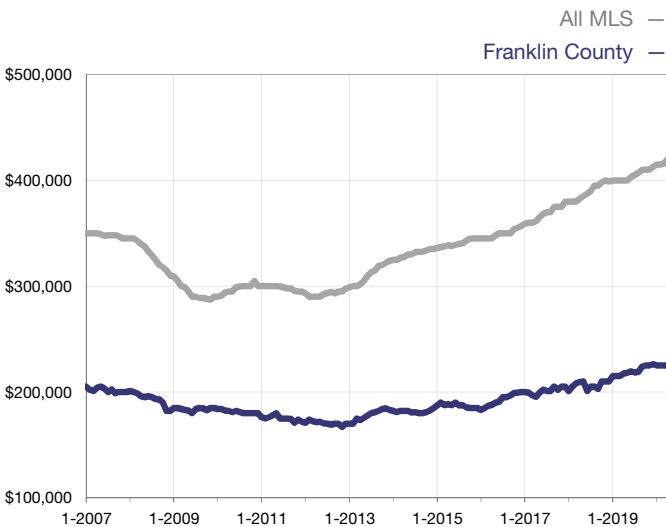
Condominium Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	3	4	+ 33.3%	23	20	- 13.0%
Closed Sales	5	2	- 60.0%	21	13	- 38.1%
Median Sales Price*	\$194,900	\$211,500	+ 8.5%	\$194,900	\$173,000	- 11.2%
Inventory of Homes for Sale	10	8	- 20.0%	--	--	--
Months Supply of Inventory	2.2	3.0	+ 36.4%	--	--	--
Cumulative Days on Market Until Sale	75	61	- 18.7%	123	99	- 19.5%
Percent of Original List Price Received*	93.7%	97.5%	+ 4.1%	96.1%	94.7%	- 1.5%
New Listings	4	8	+ 100.0%	24	26	+ 8.3%

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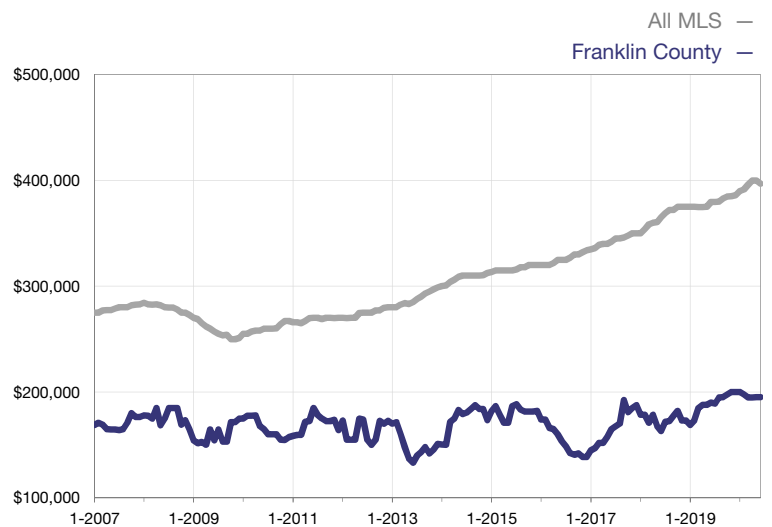
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Hampden County

Single-Family Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	413	510	+ 23.5%	2,189	2,105	- 3.8%
Closed Sales	416	339	- 18.5%	1,893	1,640	- 13.4%
Median Sales Price*	\$217,750	\$235,000	+ 7.9%	\$205,000	\$220,000	+ 7.3%
Inventory of Homes for Sale	985	460	- 53.3%	--	--	--
Months Supply of Inventory	2.8	1.4	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	51	48	- 5.9%	68	59	- 13.2%
Percent of Original List Price Received*	99.0%	99.1%	+ 0.1%	96.4%	97.5%	+ 1.1%
New Listings	544	483	- 11.2%	2,780	2,319	- 16.6%

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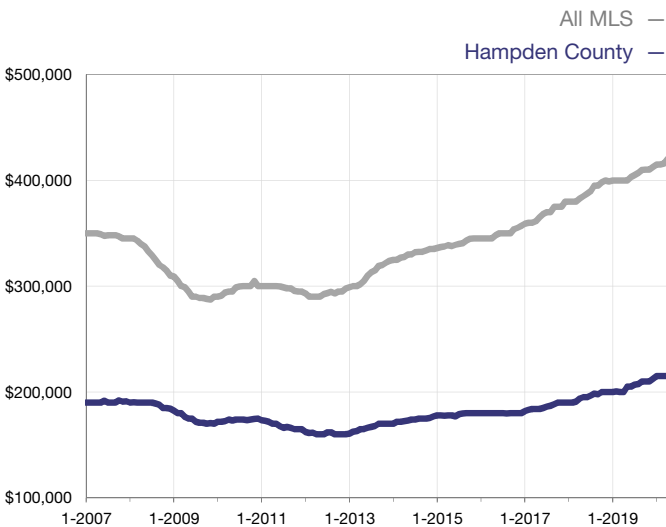
Condominium Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	51	54	+ 5.9%	304	254	- 16.4%
Closed Sales	59	53	- 10.2%	279	212	- 24.0%
Median Sales Price*	\$140,000	\$165,000	+ 17.9%	\$144,000	\$149,900	+ 4.1%
Inventory of Homes for Sale	129	71	- 45.0%	--	--	--
Months Supply of Inventory	2.7	1.7	- 37.0%	--	--	--
Cumulative Days on Market Until Sale	54	60	+ 11.1%	79	60	- 24.1%
Percent of Original List Price Received*	97.3%	97.2%	- 0.1%	95.9%	97.3%	+ 1.5%
New Listings	66	48	- 27.3%	362	270	- 25.4%

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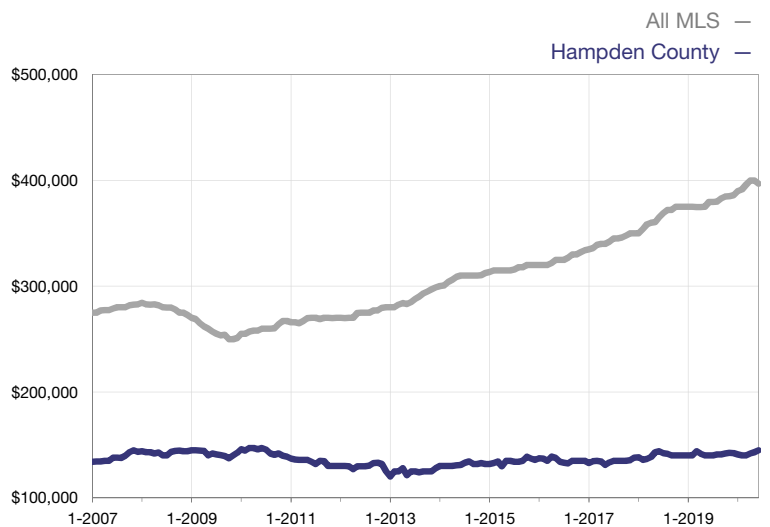
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

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Hampshire County

Single-Family Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	138	166	+ 20.3%	659	652	- 1.1%
Closed Sales	138	101	- 26.8%	497	495	- 0.4%
Median Sales Price*	\$317,450	\$327,000	+ 3.0%	\$285,000	\$300,000	+ 5.3%
Inventory of Homes for Sale	444	212	- 52.3%	--	--	--
Months Supply of Inventory	4.4	2.0	- 54.5%	--	--	--
Cumulative Days on Market Until Sale	66	55	- 16.7%	94	80	- 14.9%
Percent of Original List Price Received*	96.9%	98.3%	+ 1.4%	95.0%	96.3%	+ 1.4%
New Listings	197	146	- 25.9%	927	731	- 21.1%

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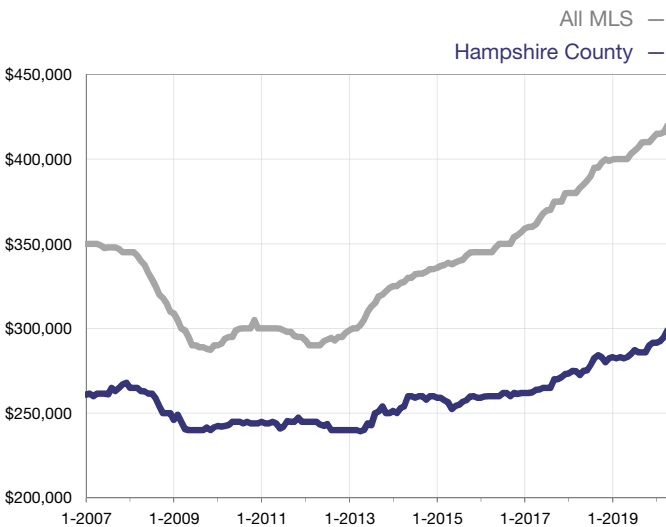
Condominium Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	28	26	- 7.1%	159	104	- 34.6%
Closed Sales	24	14	- 41.7%	116	84	- 27.6%
Median Sales Price*	\$256,900	\$255,000	- 0.7%	\$240,099	\$227,000	- 5.5%
Inventory of Homes for Sale	66	63	- 4.5%	--	--	--
Months Supply of Inventory	2.8	3.1	+ 10.7%	--	--	--
Cumulative Days on Market Until Sale	65	46	- 29.2%	71	60	- 15.5%
Percent of Original List Price Received*	97.8%	99.6%	+ 1.8%	97.6%	98.0%	+ 0.4%
New Listings	17	36	+ 111.8%	174	140	- 19.5%

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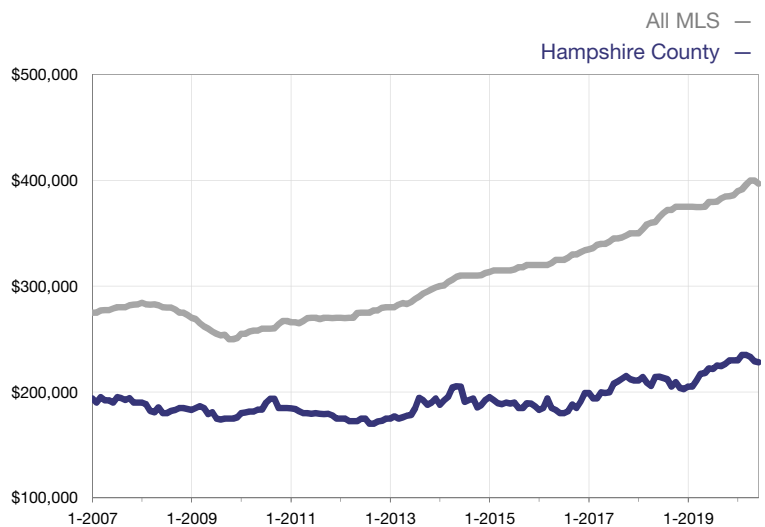
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

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Local Market Update – June 2020

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Middlesex County

Single-Family Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	1,264	1,499	+ 18.6%	6,128	5,330	- 13.0%
Closed Sales	1,285	941	- 26.8%	4,913	4,037	- 17.8%
Median Sales Price*	\$600,300	\$630,000	+ 4.9%	\$575,000	\$610,000	+ 6.1%
Inventory of Homes for Sale	2,319	1,193	- 48.6%	--	--	--
Months Supply of Inventory	2.5	1.4	- 44.0%	--	--	--
Cumulative Days on Market Until Sale	36	41	+ 13.9%	50	51	+ 2.0%
Percent of Original List Price Received*	99.9%	99.6%	- 0.3%	98.6%	98.8%	+ 0.2%
New Listings	1,508	1,502	- 0.4%	8,061	6,334	- 21.4%

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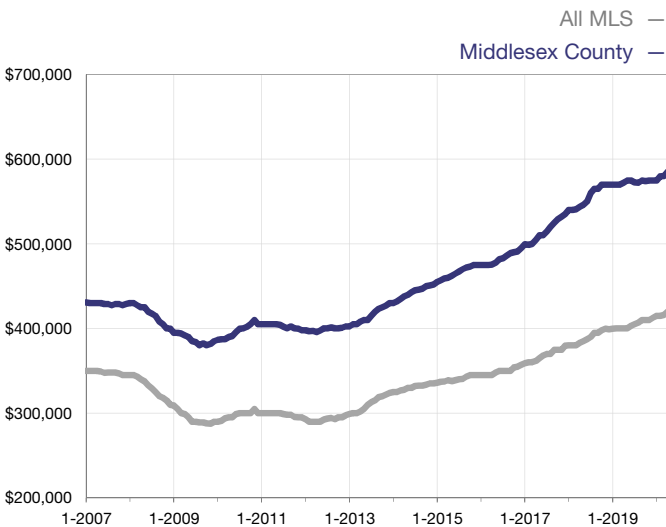
Condominium Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	631	713	+ 13.0%	3,269	2,688	- 17.8%
Closed Sales	630	398	- 36.8%	2,643	2,141	- 19.0%
Median Sales Price*	\$515,000	\$470,000	- 8.7%	\$485,000	\$510,000	+ 5.2%
Inventory of Homes for Sale	1,002	714	- 28.7%	--	--	--
Months Supply of Inventory	2.1	1.6	- 23.8%	--	--	--
Cumulative Days on Market Until Sale	32	36	+ 12.5%	45	49	+ 8.9%
Percent of Original List Price Received*	100.5%	99.5%	- 1.0%	99.7%	99.3%	- 0.4%
New Listings	721	802	+ 11.2%	4,050	3,352	- 17.2%

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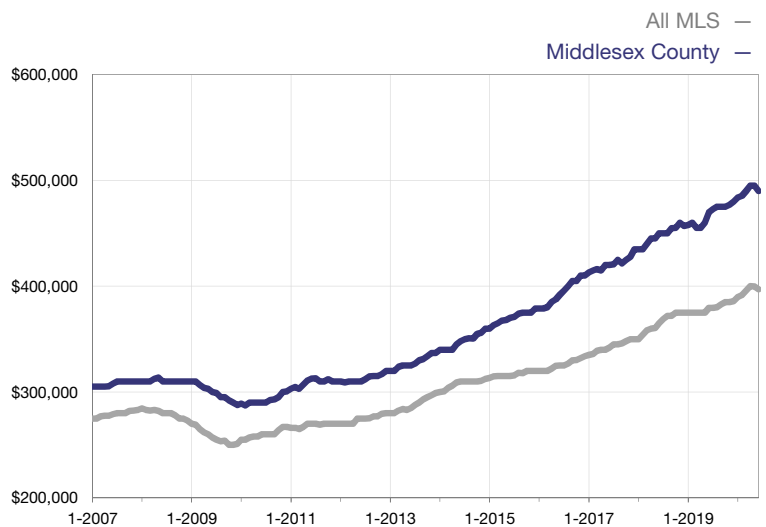
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

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Nantucket County

Single-Family Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	4	11	+ 175.0%	17	17	0.0%
Closed Sales	4	3	- 25.0%	17	12	- 29.4%
Median Sales Price*	\$1,332,500	\$2,400,000	+ 80.1%	\$1,500,000	\$2,175,000	+ 45.0%
Inventory of Homes for Sale	62	43	- 30.6%	--	--	--
Months Supply of Inventory	13.6	10.3	- 24.3%	--	--	--
Cumulative Days on Market Until Sale	71	168	+ 136.6%	116	90	- 22.4%
Percent of Original List Price Received*	95.2%	95.7%	+ 0.5%	92.4%	90.5%	- 2.1%
New Listings	11	19	+ 72.7%	58	56	- 3.4%

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

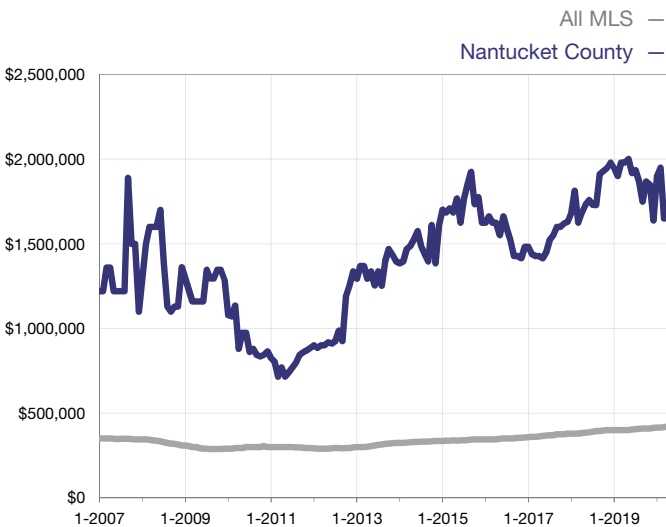
Condominium Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	1	0	- 100.0%	1	0	- 100.0%
Closed Sales	1	0	- 100.0%	1	0	- 100.0%
Median Sales Price*	\$285,000	\$0	- 100.0%	\$285,000	\$0	- 100.0%
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	1.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	82	0	- 100.0%	82	0	- 100.0%
Percent of Original List Price Received*	90.5%	0.0%	- 100.0%	90.5%	0.0%	- 100.0%
New Listings	0	1	--	2	2	0.0%

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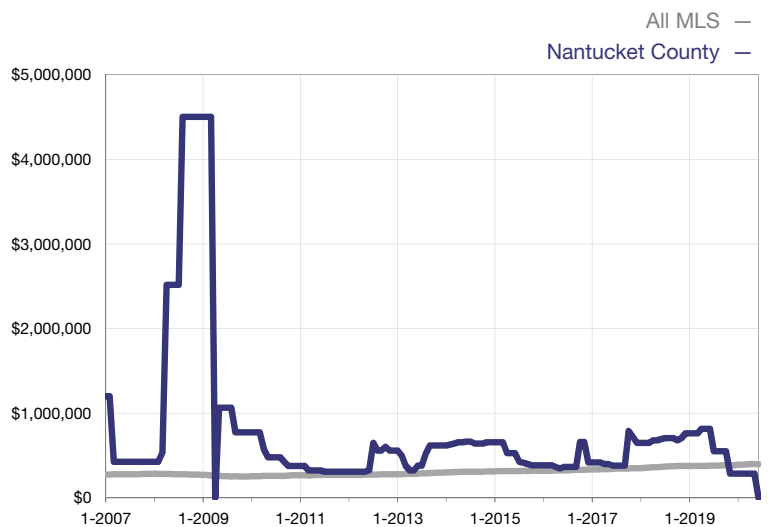
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Local Market Update – June 2020

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Norfolk County

Single-Family Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	659	838	+ 27.2%	3,265	3,005	- 8.0%
Closed Sales	723	530	- 26.7%	2,615	2,287	- 12.5%
Median Sales Price*	\$552,000	\$578,450	+ 4.8%	\$530,000	\$547,000	+ 3.2%
Inventory of Homes for Sale	1,504	726	- 51.7%	--	--	--
Months Supply of Inventory	3.0	1.5	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	37	39	+ 5.4%	55	52	- 5.5%
Percent of Original List Price Received*	99.6%	98.6%	- 1.0%	97.9%	98.0%	+ 0.1%
New Listings	847	804	- 5.1%	4,509	3,646	- 19.1%

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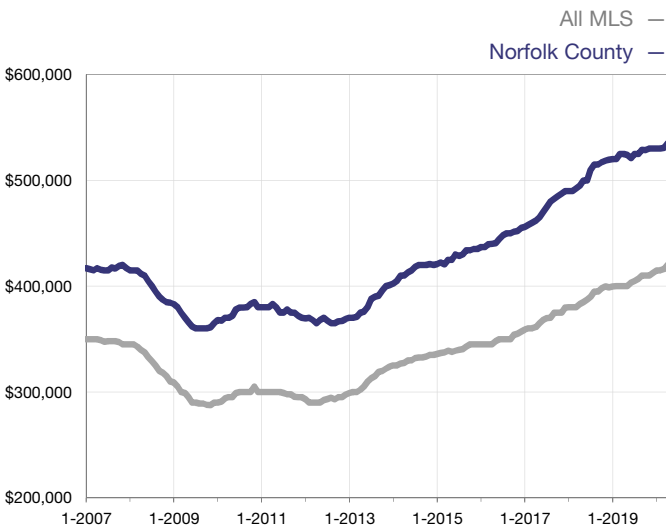
Condominium Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	258	301	+ 16.7%	1,396	1,073	- 23.1%
Closed Sales	267	181	- 32.2%	1,114	935	- 16.1%
Median Sales Price*	\$439,000	\$475,000	+ 8.2%	\$409,590	\$439,000	+ 7.2%
Inventory of Homes for Sale	610	395	- 35.2%	--	--	--
Months Supply of Inventory	3.0	2.1	- 30.0%	--	--	--
Cumulative Days on Market Until Sale	37	48	+ 29.7%	49	57	+ 16.3%
Percent of Original List Price Received*	100.1%	99.0%	- 1.1%	99.1%	99.0%	- 0.1%
New Listings	337	339	+ 0.6%	1,895	1,410	- 25.6%

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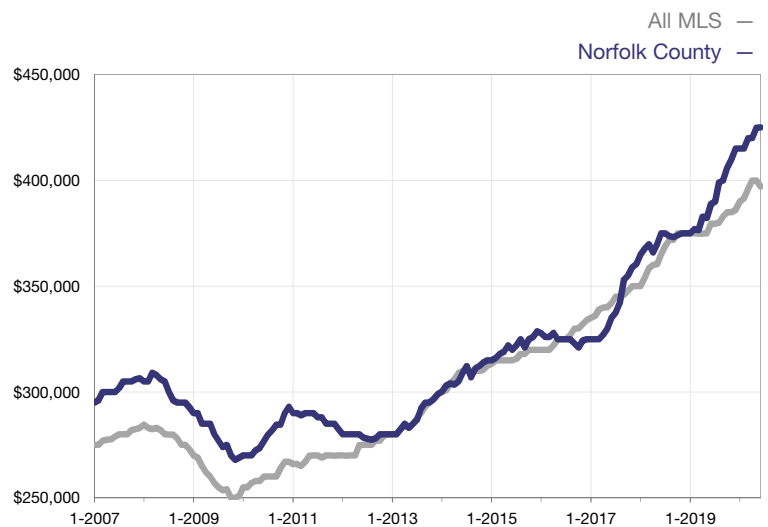
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Local Market Update – June 2020

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Plymouth County

Single-Family Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	661	857	+ 29.7%	3,238	3,113	- 3.9%
Closed Sales	678	507	- 25.2%	2,678	2,330	- 13.0%
Median Sales Price*	\$412,750	\$450,000	+ 9.0%	\$391,000	\$425,000	+ 8.7%
Inventory of Homes for Sale	1,821	840	- 53.9%	--	--	--
Months Supply of Inventory	3.6	1.7	- 52.8%	--	--	--
Cumulative Days on Market Until Sale	52	57	+ 9.6%	68	68	0.0%
Percent of Original List Price Received*	98.2%	97.5%	- 0.7%	97.0%	97.1%	+ 0.1%
New Listings	871	823	- 5.5%	4,557	3,609	- 20.8%

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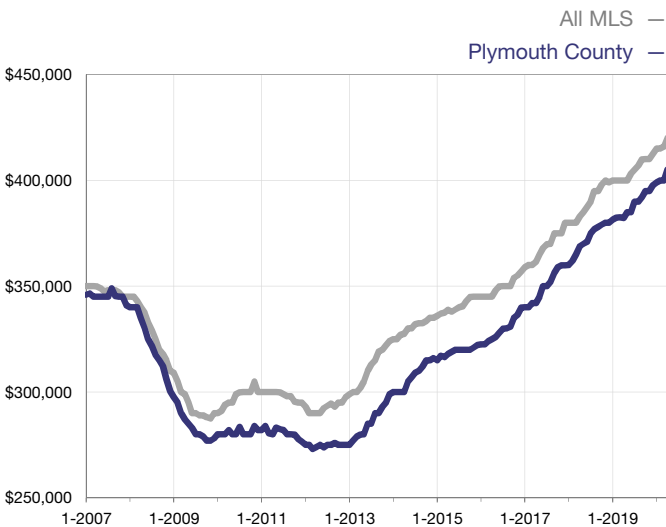
Condominium Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	123	153	+ 24.4%	718	622	- 13.4%
Closed Sales	132	114	- 13.6%	645	501	- 22.3%
Median Sales Price*	\$326,000	\$310,000	- 4.9%	\$310,000	\$330,000	+ 6.5%
Inventory of Homes for Sale	364	233	- 36.0%	--	--	--
Months Supply of Inventory	3.3	2.3	- 30.3%	--	--	--
Cumulative Days on Market Until Sale	67	74	+ 10.4%	69	67	- 2.9%
Percent of Original List Price Received*	98.6%	97.7%	- 0.9%	97.9%	98.4%	+ 0.5%
New Listings	166	142	- 14.5%	931	802	- 13.9%

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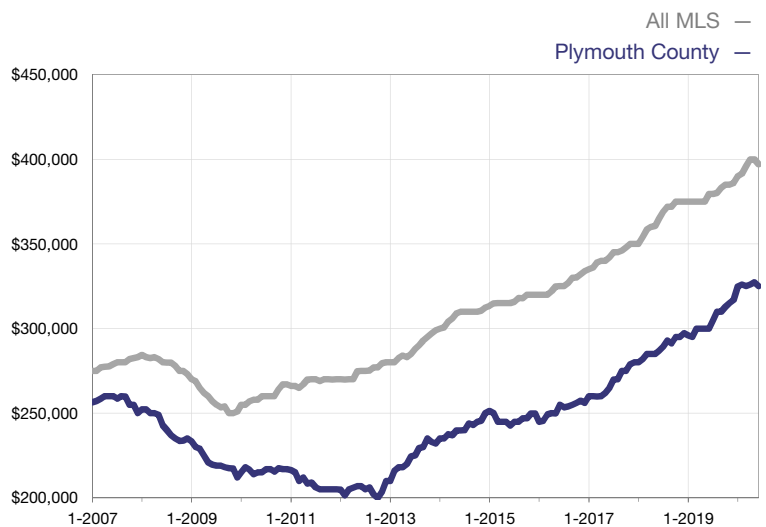
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Local Market Update – June 2020

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Suffolk County

Single-Family Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	144	139	- 3.5%	698	535	- 23.4%
Closed Sales	144	88	- 38.9%	555	419	- 24.5%
Median Sales Price*	\$625,000	\$629,500	+ 0.7%	\$587,000	\$615,000	+ 4.8%
Inventory of Homes for Sale	257	157	- 38.9%	--	--	--
Months Supply of Inventory	2.3	1.7	- 26.1%	--	--	--
Cumulative Days on Market Until Sale	32	32	0.0%	45	41	- 8.9%
Percent of Original List Price Received*	99.9%	101.0%	+ 1.1%	99.0%	99.0%	0.0%
New Listings	171	174	+ 1.8%	908	701	- 22.8%

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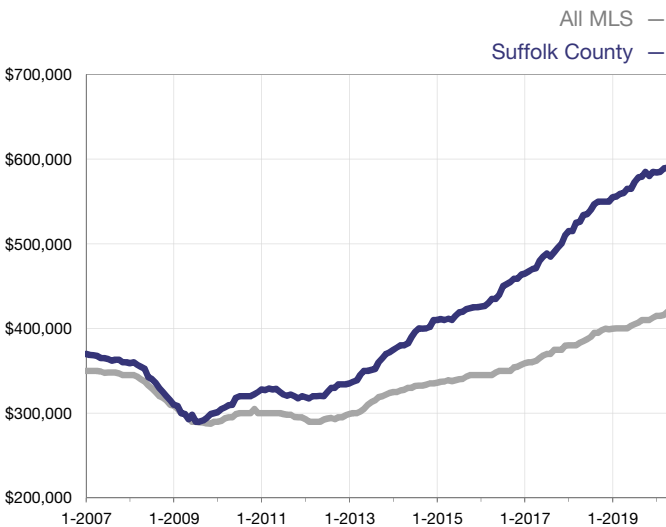
Condominium Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	515	562	+ 9.1%	2,762	2,261	- 18.1%
Closed Sales	578	335	- 42.0%	2,287	1,876	- 18.0%
Median Sales Price*	\$675,000	\$640,000	- 5.2%	\$623,500	\$651,000	+ 4.4%
Inventory of Homes for Sale	1,328	1,211	- 8.8%	--	--	--
Months Supply of Inventory	3.3	3.4	+ 3.0%	--	--	--
Cumulative Days on Market Until Sale	41	40	- 2.4%	51	56	+ 9.8%
Percent of Original List Price Received*	98.9%	98.6%	- 0.3%	98.3%	98.0%	- 0.3%
New Listings	717	946	+ 31.9%	3,997	3,550	- 11.2%

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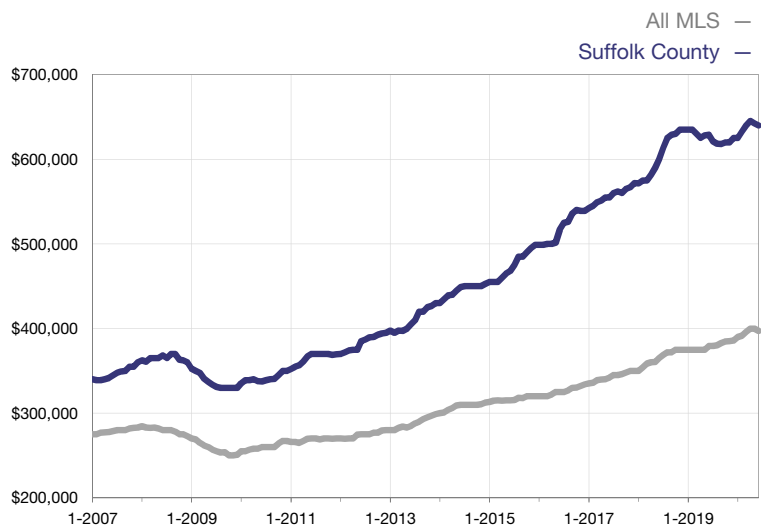
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Local Market Update – June 2020

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Worcester County

Single-Family Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	890	1,100	+ 23.6%	4,300	4,233	- 1.6%
Closed Sales	883	696	- 21.2%	3,595	3,275	- 8.9%
Median Sales Price*	\$325,000	\$328,000	+ 0.9%	\$292,600	\$316,050	+ 8.0%
Inventory of Homes for Sale	2,162	967	- 55.3%	--	--	--
Months Supply of Inventory	3.1	1.5	- 51.6%	--	--	--
Cumulative Days on Market Until Sale	48	43	- 10.4%	66	58	- 12.1%
Percent of Original List Price Received*	99.3%	99.3%	0.0%	97.2%	97.9%	+ 0.7%
New Listings	1,166	1,019	- 12.6%	5,750	4,779	- 16.9%

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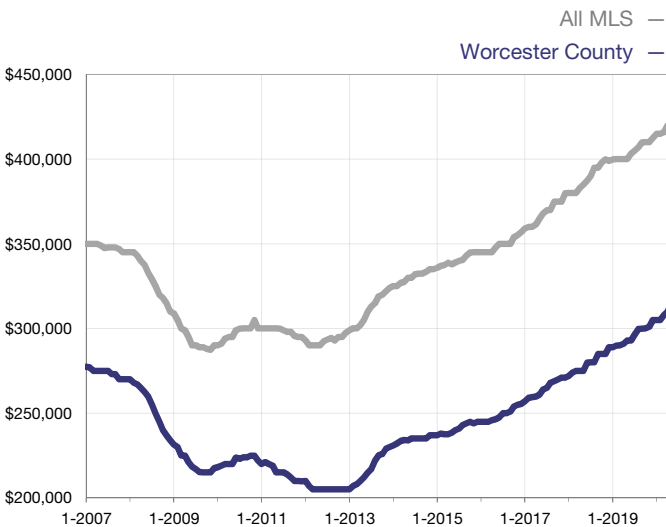
Condominium Properties

Key Metrics	June			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	177	206	+ 16.4%	858	850	- 0.9%
Closed Sales	160	143	- 10.6%	737	686	- 6.9%
Median Sales Price*	\$225,500	\$250,000	+ 10.9%	\$220,000	\$237,900	+ 8.1%
Inventory of Homes for Sale	387	212	- 45.2%	--	--	--
Months Supply of Inventory	2.7	1.5	- 44.4%	--	--	--
Cumulative Days on Market Until Sale	44	44	0.0%	57	56	- 1.8%
Percent of Original List Price Received*	99.2%	99.5%	+ 0.3%	98.5%	98.7%	+ 0.2%
New Listings	235	193	- 17.9%	1,108	976	- 11.9%

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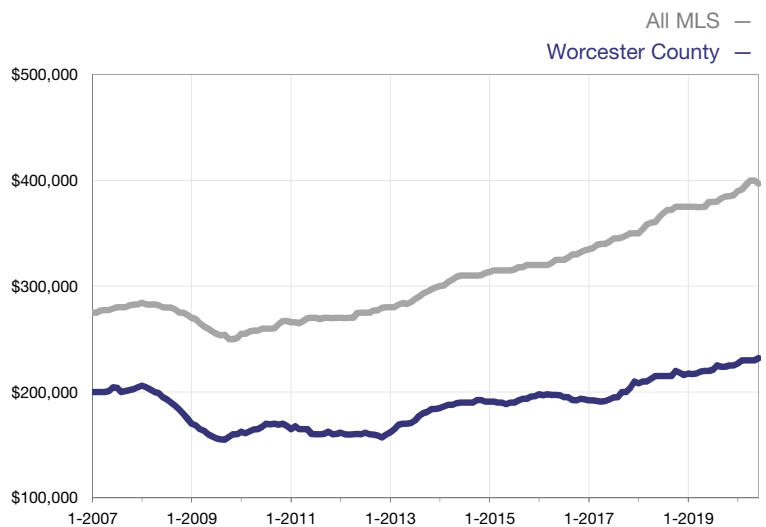
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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